

**Broads Authority
Heritage Asset Review Group**

Notes of Meeting held on Friday 10 November 2017 starting at 11.30am

Present:

Jacquie Burgess
Mike Barnard
Peter Dixon
Paul Rice

Melanie Vigo di Gallidoro
Bruce Keith

In attendance

Sandra Beckett – Administrative Officer (Governance)
Ben Hogg – Historic Environment Manager
Marie-Pierre Tighe – Director of Strategy and Sustainable Communities
Prue Smith – Consultant on Cultural Heritage

22/1 Apologies for absence and welcome

Apologies were received from Bill Dickson, Haydn Thirtle, Simon Hooton (Head of Strategy and Projects) and Will Burchnall (Project Manager).

The Chairs of the Authority and Planning Committee invited Mrs Melanie Vigo di Gallidoro to join the Group and for Mr Bruce Keith to stay for the meeting.

22/2 Appointment of Chairman and Vice-Chairman

(1) The Director of Strategy and Sustainable Communities invited nominations for the Chairman of the Group.

Jacquie Burgess proposed, seconded by Mike Barnard, the nomination of Melanie Vigo di Gallidoro. There being no other nominations

It was RESOLVED unanimously

that Melanie Vigo di Gallidoro be appointed as Chairman of the Group.

Melanie Vigo di Gallidoro in the Chair.

(2) The Chairman invited nominations for the Vice-Chairman

Paul Rice proposed, seconded by Mike Barnard the nomination of

Jacque Burgess as Vice-Chairman. There being no other nominations, Jacquie Burgess was duly appointed as Vice-Chairman of the Group.

22/3 To receive the note of the meeting held on 3 February 2017

The Note of the twenty-first meeting of HARG held on 3 February 2017 was received as a correct record.

22/4 Points of Information arising from the last meeting

Minute 21/8 BT Telephone Boxes

The Cultural Heritage Consultant reported that all the parish councils in whose parishes where BT telephone boxes had been identified for removal had been contacted. A good response had been received with some wishing to adopt their telephone box and some having already done so. One parish was still considering the matter.

Minute 21/10 National Parks Conservation Officers' Conference

The Historic Environment Manager confirmed that the National Parks Historic Environment Officers conference held in the Broads in May had included a visit to Halvergate Marshes and proved to be very successful. Some delegates had never been to Norfolk and had their perceptions of a totally flat landscape dispelled. Members expressed a wish to be involved in such events in the future.

Minute 21/6 Staithes Research Paper

The Historic Environment Manager confirmed that Professor Tom Williamson had provided a presentation to the full Authority in July 2017 on the project.

It was understood that all the photographs were now assembled but that there may be some redrafting to be undertaken in light of further comments prior to the final publication. Members expressed concern at the delay and considered that it would be useful if delay in publication was not extended much longer. Officers would endeavour to find out progress.

22/5 Heritage at Risk

22/5(1) Buildings at Risk Schedule 2017

The Historic Environment Manager provided the Group with the updated Schedules relating to the Buildings At Risk Survey as well as the Schedule relating to current and potential Enforcement issues.

It was noted that an application for planning and listed building consent had now been received for **Common Farmhouse, Fleggburgh** and was being processed.

Bridge Farmhouse, Low Road, Mettingham - It was noted that sadly there had been a catastrophic fire earlier in the year and currently there

was an application to Heritage England to remove the building from the Historic Buildings List. The Authority had also been consulted on another application to de-list a building in Thurne. Officers would respond appropriately to the consultations and Members would be updated on the outcome and implications.

Langley Abbey Stable block –It was pleasing to note that following a letter being sent setting out options for action, the works to the property had been carried out and therefore this could now be removed from the H@R schedule.

Brick Barn, Hill Farm, Gillingham –Following the sending of a letter setting out options for action, repairs to the roof sheeting had been undertaken and therefore it was possible to remove the building from the H@R schedule.

Swim Coots Drainage Mill at Catfield – It was noted some work had been carried out and a meeting was due to be held with Norfolk Wildlife Trust about the possibility of a comprehensive scheme of repairs.

With reference to the **Mills** within the schedule, most came within the Landscape Partnership Scheme bid and it was noted that the schedule of works were now completed with work due to start on some of the mills. For some of the mills not currently within the scheme, project pot funding had been agreed to carry out scanning works. This will lead to clearance work to facilitate the survey.

The Historic Environment Manager reported that the dangerous cornice on **Grade II Listed 34 Bridge Street, Bungay formerly known as the Music House** had been removed but unfortunately exposed the building to further potential damage from weathering. The Authority had a duty of care and Officers would continue to work with colleagues in the District. It was suggested that if no action resulted a letter setting out the Authority's options for action should be sent.

High Mills at Potter Heigham. This property had been on and off the list regularly. It had now been bought by new owners who had contracted a mill wright to carry out extensive cap repairs. It was anticipated that work would be completed within the next few months and therefore could be taken off the list.

The Group welcomed the progress report.

22/5(2) Enforcement

The Group noted the progress concerning **Manor Farm House Ashby with Oby.**

Wayford Mill

Members were very pleased to be informed that the Cap and Sails had

now at last been restored on Wayford Mill following a considerable drawn out history.

22/6 Water, Mills and Marshes: The Broads Landscape Partnership Bid

Members welcomed the excellent news that the Broads Landscape Partnership Bid had been confirmed in October.

The Historic Environment Manager reported that the Authority had received very positive press coverage which had prompted a great deal of interest and had a welcome knock on effect. Members noted that there had been an interesting feature on BBC Look East and on the main BBC news website. The scheme would provide the opportunity to tackle the restoration of some of those Mills on the BAR register which had been one of the longest standing problems facing the Broads. He provided the group with laser images, photographs and a video compiled with the use of drone footage and laser scanning techniques by the BBC.

This illustrated how technology had helped considerably and achieved the long held ambition of being able to “fly in” and obtain accurate aerial footage of the specific elements of the Broads mills required. With all the information to hand, it had been possible to prioritise and schedule the Mills programme, as well as provide CAD drawings to submit planning applications with all the necessary information. The applications were ready to process and these would be phased subject to the necessary protected species surveys being carried out.

It was clarified that the mills/windpumps on Halvergate Marshes were largely redundant as working mills since technology had overtaken them. Invariably access to them was difficult. However, they were a vital part of the history of the area as educational and landscape features which might also fulfil other functions.

Members noted that the project was due to commence in January 2018. Recruiting for a Clerk of Works to manage construction and maintenance work on the drainage windmills, as well as 2 part time project officers was underway.

A start up meeting with City College to begin the heritage skills training programme had been very positive. As part of the aim of providing such a programme a recruitment video was being developed by the consultant “Claritie” for those wishing to learn construction skills and extending this to skills required for heritage assets. The “draft” video was shown to the Group and favourably received.

The Project Manager would be providing regular updates on the Water Mills and Marshes project to the full Authority.

The Group enthusiastically welcomed and noted the progress being made.

The Director of Strategy and Sustainable Communities considered that it was worth mentioning that the group had been very helpful in providing positive support and enthusiasm for the development of the project

22/7 Local List

The Historic Environment Manager provided members with a discussion document to consider possible approaches to surveying buildings and structures for inclusion on the Local List. The identification and formal adoption of Locally Listed Buildings was in line with Historic England guidance and was a continuing process. The development of a local list had begun some years ago through contact with the Districts and Parishes and training workshops had been held with parishes. Up to now the population of the list had been approached in a thematic way. This had resulted in the inclusion of groups such as non listed mills and waterside chalets. There was still a variety of structures remaining that could be included in the Local List.

It was acknowledged that Kayleigh Wood's Masters dissertation had demonstrated the advantage of a more comprehensive approach. A similar comprehensive survey of potential candidates would be time consuming and reliant on officer resource which would be unrealistic given current commitments. It was also considered important to continue to involve the local community not only to promote an understanding of the historic contribution to the Broads landscape character but also provide a sense of ownership.

The Group considered various options for future surveys including a thematic approach, concentrating on geographical areas, involving other groups such as the Broads Society, local historic societies as well as parishes, and districts and bringing in a dedicated external resource to undertake or coordinate a scheme.

The Group were in favour of a combination of options but particularly favoured the idea of involving a Masters Level project in association with local groups. It was noted that the Broads Society would be interested.

It was agreed that Officers would examine and develop the options further bearing in mind the preference of the Group as well as identifying obvious gaps upon which there could be a focus. (eg boathouses, public houses)

The Local List could be included as an item on the March Parish Forum agenda.

22/8 Conservation Area Re-Appraisals

Progress was reported on the following Conservation Areas.

(1) **Stalham Staithe Conservation Area Re-Appraisal**

The Stalham Staithe Conservation Area Re-Appraisals had been adopted by the Authority on 24 March 2017. It had been well received and it was acknowledged that the process of engagement with the local community and organisations for the Stalham Staithe Conservation Area had proved very positive and a worthwhile approach for the future as well as creating on going links with the community.

(2) **East and West Somerton Conservation Area (CA) Re-Appraisal**

It was noted that the Somerton Conservation Area Re-Appraisal had been approved for consultation by the Planning Committee on 1 April 2016 and sent out for public consultation on on 22 September 2017. The closing date was 20 November 2017. The preparation for the consultation had been fruitful and received positive feedback from the parish council and all concerned.

A report would be prepared for a future Planning Committee meeting in February 2018 following an analysis of the consultation. It was intended that a report would then go to the full Authority for adoption in March 2017.

It was noted that the process for dealing with Conservation Area Re-appraisals had improved considerably as lessons were learnt. This had resulted in 23 out of 25 CA appraisals now being completed. The refinement of the process had benefitted from the input of the group.

The Group congratulated staff on the work undertaken.

22/9 Any Other Business

No other items for report were raised.

22/10 Date of Next Meeting –

It was noted that the next meeting of the Heritage Asset Review Group would take place on Friday 23 March 2017 following the Planning Committee meeting.

The meeting concluded at 13.00pm