



Cabbagefield Row, Havant, Hampshire

Archaeological Desk-Based Assessment



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Summary

This assessment seeks to inform a planning application to develop land for a housing development (n. 150) at land off Swanmore Road, Havant, Hampshire. The Site is currently undeveloped and comprises areas of dense vegetation (especially in the southern part) with more open land in the northern part of the Site.

Based on a review of the HHER data, historic mapping and previous archaeological activity to the west of the Site, it is considered that there is potential for the Site to contain features and finds of evidential archaeological interest. That interest is confined to a potential for prehistoric activity and Romano-British settlement activity, inferred from the prehistoric and Romano-British activity on the western side of the valley.

It is also possible that the foundations of the small square building found within the Site will be present below ground, particularly as no subsequent development has taken place.

It is possible that further archaeological works may be required, the need for, scope of and timing of which should be agreed with the Local Planning Authority in line with national and local planning policy.

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Cabbagefield Row Havant

Archaeological Desk-based Assessment

1 INTRODUCTION

1.1 Project background

1.1.1 This assessment seeks to inform a draft Site allocation for residential development at Cabbagefield Row, Leigh Park, Havant, (hereafter 'the Site'; **Figure 1**) for residential use comprising a combination of houses and flats (totalling 155 dwellings).

1.1.2 Accordingly, this assessment has reviewed the potential effects of the outline proposals on the significance of the buried archaeological resource.

1.2 Development proposals

1.2.1 This development will comprise the redevelopment of land off Swanmore Road into a residential development (totalling 150 dwellings), laid out in a variety of house and flat types. The main access to the Site is in the southeast corner onto Swanmore Road. A secondary emergency only access route is in the southwest corner with two further access routes in the north-western and north-eastern corner.

1.2.2 The Site has been allocated for up to 155 dwellings within Havant Borough Council's emerging Local Plan 2036. The Pre-application Statement Design and Access Statement shows that 36% of the development are two-bed dwellings, 25% as one-bed, 32% as three-bed and 9% as four-bed dwellings. The development proposals meet the requirements of the emerging local plan in terms of affordable dwellings and dwellings meeting the Building Regulations Approved Document Part M M4(2) requirements for adaptability.

1.2.3 Landscaping will include open amenity space, an orchard, a pocket park/swale and a community garden/allotments. The existing trees and vegetation that define the boundaries of the Site will be largely retained. In addition, development will be concentrated in the southern half the site, with the northern half remaining as grassland and undeveloped.

1.3 Aim and purpose of this assessment

Introduction

1.3.1 The purpose of this assessment is to comply with the appropriate assessment planning guidance as outlined in paragraph 189 of the National Planning Policy Framework (NPPF), 2019 and in line with Chartered Institute for Archaeologists Standards and guidance for historic environment desk-based assessment (2020). This assessment will also identify and reference any other relevant and/or appropriate documents such as existing heritage or archaeological Site management plans that may be in operation in the locality.

Aim

1.3.2 This report will determine, as far as is reasonably possible from existing records, the nature, extent and significance of the historic environment within a specified area. Desk-based assessment will be undertaken using appropriate methods and practices which satisfy the stated aims of the project, and which comply with the Code of Conduct and other relevant regulations of the Chartered Institute for Archaeologists.

- 1.3.3 This report will establish the impact of the proposed development on the significance of the historic environment or will identify the need for further evaluation to do so. It will enable reasoned proposals and decisions to be made to mitigate, offset or accept without further archaeological intervention.

2 METHODOLOGY

2.1 Introduction

- 2.1.1 The methodology employed during this assessment was based upon relevant professional guidance, including the Chartered Institute for Archaeologists' Standard and guidance for historic environment desk-based assessment (CIfA 2020).

2.2 Study Area

- 2.2.1 Baseline conditions were established through a desk-based review of publicly accessible sources of primary and synthesised information pertaining to the historic environment within a 1 km radial Study Area. The recorded archaeological resource within the Study Area was considered to provide a context for the discussion and interpretation of the known and potential archaeological resource that could be affected by the proposed development, via the application of informed professional judgement.

2.3 Sources

- 2.3.1 The following publicly accessible sources of primary and synthesised information were consulted:

- *the National Heritage List for England (NHLE), which is the only official and up to date database of all nationally designated heritage assets;*
- *the Hampshire Historic Environment Record (HHER), comprising a database of recorded archaeological Sites, find spots, and archaeological events within the county;*
- *relevant national, regional and thematic Research Frameworks including the Hampshire County Council Historic Landscape Characterisation;*
- *national heritage datasets including the Archaeological Data Service (ADS), Heritage Gateway, OASIS, PastScape and the National Record of the Historic Environment (NRHE) Excavation Index;*
- *Department for Environment Food and Rural Affairs (DEFRA) LIDAR data at 1m resolution*
- *historic manuscripts, surveyed maps and Ordnance Survey maps (NB mapping provided by client)*
- *relevant primary and secondary sources including published and unpublished archaeological reports relating to excavations and observations in the vicinity of the Site.*

- 2.3.2 Sources consulted during the preparation of this assessment are listed in the References section at the end of this report. Records obtained from the HHER are listed in **Appendix 3** and illustrated in **Figure 1**.

2.4 Assessment of significance

2.4.1 NPPF defines significance as the value of a heritage asset to this and future generations because of its heritage interest. The interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting. For World Heritage Sites, the cultural value described within each Site's Statement of Outstanding Universal Value forms part of its significance.

2.4.2 Guidance prepared by Historic England in Conservation Principles, Policies and Guidance for the Sustainable Management of the Historic Environment (English Heritage 2008) states that significance is weighed by consideration of the potential for the asset to demonstrate differing 'values'. These values are broadly analogous to the 'interests' defined by NPPF, which are used within this report, as per Statements of Heritage Significance: Analysing Significance in Heritage Assets (Historic England 2019). These are:

- *Archaeological Interest: there will be archaeological interest in a heritage asset if it holds, or potentially holds, evidence of past human activity worthy of expert investigation at some point.*
- *Architectural and Artistic Interest: these are interests in the design and general aesthetics of a place. They can arise from conscious design or fortuitously from the way the heritage assets has evolved. More specifically, architectural interest is an interest in the art or science of the design, construction, craftsmanship and decoration of buildings and structures of all types. Artistic interest is an interest in other human creative skill, like sculpture.*
- *Historic Interest: An interest in past lives and events (including pre-historic). Heritage assets can illustrate or be associated with them. Heritage assets with historic interest not only provide a material record of our nation's history but can also provide meaning for communities derived from their collective experience of a place and can symbolise wider values such as faith and cultural identity.*

2.4.3 This assessment was also informed by the advice published by Historic England in the document entitled Managing Significance in Decision-Taking in the Historic Environment: Good Practice Advice in Planning Note 2 (2015b).

2.5 Assumptions and limitations

2.5.1 Data used to compile this report consists of secondary information derived from a variety of sources, only some of which have been directly examined for the purposes of this report. The assumption is made that this data, as well as that derived from other secondary sources, is reasonably accurate. The records held by the HHER are not a record of all surviving heritage assets, but a record of the discovery of a wide range of archaeological and historical components of the historic environment. The information held within it is not complete and does not preclude the subsequent discovery of further elements of the historic environment that are, at present, unknown.

2.6 Exceptional limitations

2.6.1 Due to health and safety concerns at the beginning of the Site visit, the visit was aborted and subsequently has not been carried out.

2.7 Copyright

- 2.7.1 This report may contain material that is non-Wessex Archaeology copyright (e.g., Ordnance Survey, British Geological Survey, Crown Copyright), or the intellectual property of third parties, which Wessex Archaeology are able to provide for limited reproduction under the terms of our own copyright licences, but for which copyright itself is non-transferable by Wessex Archaeology. Users remain bound by the conditions of the Copyright, Designs and Patents Act 1988 with regard to multiple copying and electronic dissemination of the report.

3 BASELINE RESOURCE

3.1 Site Description

- 3.1.1 The Site is located on undulating land that slopes from east to west with the highest point in the north-east at 40 m above Ordnance Datum (aOD) sloping eastwards to 30 m above Ordnance Datum (aOD) in the north-western corner. The Site rises gently from the south towards a midpoint where there is a defined ridge where the land then falls dramatically towards the northwest corner. The rectangular land parcel measures 7.4ha.
- 3.1.2 The Site is currently overgrown with dense vegetation and low-quality shrub growth. The northern part of the Site is less overgrown than the southern part and has been used for off-road biking which has resulted in several circular tracks in this area.
- 3.1.3 The northern part of the site comprises at Site of Importance for Nature Conservation (SINC) known as Dunsbury Hill Grassland 2. To the west lies a wooded stream valley SINC (Dunsbury Hill Wood) and to the north SINC Bell's Copse. Staunton Country Park lies to the east.
- 3.1.4 The geology of the Site is Bognor Sand bedrock for most of the Site with London Clay Formation – Clay, Silt and Sand bedrock in the northernmost part of the Site (British Geological Survey). The presence of London Clay was confirmed by the geological investigations that were undertaken on the Site (Socotec 2021).
- 3.1.5 Although no site visit was undertaken, the author has received photographs of the Site sent through by the client. These photographs confirm that the southern part of the Site has areas of dense vegetation with several well-trodden pathways (Plate 1). The northern area of the Site is open grassland with several areas of low level shrubs. There are several tracks and pathways criss-crossing this area. Evidence of the use of this part of site for off-road biking can also be observed in the form of bike tracks and trails (Plate 2). The Site can be accessed from the south off Swanmore Road (Plate 3). Dense vegetation and tree cover forms a natural boundary between Swanmore Road and the southern edge of the Site.

3.2 Historical and archaeological background

- 3.2.1 The following section is a summary of the archaeological and historical development of the Site and the Study Area, compiled from the sources listed above. The likelihood of as yet unrecorded archaeological remains within the Site is informed by the consideration of the known heritage assets within the Study Area, in conjunction with the geology and topography of the area. Only HER entries that are relevant to assess the archaeological potential of the Site are discussed below.

Prehistoric to Romano-British (970,000-AD 410)

- 3.2.2 Prehistoric evidence in the landscape is evident in the form of flint findspots located to the west and south of the Site (**23383, 57573 and 23384**), including a Neolithic flint scraper found close to the western boundary of the Site, and flint hearth and associated tools

(**Figure 1**). The Site itself is located on high ground as part of a small valley, through which runs Park Lane stream, located to the west of the Site.

- 3.2.3 The distribution of portable flint finds is relatively widespread in Hampshire, suggesting that farmers utilised the whole landscape for its valuable resources (Hampshire County Council nd). The proximity of the Site in relation to the Park Lane stream, , indicates that this landscape would have likely been highly attractive to prehistoric settlers due to accessibility to natural resources.
- 3.2.4 The landscape and topography surrounding the Site have clearly been an important factor in influencing prehistoric activity and later Romano-British activity.
- 3.2.5 The Site is located approximately 300m to the east of a recently discovered Romano-British enclosure at Dunsbury Hill comprising an enclosure ditch which was at least 5m wide and 1.5m deep, with pottery dating to the early Romano-British period (Pre-Construct Archaeology 2018) (**69977**). Cropmark evidence of a curvilinear feature is also evident in this location and has been identified in multi-directional hillshade LIDAR data (**64922**) (**Figure 2**). The location of this enclosure is important, chosen due to its elevated position above the valley and, similarly to prehistoric settlers, would also have been an attractive location for Roman settlement.
- 3.2.6 In the wider area a range of Romano-British finds have been uncovered and the town of Havant is thought to have originated during the Romano-British period (Hampshire County Council nd).

Saxon to medieval

- 3.2.7 Dunsbury Hill (or Park Lane stream) is mentioned in the Saxon Charter of 935AD, referred to as 'Dundeburnam'. It has previously been suggested that cropmark evidence at Dunsbury Hill (**64922**) represented the remains of a fortified Saxon settlement (**64687**). However, more recent work has provided substantive evidence that this cropmark has Romano-British origins (*ibid*). It is highly likely that this area continued to be a focus for settlement and may well have been a fortified Saxon settlement given its elevated location.
- 3.2.8 The Domesday Book records that the settlement of Bedhampton had a population of 26 households in 1086, putting it in the largest 40% of settlements recorded in Domesday (Open Domesday 2021). The size of the settlement in 1086 AD suggests that Bedhampton had Saxon origins and continued developing during the medieval period. The placename Bedhampton derives from a farm or settlement of Beteham, again suggesting the early origins of the town.
- 3.2.9 During the medieval period, the settlement of Havant continued to develop, fuelled by the emergence of the cloth industry during the 14th century (Reager 1975). The 'Warren', located to the southwest of the Site, has its origins as a substantial medieval causeway connecting to a medieval complex of fishponds to the south (**38751**). An earthen bank has also been identified near to Saxley Court and is thought to form a dam as part of the medieval fishponds (**38752**) (**Figure 1**).

Post-medieval to present

- 3.2.10 During the mid-17th century much of the area of Bedhampton Park was enclosed with extensive areas of pasture converted into arable land (Reger 1975). This is reflected in the Historic Landscape characterisation which demonstrates that the Site was formed of regular assarts with straight boundaries (Hampshire County Council & English Heritage 1999).

- 3.2.11 The Tithe map of 1842 shows the Site lying within the Bedhampton parish, suggesting that the parish boundaries have since changed to include the Site within the Havant parish. It is likely that the area surrounding the Site has evolved from woodland and was subject to piecemeal enclosure with a high proportion of assart and informal enclosure patterns (Hampshire County Council 2010). This enclosure is evident on the Tithe map which shows semi-regular field boundaries and some large areas of woodland which have not been enclosed. The Site itself is undeveloped and clear of vegetation, suggesting that deforestation and enclosure had already occurred by 1842. There is no change in the area by 1867 with the area immediately to the east of the Site being heavily wooded as part of Havant Thicket (**Figure 3**).
- 3.2.12 A small square building is recorded on the 1895 Ordnance Survey map, just to the south of the south-west to north-east aligned field boundary that runs through the Site (**Figure 3**). This building is immediately west of the area of ancient woodland that forms the eastern boundary of the Site and was likely that this was a small agricultural building.
- 3.2.13 There is very little change in the Site during the 19th century with the retention of the original shape and field boundaries (**Figure 3**). The small square building within the Site was removed by 1963 as it does not appear on any maps from then onwards. In addition, the removal of the field boundary that runs on a southwest to northeast alignment across the Site and is marked from the early 20th century onwards as a dashed line on historic mapping (**Figure 3**). This suggests that the boundary has not been removed completely but is now marked by a trackway.

3.3 Lidar interpretation

- 3.3.1 In order to further ascertain the presence (or lack of) any above ground features of potential archaeological origin LIDAR data covering the Site was downloaded from DEFRA at 1m resolution and subsequently analysed using multi-directional hillshade. Due to the Site being largely overgrown with dense vegetation and tree cover (particularly in the southern area), LIDAR analysis provided an insight which could not be ascertained through analysis of aerial photography or via survey due to site accessibility issues. The LIDAR analysis was able to 'strip' away the tree cover and vegetation to reveal the ground surface below.
- 3.3.2 Analysis of the LIDAR data did not reveal any features of potential archaeological origin within the Site and any evidence of the agricultural building in the eastern area could not be identified. However, the cropmarks of the Romano-British enclosure ditch can be clearly identified to the west (**Figure 2**).

4 ARCHAEOLOGICAL INTEREST AND SIGNIFICANCE

4.1 Potential impact

- 4.1.1 The construction methodologies for the Site have yet to be finalised at the time of writing. However, the Pre-application Statement shows the plans for the Site involve the construction of 150 dwellings; with the majority being either two storey with rooms in the roof or three storey. In addition, there will be four apartment blocks of four storey height. There will also be associated landscaping and access routes constructed within the Site, including 300 car parking spaces.
- 4.1.2 At the time of writing, there are no plans to develop the northern area of the Site. This area will be open amenity space.

4.1.3 It is currently unclear whether there will be a need for any levelling of the Site but all intrusive groundworks have the potential to truncate or remove buried archaeological remains, including construction of access routes and service trenches. If any levelling is to be undertaken then this will have the potential to heavily impact upon any buried archaeological features or deposits.

4.1.4 The site is generally well screened by boundary vegetation which limits views into the site. Some limited views of the site will be possible from the bridleway which bounds the north of the site and from the bridleway which runs along part of the eastern boundary. There will also be views of the site from the residential properties facing northwards on Swanmore Road.

4.2 Conditions for survival

4.2.1 Geological investigations were undertaken on the Site during 2021 and confirmed the presence of London Clay and silt below ground (Socotec 2021). No deposits of geoarchaeological potential were revealed in the borehole logs.

4.2.2 Historic mapping has demonstrated that the Site has remained undeveloped for at least the past 150 years and so it is likely that if any archaeological features and/or deposits do exist, then they will be relatively well preserved. In addition, the large scale of the development means that there is also an increased opportunity for chance finds.

4.3 Interest and significance

4.3.1 The archaeological interest of any buried archaeological remains within the Site is derived from their evidential value through the information they may yield about past human activity.

4.3.2 It is likely that the Site formed part of the wooded agricultural area to the north of the main settlements of Bedhampton and Havant. The Site was likely originally part of the area of ancient woodland immediately to the east prior to being deforested and enclosed during the post-medieval period.

4.3.3 Based upon a review of the available information, the Site is situated within a landscape of archaeological interest, particularly pertaining to the prehistoric or Romano-British periods.

4.3.4 Although there are no definitive indications that any buried archaeological remains of early or later prehistoric or Romano-British date are present within the Site, there is evidence to suggest that there was a level of activity within and around the wider Study Area during these periods. Given its topographical character, the Site would appear to be a suitable location for exploitation and settlement.

4.3.5 Given the known Romano-British archaeology at Dunsbury Hill on the western side of the valley, and the prehistoric flint findspots that have been found in proximity to the Site, it is likely that there may be equivalent activity on the eastern side of the valley which may well be within the Site. If any prehistoric or Romano-British remains lie within the Site, this would greatly enhance its archaeological interest.

5 CONCLUSIONS

5.1 General

5.1.1 Based on a review of the HHER data, historic mapping and previous archaeological activity to the west of the Site, it is considered that there is potential for the Site to contain features

and finds of evidential archaeological interest. That interest is confined to a potential for prehistoric activity and Romano-British settlement activity, inferred from the prehistoric and Romano-British activity on the western side of the valley.

- 5.1.2 It is also possible that the foundations of the small square building found within the Site will be present below ground, particularly as no subsequent development has taken place.
- 5.1.3 It is possible that further archaeological works may be required, the need for, scope of and timing of which should be agreed with the Local Planning Authority in line with national and local planning policy.

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- Ancient Monuments and Archaeological Areas Act 1979. Available at: <https://www.legislation.gov.uk/ukpga/1979/46>.
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- Reager, A. J. C 1975, *Havant and Bedhampton, Past and Present. The Story of the People and their Achievements*, Harrap Publishing

Historic Environment Records

Kent Historic Environment Record (KHER)

Cartographic and documentary sources

1842 Parish of Bedhampton Tithe Map and Apportionment

1867 Ordnance Survey County Series 25 inch map (1:2,500) Sheet LXXVI AND LXVII

1895 Ordnance Survey County Series 25 inch map (1:2,500) Sheet LXXVI.2

1907 Ordnance Survey County Series 25 inch map (1:2,500) Sheet LXXVI.NW AND LXVIII.SW

1975 Ordnance Survey 25 inch map (1:2,500) Sheet LXXVI.2

Online resources

ADS: <http://archaeologydataservice.ac.uk/>

British History Online: <http://www.british-history.ac.uk/>

Geology of Britain viewer: <http://mapapps.bgs.ac.uk/geologyofbritain/home.html>

Historic England: <http://www.historicengland.org.uk/listing/the-list/>

LiDAR (Environment Agency): <https://environment.data.gov.uk/DefraDataDownload/?Mode=survey>

Open Domesday: <http://opendomesday.org/>

The Genealogist: <https://www.thegenealogist.co.uk/>

All URLs Accessed on 20/04/2021

APPENDICES

Appendix 1: Terminology

Glossary

The terminology used in this assessment follows definitions contained within Annex 2 of NPPF:

Archaeological interest	There will be archaeological interest in a heritage asset if it holds, or potentially may hold, evidence of past human activity worthy of expert investigation at some point. Heritage assets with archaeological interest are the primary source of evidence about the substance and evolution of places, and of the people and cultures that made them.
Conservation (for heritage policy)	The process of maintaining and managing change to a heritage asset in a way that sustains and, where appropriate, enhances its significance.
Designated heritage assets	World Heritage Sites, Scheduled Monuments, Listed Buildings, Protected Wreck Sites, Registered Park and Gardens, Registered Battlefields and Conservation Areas designated under the relevant legislation.
Heritage asset	A building monument, Site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage assets include designated heritage assets and assets identified by the local planning authority (including local listing).
Historic environment	All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora.
Historic environment record	Information services that seek to provide access to comprehensive and dynamic resources relating to the historic environment of a defined geographic area for public benefit and use.
Setting of a heritage asset	The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.

Significance (for heritage policy)	The value of a heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.
Value	An aspect of worth or importance

Chronology

Where referred to in the text, the main archaeological periods are broadly defined by the following date ranges:

Prehistoric		Historic	
Palaeolithic	970,000–9500 BC	Romano-British	AD 43–410
Early Post-glacial	9500–8500 BC	Saxon/Early Medieval	AD 410–1066
Mesolithic	8500–4000 BC	Medieval	AD 1066–1500
Neolithic	4000–2400 BC	Post-medieval	AD 1500–1800
Bronze Age	2400–700 BC	19th century	AD 1800–1899
Iron Age	700 BC–AD 43	Modern	1900–present day

Appendix 2: Legislative and planning framework

There is national legislation and guidance relating to the protection of important archaeological Sites or historic buildings within planning regulations as defined under the provisions of the *Town and Country Planning Act 1990*. In addition, local authorities are responsible for the protection of the historic environment within the planning system. This section summarises the main components of the national and local planning and legislative framework governing the treatment of the historic environment within the planning process.

Legislation

Legislation	
Title	Summary
<i>Ancient Monuments and Archaeological Areas Act 1979</i>	The main legislation pertaining to archaeological Sites is the <i>Ancient Monuments and Archaeological Areas Act 1979</i> , which builds on previous Acts in confirming legal protection for nationally important archaeological remains through their addition to a centrally maintained 'schedule' (Scheduled Monuments). The consent of the Secretary of State (Department of Culture, Media and Sport), as advised by Historic England, is required for certain works within a scheduled area (Scheduled Monument Consent). For archaeological Sites that are not covered by the Act, protection is afforded through the overall framework of national and local planning policy.
<i>Planning (Listed Buildings and Conservation Areas) Act 1990</i>	The <i>Planning (Listed Buildings and Conservation Areas) Act 1990</i> provides specific protection for buildings and areas of special architectural or historic interest. Any decisions relating to Listed Buildings and their settings, and Conservation Areas must address the statutory considerations of the Act (in particular, Sections 16, 66 and 72), as well as satisfying relevant national and local planning policies. Section 66 of the Act states that: <i>'In considering whether to grant planning permission for development which affects a listed building or its setting, the local planning authority or, as the case may be, the Secretary of State shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses.'</i> Section 69 enables Local Planning Authorities to designate conservation areas. Conservation areas are those 'areas of special architectural or historic interest the character or appearance of which it is desirable to preserve or enhance'. Section 72 requires that in the exercise of planning duties 'special attention shall be paid to the desirability of preserving or enhancing the character or appearance' of conservation areas. Under the provisions of the Act, Listed Building Consent is normally required for works of demolition, alteration or extension to a Listed Building that affect its character as a building of special architectural or historic interest.
<i>Hedgerows Regulations 1997 (as amended in 2002)</i>	Hedgerows that fulfil certain criteria are afforded protection under <i>The Hedgerows Regulations 1997</i> (as amended in 2002). The administration of the regulations is the responsibility of the Local Planning Authority (LPA).

National Planning Policy Framework

The National Planning Policy Framework (NPPF) was published on 27 March 2012 and revised on 24 July 2018 and updated in February 2019. It sets out the government's planning policies for England and how these are expected to be applied.

Protecting and enhancing the historic environment is an important component of the National Planning Policy Framework's drive to achieve sustainable development (as defined in Section 2 'Achieving sustainable development'). The NPPF recognises that heritage assets are an

irreplaceable resource and that effective conservation delivers wider social, cultural, economic and environmental benefits.

Section 16 of the NPPF, entitled 'Conserving and enhancing the historic environment', sets out the principal national guidance on the importance, management and safeguarding of heritage assets within the planning process (paragraphs 184-2)

On 6 March 2014 the Department for Communities and Local Government (DCLG) launched the Planning Practice Guidance (PPG) web-based resource. The resource provides additional guidance intended to accompany the NPPF. It includes a section entitled 'Conserving and enhancing the historic environment' (ID: 18a), which expands upon the corresponding sections of the NPPF. The PPG will, where necessary, be updated in due course to reflect changes to the NPPF since the new framework was published in February 2019.

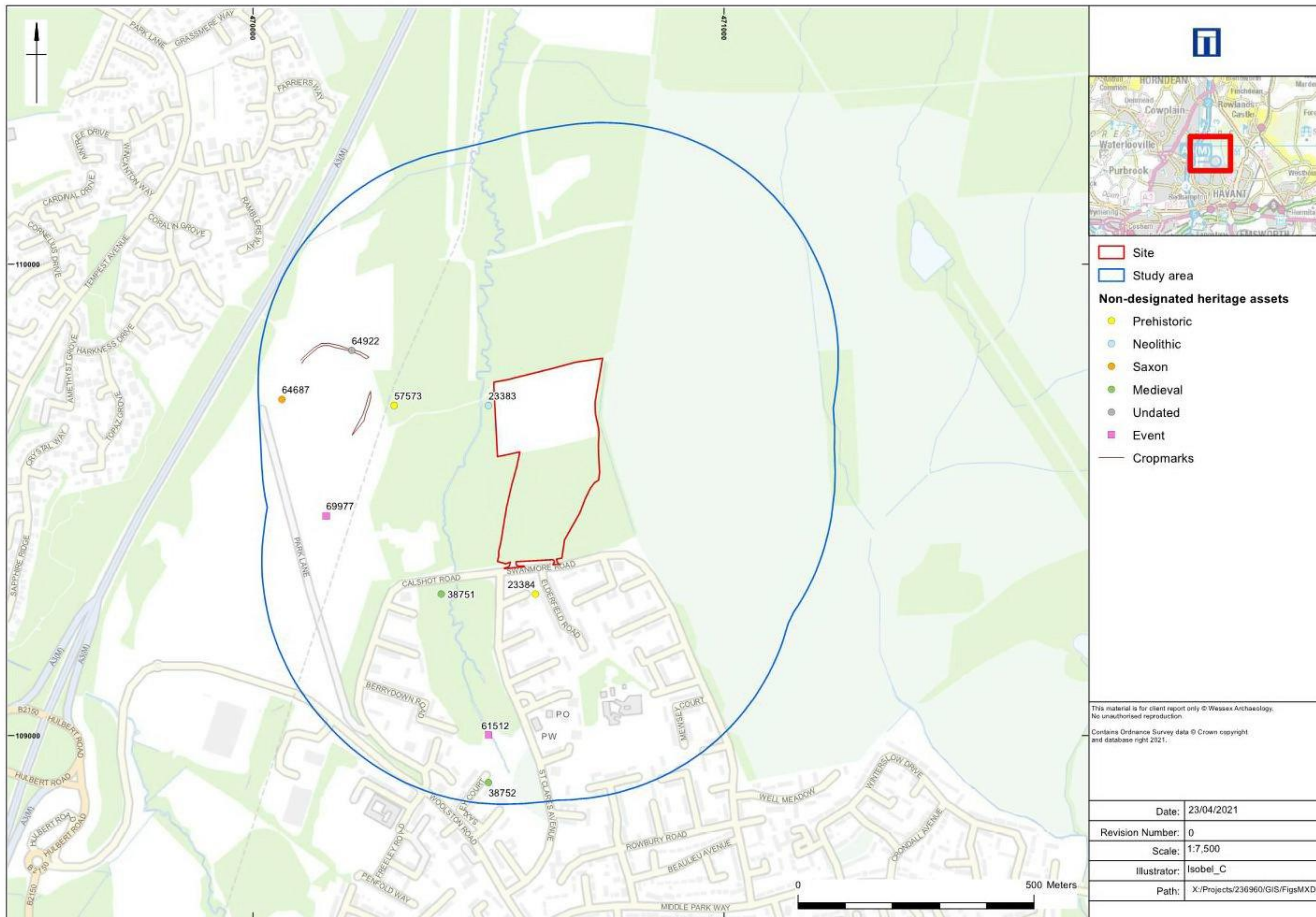
National Planning Policy Framework (NPPF)	
Reference	Quote
Para. 189	In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a Site on which development is proposed includes, or has the potential to include, heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.
Para. 190	Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this into account when considering the impact of a proposal on a heritage asset, to avoid or minimise any conflict between the heritage asset's conservation and any aspect of the proposal.
Para. 192	In determining applications, local planning authorities should take account of: a) the desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation; b) the positive contribution that conservation of heritage assets can make to sustainable communities including their economic vitality; and c) the desirability of new development making a positive contribution to local character and distinctiveness.
Para. 193	When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset's conservation (and the more important the asset, the greater the weight should be). This is irrespective of whether any potential harm amounts to substantial harm, total loss or less than substantial harm to its significance.
Para. 194	Any harm to, or loss of, the significance of a designated heritage asset (from its alteration or destruction, or from development within its setting), should require clear and convincing justification. Substantial harm to or loss of: a) grade II listed buildings, or grade II registered parks or gardens, should be exceptional; b) assets of the highest significance, notably scheduled monuments, protected wreck Sites, registered battlefields, grade I and II* listed buildings, grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional ⁶³ . ⁶³ Non-designated heritage assets of archaeological interest, which are demonstrably of equivalent significance to scheduled monuments, should be considered subject to the policies for designated heritage assets.

National Planning Policy Framework (NPPF)	
Reference	Quote
Para. 195	Where a proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or loss, or all of the following apply: a) the nature of the heritage asset prevents all reasonable uses of the Site; and b) no viable use of the heritage asset itself can be found in the medium term through appropriate marketing that will enable its conservation; and c) conservation by grant-funding or some form of not for profit, charitable or public ownership is demonstrably not possible; and d) the harm or loss is outweighed by the benefit of bringing the Site back into use.
Para. 196	Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use.
Para. 197	The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.
Para. 199	Local planning authorities should require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible⁶⁴. However, the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted. ⁶⁴Copies of evidence should be deposited with the relevant historic environment record, and any archives with a local museum or other public depository.
Para. 200	Local planning authorities should look for opportunities for new development within Conservation Areas and World Heritage Sites, and within the setting of heritage assets, to enhance or better reveal their significance. Proposals that preserve those elements of the setting that make a positive contribution to the asset (or which better reveal its significance) should be treated favourably.
Para. 201	Not all elements of a Conservation Area or World Heritage Site will necessarily contribute to its significance. Loss of a building (or other element) which makes a positive contribution to the significance of the Conservation Area or World Heritage Site should be treated either as substantial harm under paragraph 195 or less than substantial harm under paragraph 196, as appropriate, taking into account the relative significance of the element affected and its contribution to the significance of the Conservation Area or World Heritage Site as a whole.
Para. 202	Local planning authorities should assess whether the benefits of a proposal for enabling development, which would otherwise conflict with planning policies but which would secure the future conservation of a heritage asset, outweigh the disbenefits of departing from those policies.

Appendix 3: Gazetteer

Non-designated heritage assets and Events

HER No.	Name	Summary	Eastings	Northings
23383	Neolithic Flint Scraper	A Neolithic flint scraper was found during trenching for a gas main line in 1966. The artefact was retained by the finder (1969).	470500	109700
23384	Hearth In Leigh Park	A flint hearth was recorded in the section of a builder's trench during work at Leigh Park in 1968. Flint tools were found associated with the feature (B).	470600	109300
57573	Scatter Of Flint Flakes	A scatter of flint flakes.	470300	109700
64687	Dunsbury Hill	Site of Dunsbury Hill	470062	109713
38752	The Warren	An earthen bank forming a dam which may be part of a medieval complex of fish ponds.	470500	108900
38751	The Warren	A substantial causeway which may be connected to medieval fish ponds further to the south.	470400	109300
64922	Possible Enclosure, Dunsbury Hill	Linear cropmarks identified on AP interpreted as a possible enclosure, probably associated with the recorded Site of Dunsbury Hill.	470210	109817
61512	Warren Park, St Clare's, Havant, Watching Brief	A watching brief was carried out at Warren Park, St Clare's, Havant. No features or finds of archaeological significance were observed at any stage.	470500	109000
69977	Area 7 Dunsbury Park	Archaeological Evaluation undertaken prior to development.	470156	109466



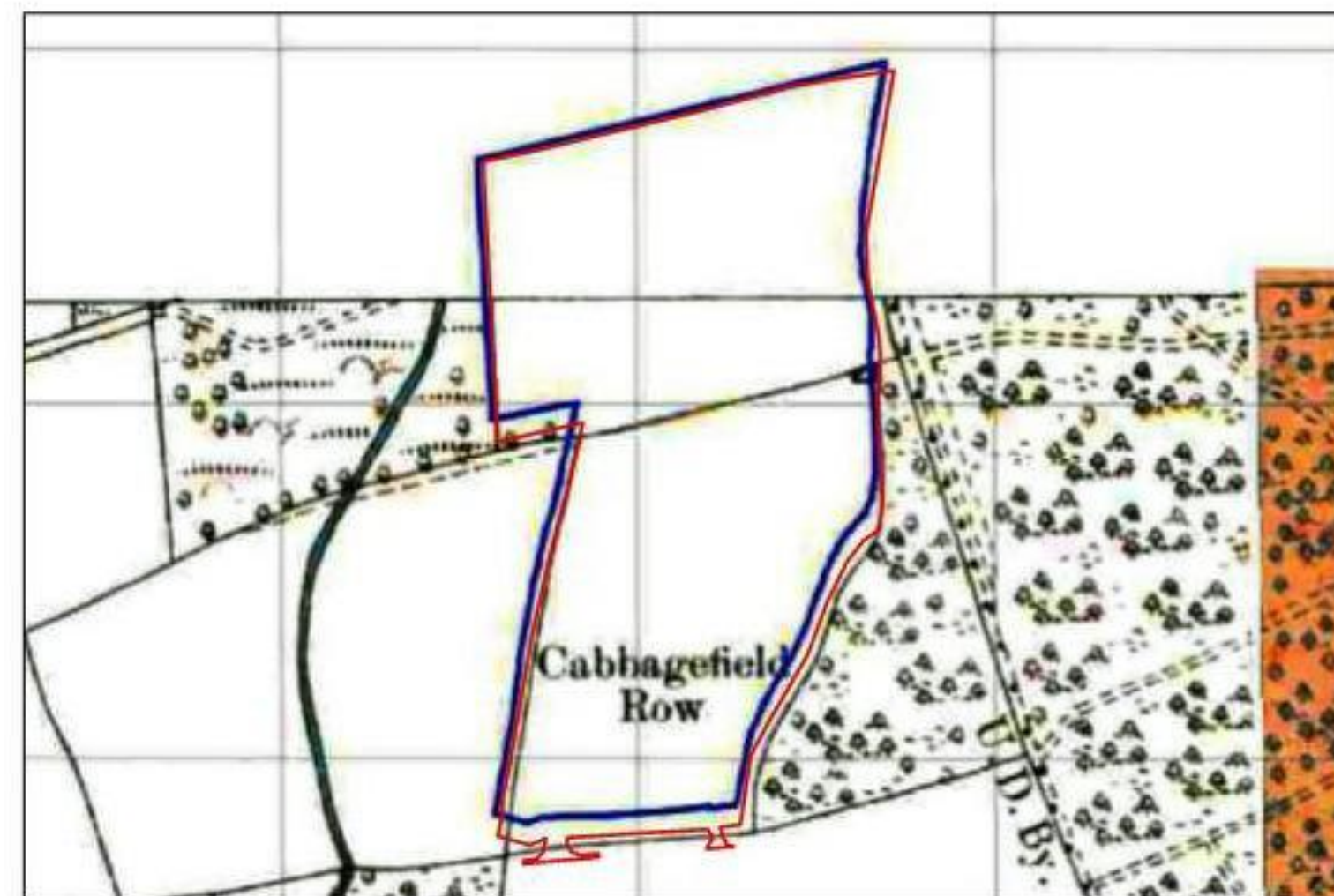
Site, Study Area, known heritage assets and known archaeological investigations



Site, Study Area and LIDAR 1m resolution data: multi-directional hillshade model



A) 1867 Ordnance Survey Map



B) 1895 Ordnance Survey Map



C) 1907 Ordnance Survey Map



D) 1975 Ordnance Survey Map



Site

Reproduced from the (1867, 1895, 1907 and 1975) Ordnance Survey maps.

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1) View of the southern part of the Site looking north



2) View of the northern part of the Site looking northeast



3) View of southern entrance to the Site off Swanmore Road, looking south



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