

Heritage Statement

In producing Heritage Statement to accompany an application (as required by Section 128 of the National Planning Policy Framework), please address the following headings and issues where they are applicable to the site or building. If you are answering 'no' to questions regarding pre-application consultation, please outline why.

Property Address: Flat 8, Elm Place, 15-16 Bruce Grove, Tottenham, N17 6UU

Grid Reference: TQ336902

1. Scheduled Monument (SM)

Does the proposal affect a Scheduled Ancient Monument or its setting? No

If so, has the applicant sought or obtained consent from English Heritage for the proposed works? Please provide details.

2. Archeological Notification Area (ANA)

Does the site fall within an Archeological Notification Area? No

Has the country Archeology Team been consulted on the proposal?

No

If so, has an archeological desk based assessment or field evaluation been carried out? If yes, provide a copy with the application. If no, has such an evaluation been commissioned? Please provide details.

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3. Listed Building

Does the site boundary contain a listed building or does the site form part of the setting of a listed building outside the site boundary?

Part of a listed
Building

If so, please describe or illustrate how the special interest of the listed building and its setting is preserved by the proposals, having regard to the list description, national planning policy (PPS5), local planning policy.

We will not be removing or altering any original features of the building. We would like to knock down 2 plasterboard walls which were built when the building was divided into flats.

If the proposals involve demolition or part demolition of the building, has structural survey of the building been carried out? If yes, please provide a copy with the application.

Have the proposals been discussed with a member of the Council's Conservation Team prior to submission of the application? If so, please provide details, including any details of how the proposals might have been amended to take account the comments of the Conservation Team.

No structural survey has been carried out but I have had builders around to quote and look at the walls we would like to remove. They claim the walls are not structural and just plasterboard so easy to remove and will not affect the structure of the building.

4. Conservation Area

Does the site lie within a designated Conservation Area and does it contribute positively to the area? Does the proposal for the site affect the setting of a conservation Area?

Not in a conservation area

If yes to either question, please describe or illustrate how the proposals will preserve or enhance the appearance and character of the Conservation Area or its setting, having regard to any published Conservation Area Appraisal, National Planning Policy Framework and local Planning Policy.

Have the proposals been discussed with a member of the Council's Conservation Team prior to submission of the application? If so, please provide details, including any details of how the proposals might have been amended to take account the comments of the Conservation Team.

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5. Building of Local, Visual or Historic Interest

Does the site boundary contain a building of local, visual or historic interest (see Appendix 2 of the Council's Local Plan for a list) or does the site form part of the setting of a building of local, visual or historic interest outside the site boundary?

Yes

If so, please describe or illustrate how the special interest of the building of local, visual or historic interest and its setting is preserved by the proposals, having regard to the local planning policy.

I will not be changing any visual or historic features of the building just slightly changing the internal layout which has no original features.

If the proposals involve demolition or part demolition of the building, has structural survey of the building been carried out? If yes, please provide a copy with the application.

Have the proposals been discussed with a member of the Council's Conservation Team prior to submission of the application? If so, please provide details, including any details of how the proposals might have been amended to take account the comments of the Conservation Team.

No structural survey has been carried out but I have had builders around to quote and look at the walls we would like to remove. They claim the walls are not structural and just plasterboard so easy to remove and will not affect the structure of the building.

6. Historic Parks and Gardens

Is the site within a historic park or garden or does the site affect the setting of the historic park or garden?

No

If so, please describe or illustrate how the special interest of the historic park or garden and its setting is preserved by the proposals, having regard to the local planning policies.

7. Historic Battlefields

Is the site within a historic battlefield or does the site affect the setting of a historic battlefield?

No

If so, please describe or illustrate how the special interest of the historic battlefield and its setting is preserved by the proposals.

Have the proposals been discussed with English Heritage prior submission of the application? If so, please provide details, including any details of how the proposals might have been amended to take account the comments of the English Heritage.

8. Archaeological/ Historical Background

Has the Count Historic Environment record (HER) provided information regarding the site and its immediate surrounding?

No

Provide brief summary of HER results.

9. Recent past impact / archaeological potential of site

Provide brief summary of the past impact or disturbance to site, which may influence archaeological potential of site.

There has been no disturbance to the site as far as I'm aware

Has the site been subject to geo-technical investigation, if so provide a copy of report

10. Proposed Impact

Provide brief summary of proposed below ground impact (e.g. size/depth of foundations/ground reduction, service connections) and or impact on the structure of an above ground heritage asset.

No proposed impact to the ground.