

Brightlingsea Hall and All Saints Conservation Area

Name/Organisation	Comment	Action/response
Natural England	Natural England does not have any specific comments on these new Conservation Area Appraisals.	N/A
Historic England	<p>We welcome the production of these appraisals for the five named Conservation Areas which set out clear, robust and achievable proposals for their conservation and enhancement.</p> <p>Unfortunately, our capacity and existing commitments dictate that we are unable to comment on all the proposed appraisals in fine detail, but a review of the five documents shows they are clearly laid out, well written and nicely illustrated using photographs, other illustrations and cartography.</p> <p>General Comments</p> <p>We are pleased to see that Historic England’s guidance notes for the Historic Area Assessment and Conservation Area Appraisal process (which can be found here: HE Advice Note 1 - conservation area designation, appraisal and management, and here: https://historicengland.org.uk/images-books/publications/understanding-place-historic-areaassessments/) have been referenced and made use of.</p> <p>We are also pleased to note that all the appraisals include a management plan to help guide the future conservation and enhancement of the areas. Management plan should contain clear, detailed, specific and achievable aims and objectives, setting out priority actions and long-term goals for management, including for any heritage at risk or areas that detract from the character and appearance of the area.</p>	<p>We have reconsidered the boundary in light of these comments. I have reviewed:</p> <ul style="list-style-type: none"> - Historic maps of the area - PROWs. <p>We were seeking any connections between the church and the fields within its setting which would warrant the inclusion of the fields within the conservation area boundary in their own right.</p> <p>However, we found that there were no historic routes which would have shown a connection specifically to the wider arable land and the church, and historically the arable fields were all owned by the farmers Dorrien Magens and Magens who also owned the barn within the Conservation Area. This has meant that we feel including one field over another would create an illogical boundary - where would the line between setting and church be drawn? It feels more sensible to consider the arable landscape, all under the same ownership, as a whole. Therefore, we suggest no changes to the boundary, however, welcomed the comment</p>

	<p>It is positive to note that the management plans reference use of Article 4 Directions to help manage inappropriate change, such as the insertion of UPVC windows, in Conservation Areas, and all consider how CIL or Section 106 monies could be targeted for enhancements within the conservation area.</p> <p>Conservation Area site specific comment: Brightlingsea Hall and All Saints Church</p> <p>We welcome the review of the existing boundary to include the pair of early nineteenth century dwellings to the south of the area. Given the importance of All Saints Church as a designated Grade I listed building (currently on the Heritage at Risk register) and associated key views highlighted on pages pp.29-30, consideration could be given to further extending the boundary if appropriate, to include the open space/landscape north of All Saints Church (the boundary is currently tightly drawn around the church), to incorporate the wider setting and contribution this space makes to the setting of the church and character of the conservation area.</p> <p>For further information, we refer you to the above mentioned HE Advice Note 1; in particular, paragraphs 58, 72, 75 and 106.</p> <p>To avoid any doubt, this does not reflect our obligation to provide further advice on or, potentially, object to specific proposals which may subsequently arise as a result of the proposed conservation area appraisal, where we consider these would have an adverse effect on the historic environment.</p>	<p>to readdress the boundary with greater consideration.</p>
National Highways	<p>The nature and location covered by this current consultation is unlikely to have an impact on the operation of the Strategic Road Network (SRN). Therefore, National Highways offers No Comment.</p>	N/A
Brightlingsea Town Council (submitted twice)	<p>Dear William</p> <p>BRIGHTLINGSEA HALL AND ALL SAINTS CHURCH CONSERVATION AREA</p>	<p>The pond to the east of the boundary, I believe is modern. It is first shown on the 2nd</p>

	<p>Members of Brightlingsea Town Council discussed the above at its recent Planning Meeting and were disappointed that the pond and field are not included in the conservation area. Members also think that the whole of the burial area should be included, including the wood area.</p> <p>Please find enclosed a copy of the map, highlighting these areas 'in red'.</p> <p>Best Regards Tracey</p>	<p>edition OS, and highlighted already on page 15. It is possibly linked with the gravel works here, and is located where the old alder car wood stood. It does not contribute to the special interest of the conservation area.</p> <p>Wood area to the south of the church was planted between the first and second edition maps; I have added a specific mention of this to the setting discussion on page 31. We do not feel it is of historic special interest to bring into the boundary but certainly should be highlighted as a part of the churchyard and setting.</p>
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