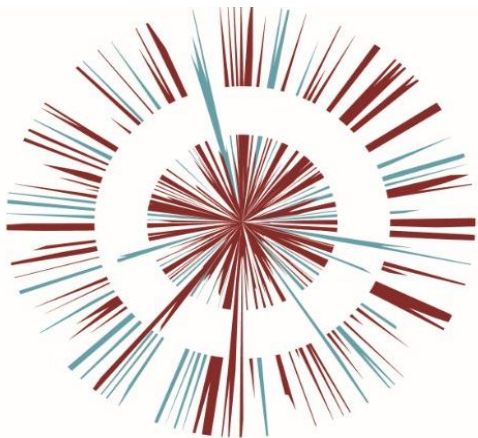




OMEGA ZONE 8, ST HELENS

Omega St Helens Ltd / T J Morris Ltd



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Omega St Helens / T. J. Morris Limited

OMEGA ZONE 8, ST. HELENS

Historic Environment Desk-based Assessment





Omega St Helens / T. J. Morris Limited

OMEGA ZONE 8, ST. HELENS

Historic Environment Desk-based Assessment

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CONTENTS

EXECUTIVE SUMMARY

1	INTRODUCTION	10
2	PLANNING POLICY, APPROACH AND GUIDANCE	11
3	ASSESSMENT PROCESS	15
4	BASELINE CONDITION	17
5	GAZETTEER OF HERITAGE ASSETS	31
6	IMPORTANCE OR SENSITIVITY OF THE HERITAGE ASSETS	36
7	SETTING ASSESSMENT	39
8	CULTURAL HERITAGE SIGNIFICANCE	51
9	HARM TO SIGNIFICANCE AND POTENTIAL IMPACT	56
10	INVESTIGATION / MITIGATION STRATEGY	59
11	BIBLIOGRAPHY	61

TABLES

Table 4-1 – Summary of British Archaeological and Historical Periods and Date Ranges	17
Table 4-2 - Type Caption Here	23
Table 5-1 – Scheduled Monuments located within 2km of the application site, out with the Proposed Development	31
Table 5-2 – Grade II Listed Buildings located within 2km of the application site, out with the Proposed Development	31

Table 5-3 – Non-designated heritage assets located within the application site or within the 1km inner study area	32
Table 6-1 – Criteria Used to Determine the Importance / Sensitivity of Heritage Assets	36
Table 6-2 – The Importance / Sensitivity of Heritage Assets affected by the Scheme	37
Table 7-1 – Step 2 – Definitions of Sensitivity for the Settings of Heritage Assets	39
Table 7-2 – Step 3 – Criteria for Assessment of the Level of Harm / Benefit on the Setting of a Heritage Asset	40
Table 7-3 – Contribution made by Settings to the Significance of the Assets	50
Table 8-1 – Definition of NPPF Cultural Heritage Significance	52
Table 8-2 – Assets likely to be subject to significant harm from the Proposed Development	53
Table 9-1 – Criteria Used to Determine Level of Harm	58

FIGURES

Figure 4-1 - Willem & Jan Blaeu's 1650 map, 'Lancastria Palatinatvs' illustrating several settlements with tributaries flowing towards the River Mersey and large settlement of Warrington to the south. Red oval shows approximate location of the Proposed Development	25
Figure 4-2 - Yates' Map of the County Palatine of Lancaster, 1786. The red oval represents the approximate position of the Proposed Development	25
Figure 4-3 - John Cary's 1801 'New Map of Lancashire' depicting various settlements, including that of Bold, Bold Heath and Bold Maypole, located between the principal settlements of St Hellen, Newton and Warrington. Red oval shows approximate location of the Proposed Development	26
Figure 4-4 - OS map of 1849, 6-inch to the mile illustrating the rural landscape and wooded plantations located within Bold Park	27
Figure 4-5 - OS Maps of 1893, 6-inch to the mile illustrating the breakup of Bold Park reducing it discrete areas of woodland and plantations within the rural landscape	28
Figure 4-6 - OS map of 1928, 6-inch to the mile illustrating little change to the rural landscape within the Proposed Development boundary and surrounding areas	29
Figure 4-7 - The OS 25-inch to the mile map of 1937, illustrating little development in the immediate landscape and Burtonwood airfield to the north-east	30

APPENDICES

APPENDIX A

SITE PLAN AND MASTER PLAN

APPENDIX B

HERITAGE CONSTRAINTS PLANS

APPENDIX C

SETTING TABLES

EXECUTIVE SUMMARY

WSP was commissioned by Omega Warrington Ltd in June 2019 to prepare an historic environment desk-based assessment in support of a Hybrid Planning Application for a proposed development at undeveloped land to the west of the existing Omega Business Park, St. Helens, Merseyside.

The Hybrid Planning Application includes Planning Permission of a B8 logistics warehouse (78,967 sq.m) with ancillary office space, parking access and landscaping proposals, and Outline Planning Permission for up to 107,000 sq.m of manufacturing (B2) and logistics (B8), with ancillary offices and associated access infrastructure works .

A total of 57 heritage assets are present within the inner and wider study areas. Of these, fifteen are statutory designated and comprise five Scheduled Monuments and ten Grade II Listed buildings and structures, all located outside of the Proposed Development boundary. The nearest designated asset to the Proposed Development is the site of Old Bold Hall moated site (Scheduled Monument 1010703), located c.300m west of the Proposed Development.

Of the five non-designated heritage assets, four lie within the development boundary and comprise the site of the medieval and Post-Medieval park at Old Bold Hall and Bold Hall (MME8654), Booth's Wood (possible ancient woodland; WSP001), the site of "Big Dam" (WSP002), shown on the 1850 and successive Ordnance Survey maps and an area of former ridge and furrow identified from the National Mapping Programme (NHL1605040). The assets date from the Medieval to Post-Medieval periods and comprise above and below-ground archaeological remains.

It is possible that there will be both temporary and permanent adverse impacts on the settings of the designated heritage assets. These temporary impacts will potentially affect Old Bold Hall moated site, Bold (SM1010703), and may be caused by construction related activities, such as an increase in light, noise and movement from traffic within the Proposed Development boundary. It is anticipated there will be potential harm during the operational phase of the Proposed Development to Old Bold Hall moated site, Bold (SM1010703), the Farmhouse at former Bold Hall Estate (LB1031890) and Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889). In relation to the impacts from construction, a construction traffic plan could mitigate any temporary impacts on the setting of designated heritage assets. Also, screening would mitigate the impacts of the affected assets during the operational phase.

There will be potential physical impacts to below and above ground non-designated assets as a result of the Proposed Development. The assets that will be potentially affected comprise the Medieval and Post-Medieval park at Old Bold Hall and Bold Hall (MME8654), Booth's Wood (possible ancient woodland; WSP001), the site of the "Big Dam" (WSP002) and the area of former ridge and furrow (NHL1605040). It has been recommended in consultation with Merseyside Environmental Advisory Service that further investigation, in the form of enhanced field survey is



undertaken to identify any surviving boundary features of the Medieval park and Booth's Wood, and to investigate whether any archaeological features survive within the part of Booth's Wood affected by the Proposed Development. For the site of the "Big Dam" should any ground works be undertaken within the area of the dam, an archaeological watching brief should be undertaken to monitor the works.

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1 INTRODUCTION

1.1 CIRCUMSTANCES OF THE PROJECT

- 1.1.1. WSP was commissioned by Omega Warrington Ltd to prepare an historic environment desk-based assessment (HEDBA) in support of a Hybrid Planning Application for proposed development west of the existing Omega distribution centre, located in Merseyside (see Figure 1 in Appendix A). The Hybrid Planning Application includes the following:
- Full Planning Permission for the erection of a B8 logistics warehouse, with ancillary offices, associated car parking, infrastructure and landscaping; and
 - Outline Planning Permission for Manufacturing (B2) and Logistics (B8) development with ancillary offices and associated access infrastructure works (detailed matters of appearance, landscaping, layout and scale are reserved for subsequent approval).
- 1.1.2. The Proposed Development entails commercial development to the west of the existing Omega distribution centre. The development will incorporate three industrial units to the south; distribution centre with office and staff facilities, including HGV and carparking spaces. The site plan (masterplan) is outlined in Figure 2, in Appendix A.

1.2 LOCATION, TOPOGRAPHY AND GEOLOGY

- 1.2.1. The Proposed Development is located at undeveloped land to the west of Omega distribution centre, south of the M62 Junction 8. The site is approximately c. 3 km to the north-east of Bold Heath, Merseyside. The nearest towns are St Helens, Merseyside (c. 10km north-west), and Warrington, Cheshire (c. 10km south-east).
- 1.2.2. The site covers 18.5 hectares of land and is surrounded by open, arable fields and wooded plantations to the south and west; the M62 Junction 8 to the north; Omega Business Park and Lingley Mere Business Park to the east.
- 1.2.3. The Proposed Development lies on a relatively flat plain, sloping gently from 29m AOD in the north-west to 22m AOD in the south-east.
- 1.2.4. Available information derived from the British Geological Society¹ shows that the underlying bedrock geology comprises Chester Formation (sandstone, pebble and gravel) formed approximately 247 to 250 million years ago in the Triassic period. The superficial bedrock comprises Till, Devensian – Diamicton, formed up to 2 million years ago in the Quaternary Period.

¹ <http://mapapps.bgs.ac.uk/geologyofbritain/home.html> [accessed 07 August 2019]

2 PLANNING POLICY, APPROACH AND GUIDANCE

2.1 PLANNING BACKGROUND AND LEGISLATIVE FRAMEWORK

NATIONAL PLANNING POLICY FRAMEWORK (NPPF) 2019

- 2.1.1. National planning policies on the conservation of the historic environment are set out in the NPPF (DCLG, January 2019). Sites of archaeological or cultural heritage significance that are valued components of the historic environment and merit consideration in planning decisions are grouped as 'heritage assets'. The NPPF states that "heritage assets are an irreplaceable resource" the conservation of which can bring "wider social, cultural, economic and environmental benefits"². It also states that the "significance of any heritage assets affected including any contribution made by their setting... should be understood in order to assess the potential impact"³. In addition to standing remains, heritage assets of archaeological interest can comprise sub-surface remains and, therefore, assessments should be undertaken for a site with potential below-ground archaeological deposits.
- 2.1.2. NPPF draws a distinction between designated heritage assets and other remains considered to be of lesser significance; "great weight should be given to the asset's conservation. Substantial harm to or loss of a Grade II listed building, park or garden should be exceptional. Substantial harm to or loss of designated heritage assets of the highest significance, including Scheduled Monuments, protected wreck sites, battlefields, Grade I and II* listed buildings and Grade I and II* Registered Parks and Gardens and World Heritage Sites, should be wholly exceptional"⁴. Therefore, preservation in situ is the preferred course in relation to such sites unless exceptional circumstances exist.
- 2.1.3. It is normally accepted that non-designated heritage assets will be preserved by record, in accordance with their significance and the magnitude of the harm to or loss of the asset as a result of the proposals and "the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted"⁵. Non-designated heritage assets of archaeological interest will also be subject to the policies reserved for designated heritage assets if they are of equivalent significance to Scheduled Monuments⁶.

ST. HELENS BOROUGH LOCAL PLAN 2020-2035, SUBMISSION DRAFT (2019)

Policy LPC11: Historic Environment

- 2.1.4. The Council will promote the conservation and enhancement of the Borough's heritage assets and their settings in a manner that is appropriate to the significance of each asset. These include designated heritage assets such as Scheduled Monuments, Registered Battlefields, Listed

² NPPF, Section 16, Paragraph 185.

³ Ibid., 189.

⁴ Ibid., 194.

⁵ Ibid.

⁶ Ibid.

Buildings, Conservation Areas, Registered Parks and Gardens, and non-designated above ground assets and areas of archaeological interest.

- 2.1.5. All proposals for development that may affect a heritage asset or its setting should be accompanied by an Assessment of Significance that should form part of a Design and Access Statement and / or a Heritage Impact Assessment and clearly set out the significance of the heritage assets including any contribution made by its setting. The proposals should demonstrate how they respond to the significance of the asset. Merseyside Historic Environment Record (HER) should be consulted as a minimum.
- 2.1.6. Development proposals that would lead to substantial harm to (or total loss of significance of) a designated heritage asset will be refused permission unless it can be demonstrated that:
- a) The substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or total loss; or
 - b) All the other exceptions set out in paragraph 195 of the National Planning Policy Framework (or any successor national policy that supersedes this paragraph) apply.
- 2.1.7. Where a development would lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against any public benefits of the proposal including, where appropriate, securing its optimum viable use.
- 2.1.8. Development involving harm to or loss of any non-designated heritage asset (such as any building identified on a Local List prepared by the Council) will be refused unless any public benefit from the development would outweigh such harm or loss.
- 2.1.9. Development and other works will be required to preserve or enhance the appearance, character and setting of all heritage assets (whether designated or not) by using good design and appropriate materials, detailing, scale, massing, siting, layout and landscaping.
- 2.1.10. Where the complete or partial loss of any heritage asset is justified, the asset's significance must be recorded to a standard agreed by the Council and made publicly available.

Areas of Archaeological Interest

- 2.1.11. Any development proposal that may affect one or more asset(s) of archaeological interest (whether designated or not) must include an appropriate desk-based assessment and where necessary a field evaluation, carried out by a suitably qualified person(s). Such evidence should identify any likely features of archaeological interest within or close to the site and how these would be affected by the proposal.
- 2.1.12. Development proposals affecting archaeological remains may be required (depending on the significance of the remains) to preserve the remains in situ or to secure the appropriate excavation and recording of the significance of the remains by a suitably qualified person.
- 2.1.13. Other implementation measures
- 2.1.14. The Council will:
- prepare, update and promote the implementation of Heritage Asset Appraisals and Management Plans and give appropriate weight to these in development control decisions;
 - work with partner organisations to interpret and educate the public about the heritage of the Borough;

- take appropriate measures to improve public access to heritage assets; and
- seek to secure the effective conservation and use of all heritage assets that are 'at Risk' within the Borough.

2.2 APPROACH

CONSULTATION

- 2.2.1. The Historic Environment Record Officer from Merseyside Environmental Advisory Service (MEAS) was consulted to discuss the results of the HEDBA in October 2019⁷.

STUDY AREAS

- 2.2.2. For the purposes of the assessment, two study areas have been used. Following the response to the EIA Scoping report from the St. Helens Council and Merseyside Environmental Advisory Service, an inner study area of 1km from the edge of the Proposed Development was applied for non-designated heritage asset (increased from 200m). The Study Area was applied for the identification of all types of heritage assets to establish the archaeological context and potential of the Proposed Development (Figure 4 in Appendix B).
- 2.2.3. A second, wider study area was applied for the setting assessment of designated assets, extending up to 2km from the outer limits of the application site (Figure 3 in Appendix B).

TERMINOLOGY

- 2.2.4. The technical terminology applied to the assessment process is based on that contained within the NPPF *Planning Practice Guide* (ref) and Historic England's *The Setting of Heritage Assets: Historic Environment Good Practice Advice in Planning Note 3* (ref).

LIMITATIONS

- 2.2.5. The assessment is based on detailed plans for the Proposed Development as presented at the time of compiling this report. Any comments received on this document from the Merseyside Planning Archaeologist will need to be taken into consideration for future assessment or investigations / mitigation.

2.3 STANDARDS AND GUIDANCE

- 2.3.1. In addition to compliance with the NPPF, this HEDBA has been compiled in accordance with professional standards and guidance. The standards and guidance which relate to this assessment are:
- Chartered Institute for Archaeologists (CIfA) 2017, *Standards and Guidance for Historic Environment Desk-based Assessment*
 - CIfA, 2014a, *Code of Conduct*
 - CIfA, 2014b, *Standards and Guidance for commissioning work or providing Consultancy Advice on Archaeology and the Historic Environment and*

⁷ Dr Ben Croxford, MEAS, pers com, 08/10/2019



- Historic England, 2017, *The Setting of Heritage Assets, Historic Environment Good Practice in Planning: 3*.

3 ASSESSMENT PROCESS

3.1 HISTORIC ENVIRONMENT DESK-BASED ASSESSMENT

3.1.1. The aims and objectives of the assessment are:

- Assess the potential for heritage assets to survive within the Proposed Development;
- Assess the sensitivity / importance and cultural heritage significance of the known or potential heritage assets;
- Identify the potential harm to the cultural heritage significance of the assets as predicted impact of the Proposed Development, and similarly for any beneficial effects of the Scheme;
- Provide strategies for further investigation where the nature, extent or cultural heritage significance of the resource is not sufficiently well defined;
- Suggest strategies to conserve the cultural heritage significance of the assets and their settings; and
- Present proposals for archaeological investigation and / or mitigation where appropriate.

3.1.2. This assessment consists of an analysis of existing written, graphic, photographic and electronic information needed to identify heritage assets and their significance. To do this, the character of the study area and the known or potential archaeological resource has been considered. The NPPF heritage values: historic, archaeological, architectural and artistic interests are applied to those assets for which an impact is predicted. The sensitivity or importance of the assets is judged in an international, national, regional or local context as appropriate⁸.

3.2 OVERVIEW OF THE ASSESSMENT

3.2.1. This section presents an overview and order of presentation of the assessment. Detailed method statements are included as appropriate within each section highlighted below.

3.2.2. **Baseline Condition (Section 4):** This section presents a summary of the historical and archaeological background of the general area. It is presented by archaeological and historical period, and has been compiled to place the study area into a wider archaeological context.

3.2.3. **Gazetteer of Heritage Assets (Section 5):** This presents a tabulated list of assets identified by designation within the respective study areas.

3.2.4. **Statement of Importance / Sensitivity (Section 6):** The importance or sensitivity of the heritage assets identified is judged in an international, national, regional or local context. This informs the mitigation strategy required in the event of predicted harm to the significance of the asset.

3.2.5. **Setting Assessment (Section 7):** The contribution of the settings to the significance of statutory designated assets within the study areas is assessed. The effect of the Proposed Development on the settings is determined by consideration of the potential attributes of the Proposed Development affecting setting.

⁸ CIfA, 2014

- 3.2.6. **Cultural Heritage Significance (Section 8):** A statement of cultural heritage significance is presented for those assets that will be subject to a harmful impact from the Proposed Development. The NPPF specified heritage values: historical; aesthetic; architectural; and archaeological interests are applied.
- 3.2.7. **Potential Harm (Section 9):** The level of potential harm to the significance of the heritage assets from the Proposed Development on built heritage or buried archaeological remains will be determined. Similarly, any positive impacts are presented.
- 3.2.8. **Investigation or Mitigation Strategy (Section 10):** Possible methods for further investigation of significance are proposed as appropriate. Suitable mitigation measures, where possible, to avoid, reduce, or remedy adverse impacts are presented.

4 BASELINE CONDITION

4.1 DATA COLLECTION

4.1.1. The following sources were consulted during the data-gathering process:

- Merseyside Historic Environment Record (MHER);
- Cheshire Historic Environment Record (CHER);
- National Heritage List for England (NHLE) as maintained by Historic England;
- Historic maps including Ordnance Survey (OS); and
- Online sources such as the North West Regional Research Framework, historic landscape character and archive data on the Archaeology Data Service (ADS) website.

SITE VISIT

4.1.2. A site visit was undertaken on 16th September 2019 during which a walkover survey and setting assessment were conducted. The walkover survey comprised a visual inspection of the fields within the application site, whilst the setting assessment comprised those designated assets that were safe to access.

4.2 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

4.2.1. The following section presents a summary of the archaeological and historical background of the general area. This is presented by period as shown in Table 4-1, and has been compiled to place the Proposed Development area into a wider archaeological context.

Table 4-1 – Summary of British Archaeological and Historical Periods and Date Ranges

Period	Date Range
Prehistoric Period:	
Palaeolithic	500,000 – 10,000 BC
Mesolithic	10,000 – 3,500 BC
Neolithic	3,500 – 2,200 BC
Bronze Age	2,200 – 700 BC
Iron Age	700 BC – AD 43
Romano-British	AD 43 – AD 410
Early Medieval (Anglo-Saxon and Viking periods)	AD 410 – AD 1066
Late Medieval	AD 1066 – AD 1540
Post-medieval	AD 1540 – c1750
Industrial Period	cAD1750 – 1914
Modern	Post-1914

PREHISTORIC PERIOD (500,000 BC – AD 43)

- 4.2.2. The current understanding of Palaeolithic and Mesolithic activity in north-west England is limited, but there is archaeological evidence of Palaeolithic activity in the region, with the nearest site to the study area located at Carden Park Cheshire, c 40km to the south-east⁹. However, archaeological remains from the Mesolithic period have been recovered in Merseyside. This includes evidence of the exploitation of resources and the movement of people between coastal and inland environments¹⁰. Perhaps the most dramatic evidence of Mesolithic activity consists of human footprints preserved within salt marshes at Formby¹¹, approximately 32km north-west of the Proposed Development whilst important Mesolithic remains have also come to light at Lunt Meadows (23km to the north-west), which included two substantial dwelling structures dating to between 5900BC and 5800BC¹². Some 19km to the north-east, prehistoric flints were revealed at Port Salford, Greater Manchester. The significance of these sites is that Later Mesolithic activity in lowland Lancashire, Greater Manchester, Cheshire and north Merseyside tends to cluster on patches of better drained ground adjacent to wetlands and/ or stream courses¹³.
- 4.2.3. A few Neolithic sites have been identified in Merseyside; for instance, lithic material has been recovered from the area to the south of the estuary of the River Alt (30km to the north-west). Generally, in lowland Merseyside the lithic distribution pattern is biased towards single or near-single findspots¹⁴. A Neolithic stone axe¹⁵ was recovered in Ashton in Makerfield (c. 13km north-east of the Proposed Development), while cereal pollen from a pollen core was recovered in Prescott (c. 8km north-west from the Proposed Development) dating to 2600-2500 BC¹⁶. Pollen analysis of samples derived from Parr Moss (c. 10km north of the Proposed Development) suggests only partial clearance in the area during the Prehistoric period¹⁷.
- 4.2.4. There is no evidence of Prehistoric activity within the inner and wider study areas, nor within the Proposed Development boundary. Therefore the potential for currently unknown remains of prehistoric date within the Proposed Development is judged to be low.

ROMANO-BRITISH PERIOD (AD 43 – AD 410)

- 4.2.5. The Roman conquest of Britain in AD 43 spread from the south of England to the north-west. The Roman military encountered various tribes inhabiting the Mersey valley, as described in Ptolemy's Geography c. 2nd century AD. By AD 77 to 79, Roman occupation in northern England was

⁹ Hodgeson and Brennand, 2006 Prehistoric Period Resource Assessment, in An Archaeological Research Framework for the North West Region, 25

¹⁰ Cowell 1983

¹¹ Hodgeson and Brennand Prehistoric Period Resource Assessment, 25

¹² Myers, A, 2017 North West Regional Research Framework Prehistory Resource Assessment Update, 4

¹³ Myers, A, 2017 North West Regional Research Framework Prehistory Resource Assessment Update, 5-6

¹⁴ Hodgeson and Brennand, 2006 Prehistoric Period Resource Assessment, in An Archaeological Research Framework for the North West Region, 35

¹⁵ Cowell and Innes 1991

¹⁶ Cowell 1991, 37.; Innes and Tomlinson 1991

¹⁷ Museum of Liverpool and English Heritage 2011, 'St Helens Historic Settlement Study' in Merseyside Historic Characterisation Project

established. This led to the establishment of a network of forts and roads, including a strong military presence. Pollen evidence from Parr Moss (3.5km to the north of the scheme) during the Romano-British period suggests clearance was intensified during Roman occupation¹⁸. A Roman coin (*Emperor Victorinus*) dating to 268-260 AD was recovered north-east of Clock Face (c. 6km north of the Proposed Development)¹⁹. There is no evidence of Romano-British activity within the inner and wider study areas, nor within the Proposed Development boundary. Therefore the potential for currently unknown remains of Romano-British date within the Proposed Development is judged to be low.

EARLY MEDIEVAL PERIOD (AD 410 – AD 1066)

- 4.2.6. The Early Medieval period is one of the least archaeologically visible periods in Merseyside. The placename of Bold, or *Bolde*, refers to a house, place or dwelling²⁰. In John Marius Wilson's *Imperial Gazetteer of England and Wales* (1840-1872), Bold initially existed as two hamlets and a township within the Prescott parish. The landscape was predominately agricultural which is illustrated by the presence of field boundaries and ridge and furrow (MME15540) between Duck Wood and South Park Plantation, located in the inner study area. There is no evidence of Early Medieval activity within the Proposed Development boundary. Therefore the potential for currently unknown remains of Early Medieval date within the Proposed Development is judged to be low.

LATE MEDIEVAL PERIOD (AD 1066 – AD 1540)

- 4.2.7. In the years following the Norman Conquest, several manorial estates and moated sites were established throughout England. These served as prestigious and aristocratic symbols of power rather than a form of military defence. There is strong evidence of moated sites across Merseyside, with an unusually large number of moated sites within the former Bold township near the Proposed Development²¹. By the 13th century, much of the woodland was cleared across Bold due to the establishment of a mixed farming economy²². However, isolated pockets survived such as Booth's Wood (WSP001), part of which lies within the application site (Appendix B, Figure 2).
- 4.2.8. The Old Bold Hall moated site (SM1010703) is known to have been present c.1212 and was subsequently rebuilt three times during the Medieval period²³. The moated site was one of five²⁴ in the former Bold township and documentary evidence suggests this site was the most significant. The township of Bold originally formed part of the parish of Prescott, the manor which was held by the Bold family until the end of the 19th century²⁵. Buried archaeological evidence of the original buildings are likely to have remained preserved.

¹⁸ Museum of Liverpool and English Heritage 2011, 'St Helens Historic Settlement Study' in Merseyside Historic Characterisation Project.

¹⁹ Ibid.

²⁰ Ibid.

²¹ Merseyside Historic Environment Record (MHER)

²² Museum of Liverpool and English Heritage 2011

²³ MHER

²⁴ Ibid.

²⁵ Museum of Liverpool and English Heritage 2011

- 4.2.9. Further evidence of moat activity within the vicinity is demonstrated by the presence of the Old Moat House Medieval Moat (SM1017582) in the wider study area. According to oral tradition, the moat was originally bridged on its west side but no visible evidence to support this now exists²⁶. A well, now covered, was located to the rear of the present house²⁷. A reputed spring is the source of water close to the north-west corner of the moat, with the outlet into a drain to the north-east²⁸.
- 4.2.10. Within the Proposed Development there is evidence Medieval agriculture in the form of crop marks identified as ridge and furrow (NHL1605040). Located in the wider study area, Barrow Old Hall moated site (SM1013363) has Medieval associations with the principal manor of Bold Old Hall, however its position on the edge of the township suggests that its development as a moated site may have occurred late in the Medieval period²⁹. The earliest dated reference to an estate at Barrow is 1330. The Old Barrow Moat is of considerable archaeological potential due to recovered evidence of building foundations within its interior and the recovery of organic material from the waterlogged moat³⁰.
- 4.2.11. The site of the possible location of a watermill, north-east of Old Bold Hall, Bold (MME8648) lies within the inner study area, whilst potential features associated with the site of the Medieval and Post-Medieval park, Old Bold Hall and Bold Hall, Bold (MME8654) may lie within the Proposed Development boundary. Other non-designated Medieval assets lie close to the application site and include field boundaries and ridge and furrow (MME15540) and a possible cropmark of a Moat, Southeast of Old Bold Hall Moated Site, Bold (MME8650).
- 4.2.12. Due to the presence of heritage assets of medieval date within the inner Study Area, the potential for further unknown remains of Medieval date within the Proposed Development is judged to be moderate..

POST-MEDIEVAL PERIOD (AD 1540 – AD 1750)

- 4.2.13. The Post-Medieval period is often characterised by the establishment of manorial estates. The estate at Old Bold Hall continued to expand throughout the 16th century, with the erection of Grade II gate piers (1253233) and a bridge (1253234) by the Italian architect, Giacomo Leoni (1686 –1746), who was also responsible for redesigning the Elizabethan house at Lyme Park³¹, Cheshire.
- 4.2.14. Across the Bold township, agricultural practices and woodland management continued into the period³². Woodland plantations dominated the area and there is evidence of a Post-Medieval deer park with hunting lodge and park pale (MME8654) associated with the Old Bold Hall, situated within the Proposed Development boundary. Evidence suggests degradation of the parkland in 1609 with the 'qualitie of the Parke much altered'³³. Nevertheless, the Bold New Hall was erected in 1730 and

²⁶ Cheshire West and Chester Historic Environment Record (CHER)

²⁷ Cheshire West and Chester Historic Environment Record (CHER).

²⁸ Ibid.

²⁹ Ibid.

³⁰ Ibid.

³¹ R. Joekees 1985. *The National Trust Guide* (3rd edition).

³² Museum of Liverpool and English Heritage 2011

³³ MHER

was one of the largest country house parks in Lancashire. Potential features associated with the site of the Medieval and Post-Medieval park, Old Bold Hall and Bold Hall, Bold (MME8654) may lie within the Proposed Development boundary. Remains of the “Big Dam” noted on the Ordnance Survey map of 1850 may lie within the application site. Other sites of Post-Medieval date comprise the possible location of Brick Kiln, near Old Bold Hall, Bold (MME8647), and the site of a Watermill, at Old Bold Hall, Bold (MME8653).

- 4.2.15. Based on the evidence from the inner Study Area, the potential for currently for further unknown remains of Post-Medieval date within the Proposed Development is judged to be moderate.

INDUSTRIAL PERIOD (AD 1750 – 1914)

- 4.2.16. The development of industrial processes and manufacturing in the second half of the 18th century ultimately resulted in the expansion of urban areas, such as that of St Helens. The supplying of glass, copper and chemical industries led to the creation of mills and workers terraces³⁴. Dramatic population increases led to high demands for housing resulting in a decline in living standards and sanitation. In 1845, the establishment of a local government body, the St Helens Improvement Commission, aimed to improve social housing through drainage and water facilities³⁵.
- 4.2.17. By 1848, the Bold Hall estate comprised c. 7000 acres and was “famous for its fertility and richness”. It had also become known for the minerals beneath its surface which had attracted the interest of a syndicate led by industrialist David Gamble and colliery proprietors³⁶. During the 1850s, Henry Bold-Hoghton sold the estates lands as piecemeal. Bold Hall and various farms on the estate were sold in 1860 to Wigan cotton merchant William Whitacre Tipping for £120,000³⁷.
- 4.2.18. In and around the area of St Helens, three main collieries were established at Sutton Manor (c. 3.5km north-west from the Proposed Development), Clock Face (c. 0.4km north of the Proposed Development) and at Bold (2km north of the Proposed Development). Bold was renowned for small-scale peat and coal working in addition to farming practices³⁸. Bold Colliery was established from c.1876, including Clock Face Colliery and Bold Ironworks which contributed to the local economy³⁹.
- 4.2.19. St Helens and Warrington developed as prominent industrial towns with increased communication and transport links. Located in the wider study area, the erection of the Grade II Listed Sankey Railway Station (1230788) was erected for the Cheshire Lines Committee (CLC), the second largest joint railway in Great Britain.
- 4.2.20. The modern Bold farmhouse (1031890) located within the Bold estate, was built partially from material from Old Bold Hall. The Bold New Hall was demolished in 1899, leaving only the coach house intact. Remains of the “Big Dam” noted on the Ordnance Survey map of 1850 may lie within

³⁴ Oxford Archaeology North 2006, ‘A58 Blackbrook Diversion, St Helens, Merseyside’, *Archaeological Evaluation and Excavation Assessment Report*, 12.; Walton 1987

³⁵ Museum of Liverpool, English Heritage 2011, Merseyside Historic Characterisation Project: St Helen’s Report (MHCP)

³⁶ Ibid.

³⁷ Ibid.

³⁸ Ibid.

³⁹ Ibid.

the Proposed Development boundary. Although the dam site has been dated to the industrial period from cartographic sources, it may relate to earlier periods particularly to the Medieval period where it may be associated to the site of the possible location of a watermill, the site of a Watermill, at Old Bold Hall, Bold (MME8653).

- 4.2.21. Typically, however, assets dating to the Industrial Period found within the inner study area relate to the rural hinterland St Helens and Warrington. Such assets include the site of a pair of hay barns, Bargyloo, Warrington Road, Bold (MME16718), the site of Outbuildings Southwest of Site of Bold Hall, Hall Lane, Bold (MME8670) and site of Ivy Cottage, Warrington Road, Bold (MME8641). That such sites have been identified from Ordnance Survey mapping suggests that the potential for currently unknown industrial period remains within the Proposed Development is judged to be low.

MODERN PERIOD (AD 1914 – PRESENT)

- 4.2.22. The area of Bold Heath continued to expand into the Modern Period. Bold Old Hall was demolished in 1936⁴⁰ with the present site transformed into 'Home Farm'. In 1940, the RAF Burtonwood base (MCH9847) was established as a servicing and storage facility⁴¹ during the Second World War (1939-1945). By 1942, the base was transferred to the US military as one of the largest American air stations in England. The Burtonwood aerodrome (MCH9847) comprised a bomber base and supply station for American forces in Europe. Located in the wider study area, the airfield at Burtonwood comprised a concrete emplacement, machinery and ancillary buildings of a heavy anti-aircraft gun (SM1019531). The airfield defence of Pickett-Hamilton fort (SM1020869) also located in the wider study area, is a rare surviving example of a pillbox of innovative design and mechanical simplicity⁴². Further sites relating to the RAF Burtonwood base comprise the site of a Second World War searchlight battery, Bold (MME19576) and site of a Second World War airfield bombing decoy site, Bold Heath, Bold (MME19569).
- 4.2.23. The wider Bold area was the site of Bold Colliery, with Bold Power Station located adjacent to the coal colliery. The power station was established c. 1960 as the largest generating facility in north-west England. Extensive rail sidings were utilised for the transportation of coal from Bold Colliery and also via the main Liverpool and Manchester lines. The coal mining and glass-making industry were the main employers in the surrounding area. Bold Colliery was the last local coal mine in Britain to use steam locomotives until 1982⁴³.
- 4.2.24. The glass industry in St Helens continued to flourish under Pilkington glass-manufacturing company. In the mid-1950s, Pilkington created the first ever flat and safety glass in the world which was used for aerospace, automobile and building industries. However, the formation of a new subsidiary (Pilkington Optronics) led to decline from 1970s to 1990s and subsequent takeover bid by the Japanese company NSG⁴⁴. There is no evidence of Modern activity within the inner study area, nor

⁴⁰ Ibid.

⁴¹ Ferguson 1986, 9

⁴² Historic England 2002

⁴³ Heavyside 1984

⁴⁴ Barker 1977, *The Glassmakers: Pilkington: 1826 – 1976*, pp.31-422

within the Proposed Development boundary. Therefore, the potential for currently unknown remains of Modern date with the Proposed Development is judged to be low..

4.3 HISTORIC LANDSCAPE CHARACTER

- 4.3.1. The historic character of St Helens is outlined within the St Helens Historic Settlement Study as part of the Merseyside Historic Characterisation Project (2011).
- 4.3.2. The historic character of Bold comprises several field systems which have declined in number and size from the mid-19th century. The earliest field enclosure in St Helens is thought to be of Post-Medieval date. Most land comprises piecemeal enclosures dating to the 17th and 19th centuries, with surveyed enclosure following in the mid to late 19th century. The tendency in the late 20th century has been to remove field boundaries to form larger agglomerations. There is evidence of some earlier enclosure patterns and piecemeal enclosures but these are small. There are some significant areas of small, semi-regular open fields to the north, west and southwest of the Borough.
- 4.3.3. Bold Heath (7 FF4) is the largest area of floodplain landscapes located to the extreme south of the Borough. The landscape is overriding flat land form running down to the Mersey floodplain to the south and is composed of large scale geometric fields in a loose grid pattern. Mature shelterbeds and hedgerows bound the fields, although the majority are degraded. There are small pockets of mature woodland associated with hedgerows and small ponds (predominantly medium to large, semi-regular fields. Extant woodland (Plantation Woodland) is present in the south-eastern extent of the district at Bold. These are particularly present within the grounds of a former private estate of Bold Hall.

4.4 ARCHAEOLOGICAL INTERVENTIONS

- 4.4.1. Four intrusive archaeological interventions and two fieldwalking surveys have taken place within the inner study area. These are listed below in **Table 4-2**. None of the intrusive interventions revealed any archaeological features of note within the inner study area, however there was one instance where archaeological deposits were identified during a watching brief which extended beyond the inner study area.

Table 4-2 – Archaeological interventions in the inner and wider study areas

Type of intervention	Location and date	Organisation	Results
Monitoring of Geotechnical Trial Pits	M62 new Junction 8 and Junctions 8-9 widening, Cheshire	Lancaster University Archaeological Unit	Mesolithic peat deposits near Burtonwood Service Area. These occurred in the basin of the Sankey Brook outside of the study areas
Geophysical (magnetometer) survey, monitoring of geotechnical investigations and	Omega Phase 1 and 2 Warrington, 2007	WSP	No archaeological deposits were identified

excavation of a single trial trench			
Watching Brief	Lingley Mere, Warrington, Cheshire, 2006 and 2009	Oxford Archaeology North	No archaeological deposits or features were recorded
Watching Brief	North West Ethylene Pipeline, Further Mear Hey, Bold - 1991	Lancaster University Archaeological Unit	No significant features observed
Fieldwalking	Fieldwalking survey southwest of Old Bold Hall, Bold – 1987	Liverpool Museum	Unknown – HER records limited
Fieldwalking	Fieldwalking survey – north of the M62, east of Griffin Wood	Unknown	Unknown – HER records limited

4.5 DEVELOPMENT OF THE STUDY AREA

- 4.5.1. Willem and Jan Blaeu's 1650 map (**Figure 4-1**) clearly illustrates that the area around the proposed development was well populated during the 17th century, with numerous settlements being depicted.
- 4.5.2. There are four enclosures which are likely to represent deer parks and part of prominent estates at 'Ashton Chap', Car and Bradley to the north. The settlement of Bold is visible, including the neighbouring settlements of Bewsey and 'Sankye' situated on the edge of inland tributaries which form part of the prominent watercourse at Warrington.



Figure 4-1 - Willem & Jan Blaeu's 1650 map, 'Lancastria Palatinatvs' illustrating several settlements with tributaries flowing towards the River Mersey and large settlement of Warrington to the south. Red oval shows approximate location of the Proposed Development

- 4.5.3. Yates' Map of Lancashire 1786 (**Figure 4-2**) depicts both the Old Bold Hall moated site, Bold (SM1010703) and the former site of Bold Hall. The latter is shown as lying to the west of an area of woodland, which may represent part of the deer park. Old Bold Hall moated site is depicted, along with a watercourse and what may be the "Big Dam" (WSP002). The settlements of Great Sankey and Burton Wood are shown to the south-east and north-east, respectively. Bold Heath is located to the south.



Figure 4-2 - Yates' Map of the County Palatine of Lancaster, 1786. The red oval represents the approximate position of the Proposed Development

- 4.5.4. Cary's map of 1801 (**Figure 4-3**) illustrates the expansion of various settlements and the development of communication routes in the area. To the west of Warrington, the settlement of Bold Heath is clearly visible, located on the edge of a major communication route stemming from Warrington to Rainhill to the west. To the north, the settlement of Bold and Bold Maypole is present to the north, all of which are interconnected by smaller roads. The large settlement of 'St Hellen' is present to the north west and Newton to the north-east. However, in some respects the map is less detailed than Yates, which emphasizes the estates and parks whilst Cary's map concentrates on the communications network.



Figure 4-3 - John Cary's 1801 'New Map of Lancashire' depicting various settlements, including that of Bold, Bold Heath and Bold Maypole, located between the principal settlements of St Hellen, Newton and Warrington. Red oval shows approximate location of the Proposed Development

- 4.5.5. The Ordnance Survey map of 1849, 6-inch to the mile (**Figure 4-4**) illustrates the utilisation of the landscape comprising wooded plantations, and park land (Bold Park) and agriculture. Several plantations are present within the wider Bold Park, including Johnson's Plantation and Lower Park Plantation located within the Proposed Development boundary. A trackway traverses north / south through the Proposed Development, while Booth's Wood (WSP001) is located on the western periphery. To the west, Bold Hall (SM1010703) and the 'New Stables' (LB1031889) are present. A substantial dam ('Big Dam'; WSP002) is also present north-west of the Hall, adjacent to Dam Plantation.

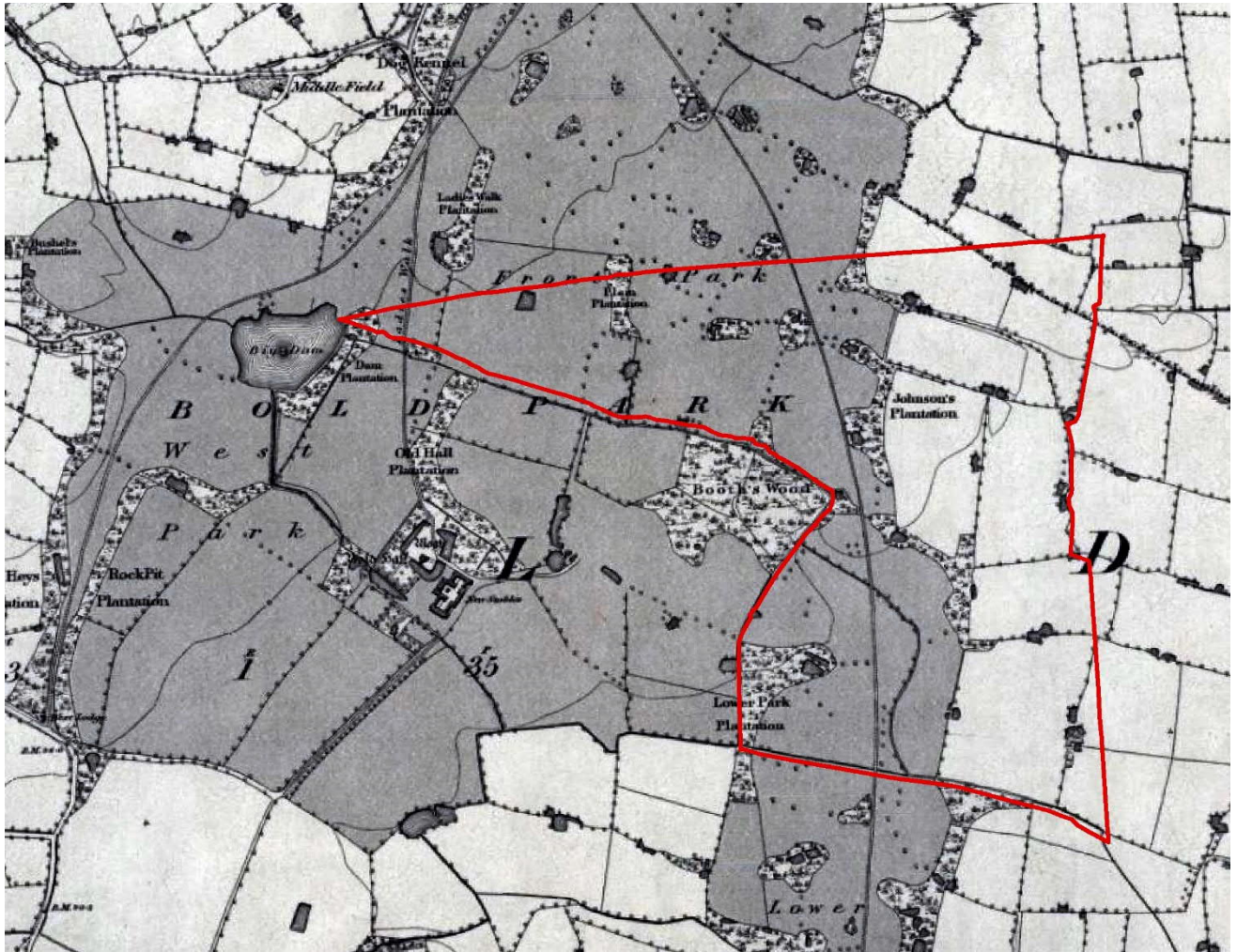


Figure 4-4 - OS map of 1849, 6-inch to the mile illustrating the rural landscape and wooded plantations located within Bold Park

- 4.5.6. The 1893 Ordnance Survey 25-inch to the mile map of (**Figure 4-5**) illustrates gradual development of Bold Park. The Park is depicted, not as a distinct area, but appears to be broken-up into discrete areas of woodland and plantations within the rural landscape of fields. Located within the Proposed Development boundary, Johnson's Plantation as represented in the Ordnance Survey map of 1849 (Image 4-3), has been renamed 'Big Wood Belt'. Booth's Wood remains present, and to the west, the Old Hall Plantation comprising the Old Bold Hall with moat (SM1010703), stables and Old Bold Farm (1031889) has remained. To the east, Barrow New Hall is present and much of the agricultural landscape has remained the same.

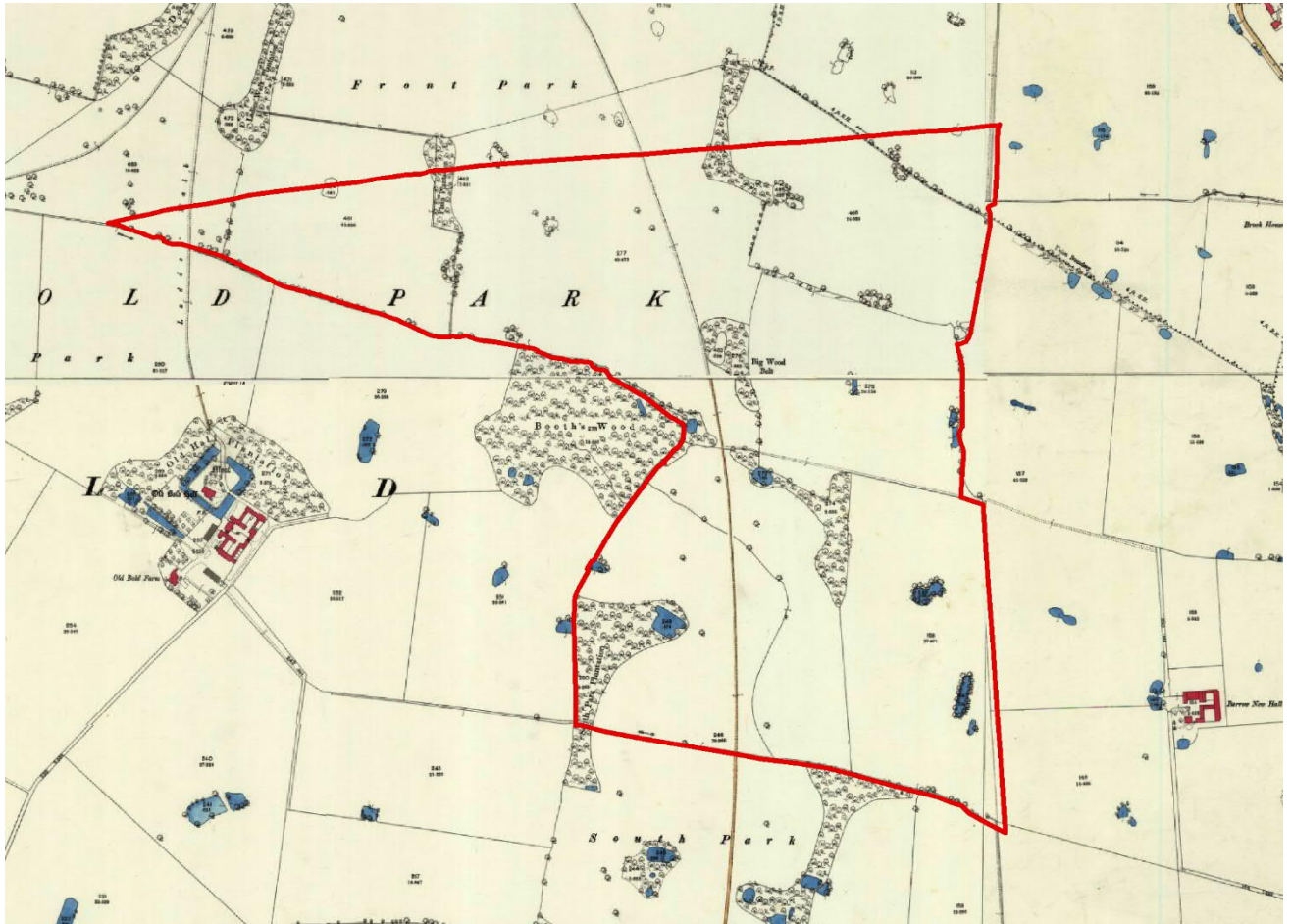


Figure 4-5 - OS Maps of 1893, 6-inch to the mile illustrating the breakup of Bold Park reducing it discrete areas of woodland and plantations within the rural landscape

- 4.5.7. The Ordnance Survey six-inch map of 1928 (**Figure 4-6**) illustrates little development within the Proposed Development boundary and the surrounding area. Plain Plantation (previously unnamed) is now present within the Proposed Development boundary, including Duck Wood to the south-west. Ladies Walk (public footpath) traverses north / south in the far eastern extent of the boundary. Much of the surrounding landscape has remained unchanged.

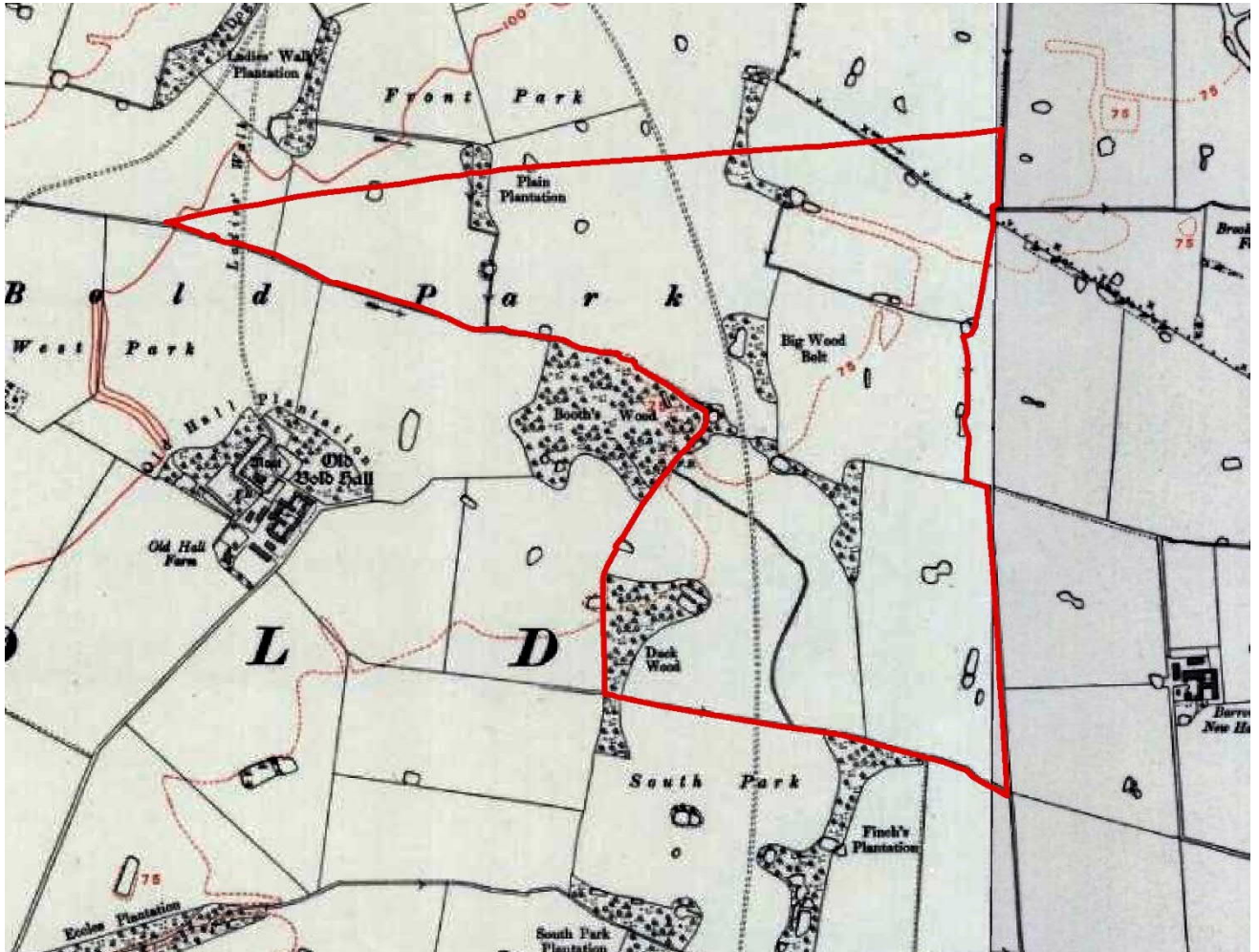


Figure 4-6 - OS map of 1928, 6-inch to the mile illustrating little change to the rural landscape within the Proposed Development boundary and surrounding areas

- 4.5.8. The Ordnance Survey map of 1937 (**Figure 4-6**), again illustrates little change within the Proposed Development. In comparison to the Ordnance Survey map of 1928 (**Figure 4-5**) there is some evidence of plantation clearance, appearing less dense in the current map. A footbridge is located within the southern extent of the Proposed Development boundary. Further east, the Burtonwood airfield is present where the heavy anti-aircraft gun (SM1019531) would have been located during World War II.

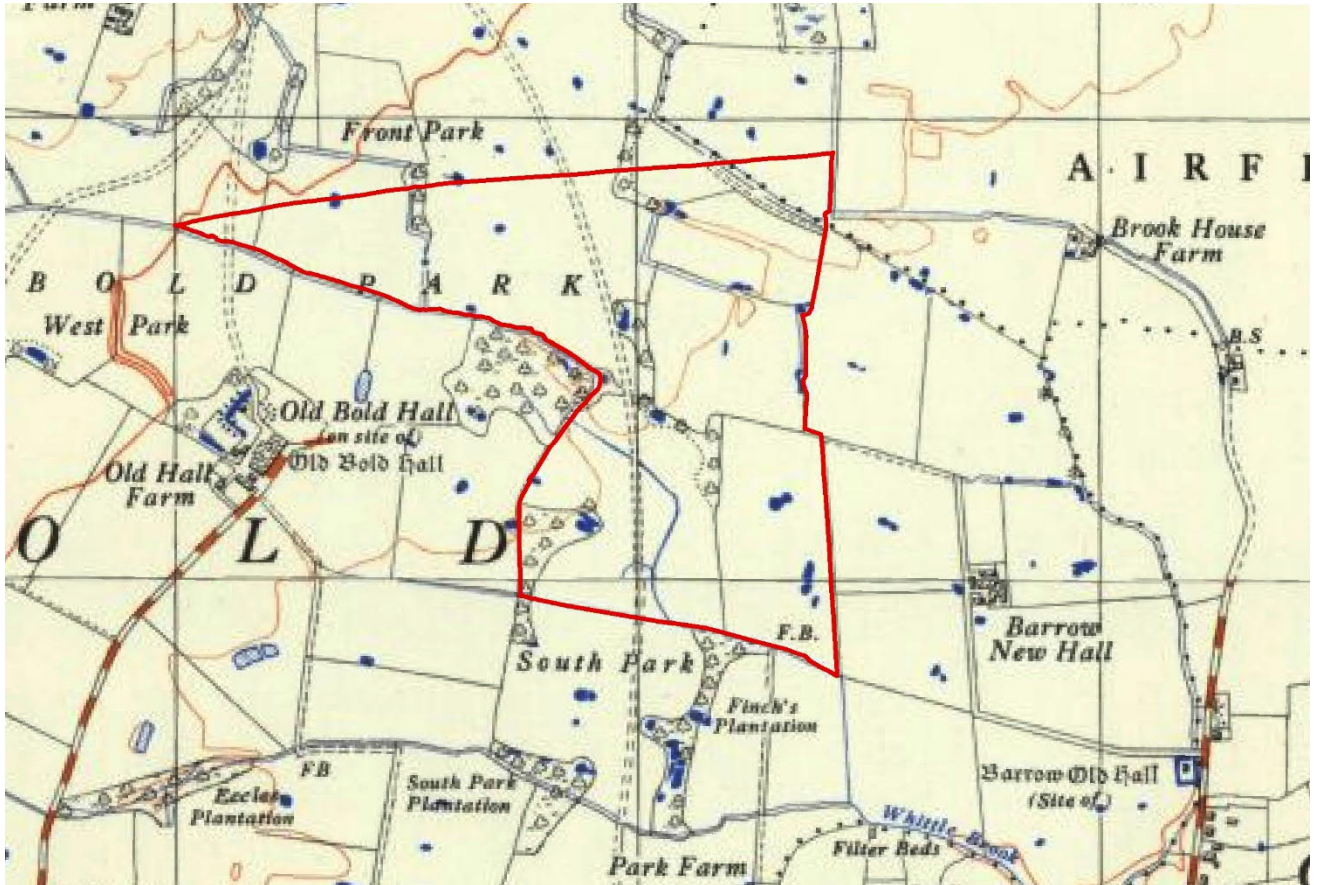


Figure 4-7 - The OS 25-inch to the mile map of 1937, illustrating little development in the immediate landscape and Burtonwood airfield to the north-east

5 GAZETTEER OF HERITAGE ASSETS

- 5.1.1. A total of 57 heritage assets are present within the inner and wider study areas. Of these, fifteen are statutory designated (See **Tables 5-1 and 5-2**). These comprise five Scheduled Monuments and ten Grade II Listed buildings and structures, all located outside of the Proposed Development boundary. The nearest designated asset to the Proposed Development is the site of Old Bold Hall moated site (Scheduled Monument 1010703), located c.300m to the west.
- 5.1.2. Of the 42 non-designated heritage assets, four lie within the application site itself. These comprise the site of the Medieval and Post-Medieval park at Old Bold Hall and Bold Hall (MME8654), Booth's Wood (possible ancient woodland; WSP001), shown on the 1849 and successive Ordnance Survey Maps, the site of "Big Dam" (WSP002) also depicted on the 1849 Ordnance Survey map (**Figure 4-4**) and an area of ridge and furrow recorded through the National Mapping Programme (NHL160504). The assets date from the Medieval to Post-Medieval periods and comprise above and below-ground archaeological remains. A list is presented in **Table 5-1**, below, and the locations of the assets is presented on **Figures 3 and 4** in **Appendix B**.
- 5.1.3. Five non-designated assets lie close to the application site, and include field boundaries and ridge and furrow (MME15540), Site of a Second World War airfield bombing decoy site, Bold Heath, Bold (MME19569), Possible location of a watermill, Northeast of Old Bold Hall (MME8648), Possible cropmark of a moat, Southeast of Old Bold Hall Moated Site, Bold (MME8650) and the site of the former RAF/USAAF Burtonwood Airfield (MCH9847).

Table 5-1 – Scheduled Monuments located within the wider, 2km, study area

SM Number	Name	Period	Value / Sensitivity
1019531	Site of Heavy Anti-aircraft gun, South Lane Farm	Modern	High/ National
1017582	Old Moat House Medieval Moat, Bold	Late Medieval	High/ National
1020869	Pickett-Hamilton fort, south-east of Limekiln Farm	Modern	High/ National
1013363	Barrow Old Hall moated site, Great Sankey	Multi-period	High/ National
1010703	Old Bold Hall moated site, Bold	Multi-period	High/ National

Table 5-2 – Grade II Listed Buildings located within the wider, 2km, study area

NHLE Number	Name	Period	Value/Sensitivity
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1391236	Walled garden adjoining site of former Bold Hall	Multi-period	Medium / Regional
1230723	Church of St Mary, Great Sankey	Multi-period	Medium / Regional
1253233	Gate piers at Bold Old Hall	Post-medieval	Medium / Regional
1230624	Sundial at St Mary's Churchyard	Post-medieval	Medium / Regional
1031890	Farmhouse at former Bold Hall Estate	Industrial period	Medium / Regional
1393568	Mounting block	Industrial period	Medium / Regional
1230788	Sankey Railway Station	Industrial period	Medium / Regional
1230786	Milestone, Great Sankey	Industrial period	Medium / Regional
1253234	Bridge at Bold Old Hall	Post-medieval	Medium / Regional
1031889	Farm outbuilding, formerly Stables, at Former Bold Hall Estate	Multi-period	Medium / Regional

Table 5-3 – Non-designated heritage assets located within the application site or within the 1km inner study area

HER Number	Name	Period	Value/Sensitivity	Within the application site
MME8648	Possible location of a watermill, north-east of Old Bold Hall, Bold	Unknown date	Medium / Regional	No
MME8654	Site of Medieval and Post-Medieval park, Old Bold Hall and Bold Hall, Bold	Multi-period (Medieval to Post-Medieval)	Medium / Regional	Yes
MME15540	Field boundaries and ridge and furrow, Bold	Medieval	Low / Local	No
WSP001	Booth's Wood (possible ancient woodland)	Multi-period (medieval to Post-Medieval)	Medium / Regional	Borders scheme boundary
WSP002	<i>Big Dam</i> , shown on OS Map (1850)	Post-Medieval	Medium / Regional	Yes

MME12438	Site of a Tanhouse, Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME12441	House at Old Hall Farm, Old Bold Hall, Bold	Industrial – Modern	Medium / Regional	No
MME12443	Farm Building at Old Hall Farm, Old Bold Hall, Bold	Industrial – Modern	Low / Local	No
MME12445	Farm Building at Old Hall Farm, Old Bold Hall, Bold	Industrial – Modern	Medium / Regional	No
MME12446	Farm Building at Old Hall Farm, Old Bold Hall, Bold	Industrial – Modern	Medium / Regional	No
MME8405	Medieval and Post Medieval Pottery, Southwest of Old Bold Hall (BD3), Bold	Medieval – Industrial	Low / Local	No
MME8647	Possible Location of Brick Kiln, near Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME8650	Possible cropmark of a moat, Southeast of Old Bold Hall Moated Site, Bold	Medieval	Medium / Regional	No
MME8652	Possible Earthwork Platform, Southwest of Old Bold Hall, Bold	Post-Medieval	Low / Local	No
MME8653	Site of a Watermill, Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME8656	Site of Stable and Shippon, Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME8657	Site of Great Barn, Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME8658	House at Old Hall Farm, Old Bold Hall, Bold	Post-Medieval – Modern	Medium / Regional	No
MME8659	Old Hall Farm, Southwest of Old Bold Hall, Bold	Post-Medieval – Modern	Medium / Regional	No
MME8660	Site of Shippon, Old Bold Hall, Bold	Post-Medieval – Industrial	Medium / Regional	No
MME15540	Field boundaries and ridge and furrow, Bold	Medieval	Low / Local	No
MME19569	Site of a Second World War airfield bombing decoy site, Bold Heath, Bold	Modern	Medium / Regional	No

MME8643	Possible Site of Pele Tower, Southeast of Old Bold Hall, Bold	Medieval	Medium / Regional	No
MME12402	No. 4 Hall Lane, Bold	Industrial - modern	Medium / Regional	No
MME12418	Bargyloo Barn, Warrington Road, Bold	Industrial - modern	Low / Local	No
MME12471	Site of Stables of Bold Hall, Hall Lane, Bold	Industrial	Medium / Regional	No
MME16718	Site of a pair of hey barns, Bargyloo, Warrington Road, Bold	Industrial - modern	Low / Local	No
MME19576	Site of a Second World War searchlight battery, Bold	Modern	Medium / Regional	No
MME8409	No. 1 Hall Lane, Bold	Industrial - modern	Medium / Regional	No
MME8645	Bargyloo, Warrington Road, Bold	Industrial - modern	Medium / Regional	No
MME8662	Site of Bold Hall, Hall Lane, Bold	Industrial	Medium / Regional	No
MME8666	Kennels Cottage, Hall Lane, Bold	Industrial - modern	Low / Local	No
MME8667	Thatched Cottage, Hall Lane, Bold	Industrial - modern	Medium / Regional	No
MME8668	Fishpond near Site of Bold Hall, Hall Lane, Bold	Industrial - modern	Low / Local	No
MME8670	Site of Outbuildings Southwest of Site of Bold Hall, Hall Lane, Bold	Industrial - modern	Low / Local	No
MME8777	Site of Woodside Farm, Joy Lane, Burtonwood	Industrial	Low / Local	No
MME8641	Site of Ivy Cottage, Warrington Road, Bold	Industrial - modern	Low / Local	No
MME8642	West Lodge Building at South Lodge, Warrington Road, Bold	Industrial - modern	Medium / Regional	No
MME8779	Site of Second World War Heavy Anti Aircraft Battery, off Joy Lane, Bold	Industrial - modern	Medium / Regional	No



MME8674	Site of Workshops West of Site of Bold Hall, Hall Lane, Bold	Industrial	Low / Local	No
MCH9847	RAF Burtonwood and USAAF Station 590	Modern	Medium / Regional	No
NHL1605040	Ridge and Furrow cropmark	Medieval Post-Medieval	Low / Local	Yes

6 IMPORTANCE OR SENSITIVITY OF THE HERITAGE ASSETS

- 6.1.1. Initially, the sensitivity or importance of a heritage asset is judged in an international, national, regional, local or uncertain context, as defined in **Table 6-1 below**. The consideration of the sensitivity of statutory designated assets such as Scheduled Monuments, Listed Buildings, and Registered Parks and Gardens is reflected in their Grade. For example, Grade I Listed Buildings are those which are considered to be of exceptional national architectural or historic importance. Grade II* Listed Buildings are of particular national importance and special interest. Both Grade I and II* Listed Buildings are of great importance to the nation's built heritage and their importance will generally be beyond dispute. Grade II Listed Buildings are usually designated for their architectural and historic interest. They make up around 95 per cent of all Listed Buildings.
- 6.1.2. **Table 6-1** is a general guide to the attributes of cultural heritage assets and it should be noted that not all the qualities listed need to be present in every case and professional judgment is used in balancing the different criteria. The list is not exhaustive.

Table 6-1 – Criteria Used to Determine the Importance / Sensitivity of Heritage Assets

Cultural Importance/ Sensitivity	Criteria
International	World Heritage Sites; Sites of International Importance.
National	Scheduled Monuments; Grade I and II* Listed Buildings; Registered Parks and Gardens; Archaeological Notification Areas associated with nationally significant remains; Non-designated heritage assets of archaeological interest that are demonstrably of equivalent significance to Scheduled Monuments; Conservation Areas.
Regional / County	Grade II listed buildings Locally listed buildings; Archaeological sites and remains which contribute to regional research objectives; Historic buildings/structures that contribute to regional character either through architectural interest or a specific function; Archaeological Notification Areas; Assets which contribute to regional or cultural understanding of the area.

Local/ Borough	Archaeological sites and remains with a local or borough interest for education, cultural appreciation; Assets which contribute to local or cultural understanding of the area.
Uncertain / Potential	Potential archaeological sites for which there is little information. It may not be possible to determine the importance of the site based on current knowledge. Such sites are likely isolated findspots, place names or cropmarks identified on aerial photographs.

6.1.3. Of the assets to be affected by the Proposed Development, the following importance or sensitivity is applied, as shown in **Table 6-2**, below.

Table 6-2 – The Importance / Sensitivity of Heritage Assets affected by the Proposed Development

Cultural Importance/Sensitivity	Criteria
Statutory Designated Assets	
International	No World Heritage Sites or Sites of International Importance are present
National	Five scheduled monuments are located within the wider study area: <ul style="list-style-type: none"> • Site of Heavy Anti-aircraft gun, South Lane Farm (SM1019531) • Old Moat House Medieval Moat, Bold (SM1017582) • Pickett-Hamilton fort, south-east of Limekiln Farm (SM1020869) • Barrow Old Hall moated site, Great Sankey (SM1013363) • Old Bold Hall moated site, Bold (SM1010703)
Regional	Ten Grade II listed buildings: <ul style="list-style-type: none"> • Walled garden adjoining site of former Bold Hall (LB1391236) • Church of St Mary, Great Sankey (LB1230723) • Gate piers at Bold Old Hall (LB1253233) • Sundial at St Mary's Churchyard (LB1230624) • Farmhouse at former Bold Hall Estate (LB1031890) • Mounting block (LB1393568) • Sankey Railway Station (LB1230788) • Milestone, Great Sankey (LB1230786) • Bridge at Bold Old Hall (LB1253234) • Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889)
Non-designated Assets	

Regional / County	<p>Three assets are of regional / county importance. The North West Regional Research Framework demonstrates the importance of, deer parks, mill related features and woodlands as archaeological resources and as wider research objectives⁴⁵:</p> <ul style="list-style-type: none"> • Site of Medieval and Post-medieval park, Old Bold Hall and Bold Hall, Bold (MME8654) • Booth's Wood (WSP001) • Site of "Big Dam" (WSP002)
Local / Borough	<p>One asset is of local/ borough importance. The North West Regional Research Framework demonstrates the importance of field systems as archaeological resources and as wider research objectives⁴⁶</p> <ul style="list-style-type: none"> • Ridge and Furrow cropmark (NHL1605040)
Uncertain / Potential	<p>The assessment has identified a low potential for archaeological remains of Prehistoric to Early Medieval date. Where present, these could be up to national importance, but are more likely to be of regional / county importance.</p> <p>The assessment has identified a moderate potential for remains of Medieval to Modern date. Where present, these are likely to range from local / borough to regional / county importance.</p>

⁴⁵ Newman, C, 2006 The Medieval Period Resource Assessment, in Brenand, M, 2006 The Archaeology of North West England: An Archaeological Research Framework for North West England Volume 1 Resource Assessment, 116; Caron Newman and Richard Newman, 2007 The Medieval Period Research Agenda, in Research and Archaeology in North West England: An Archaeological Research Framework for North West England Volume 2 Research Agenda and Strategy, 99-101, 111-112; Nevell, M, 2017 The Late Medieval Period Resource Assessment Council for British Archaeology North West, in The North west regional Research Framework Update Project; Available at: <https://archaeologynorthwest.wordpress.com/period-updates/>, (Accessed on 07/10/2019)

⁴⁶ Ibid.

7 SETTING ASSESSMENT

7.1 METHODOLOGY

- 7.1.1. The definition of setting used here is taken from the NPPF⁴⁷ and is defined as ‘the surroundings in which an 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’. Historic England⁴⁸ considers that the importance of setting lies in what it contributes to the significance of the heritage asset. This depends on a wide range of physical elements within, as well as perceptual and associational attributes pertaining to, the heritage asset’s surroundings.
- 7.1.2. Historic England discusses several other general considerations including: cumulative change; change over time; appreciating setting; buried assets and setting; designated settings; setting and urban design; and setting and economic and social viability and has provided a stepped approach to the assessment and importance of setting to heritage assets. Following Step 1, which is the initial identification of the heritage assets as presented in Section 6, the subsequent steps comprise:
- Step 2: Assess the degree to which these settings make a contribution to the significance of the heritage asset(s) or allow significance to be appreciated;
 - Step 3: Assess the effects of the proposed development, whether beneficial or harmful, on that significance or on the ability to appreciate it; and
 - Step 4: Explore ways to maximise enhancement and avoid or minimise harm (mitigation).
- 7.1.3. Step 2: In assessing whether, how and to what degree the settings make a contribution to the significance of the heritage assets, a number of potential attributes of a setting are considered. These attributes are in **Table C-1 in Appendix C**.
- 7.1.4. The attributes of a setting contributes to its sensitivity and therefore its contribution to the significance of the asset. Table 7-1 presents examples of definitions for the sensitivity of settings but should not be seen as exhaustive

Table 7-1 – Step 2 – Definitions of Sensitivity for the Settings of Heritage Assets

Examples of sensitivity of settings	Contribution to significance of the asset
A defined setting that is contemporary with and historically and functionally linked with the heritage asset, may contain other heritage assets of international or national importance, has a very high degree of intervisibility with the asset and makes a very substantial contribution to both the significance of the heritage asset	Very substantial

⁴⁷ DCLG 2019

⁴⁸ Historic England 2017, *The Setting of Heritage Assets: Historic Environment Good Practice Advice in Planning* 3.

and to the understanding and appreciation of the significance of the asset.	
Contemporary with and historically and functionally linked with the heritage asset, with minor alterations (in extent and/or character), has a high degree of intervisibility with the asset and which makes a substantial contribution to both the significance of the heritage asset and to the understanding and appreciation of the significance of the asset.	Substantial
Contemporary with and/or historically and/or functionally linked with the heritage asset but with alterations which may detract from the understanding of the heritage asset, and/or with a moderate degree of intervisibility with the asset and/or which makes a moderate contribution to the significance of the heritage asset and/or a moderate contribution to the understanding and appreciation of the significance of the asset.	Moderate
Largely altered so that there is very little evidence of contemporaneous and/or historic and/or functional links with the heritage asset, and/or with a low degree of intervisibility with the asset and/or which makes a minor contribution to both the significance of the heritage asset and to the understanding and appreciation of the significance of the asset.	Minor

- 7.1.5. Step 3: Having assessed the contribution of the setting to the significance of the asset, the effect of the proposed development on the setting can be determined by consideration of the potential attributes of the proposed development affecting setting. These attributes are presented in **Table C-2 in Appendix C** and following this the level of harm to the asset or beneficial impact of the potential Scheme needs to be evaluated. The criteria for assessing the level of harm are presented below (**Table 7-2**). This presents definitions of varying scales of harm or benefit to the contribution of the setting.

Table 7-2 – Step 3 – Criteria for Assessment of the Level of Harm / Benefit on the Setting of a Heritage Asset

Level of Harm or Benefit	Guideline Criteria
Beneficial:	
Major beneficial	The contribution of setting to the cultural heritage asset's significance is considerably enhanced as a result of the development; a lost relationship between the asset and its setting is restored, or the legibility of the relationship is greatly enhanced. Elements of the surroundings that detract from the asset's cultural heritage significance or the appreciation of that significance are removed.

Moderate beneficial	The contribution of setting to the cultural heritage asset's significance is enhanced to a clearly appreciable extent as a result of the development; as a result, the relationship between the asset and its setting is rendered more readily apparent. The negative effect of elements of the surroundings that detract from the asset's cultural heritage significance or the appreciation of that significance is appreciably reduced.
Minor beneficial	The setting of the cultural heritage asset is slightly improved as a result of the development, slightly improving the degree to which the setting's relationship with the asset can be appreciated.
Negligible	The setting of the cultural heritage asset is changed by the development in ways that do not alter the contribution of setting to the asset's significance.
Harm (Adverse):	
Less than substantial harm (Minor)	The contribution of the setting of the cultural heritage asset to its significance is slightly degraded as a result of the development, but without adversely affecting the interpretability of the asset and its setting; characteristics of historic value can still be appreciated, the changes do not strongly conflict with the character of the site, and could be easily reversed to approximate the pre-development conditions.
Harm	The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the development. Relevant setting characteristics can still be appreciated but less readily.
Substantial harm	The contribution of the setting of the cultural heritage asset to its significance is effectively lost or substantially reduced as a result of the development, the relationship between the asset and its setting is no longer readily appreciable.

- 7.1.6. Changes may occur to the settings of an asset that neither affect their contribution to the significance of the asset, nor the extent to which its significance can be experienced. In such instances it will be considered that there is no impact upon setting.

7.2 SITE VISIT

- 7.2.1. An assessment of the importance of the settings to the significance of the heritage assets was undertaken for designated heritage assets within the wider 2km study area, and for those assets located just on the periphery of it. A site visit was made during September 2019 when maximum screening was provided by existing vegetation, and therefore the assessments are largely indicative of the best-case scenario. The impacts of the Proposed Development were based on the indicative

site plan and high-level design and construction information. Assessments may be subject to change should more detailed designs be forthcoming. Each designated asset was also visited to assess the potential for harm to the significance of its setting.

7.3 SCHEDULED MONUMENTS

Old Bold Hall moated site, Bold (SM1010703), incorporating the Grade II Listed Gate Piers (LB1253233) and Bridge at Bold Old Hall (LB1253234), as well as the non-designated Medieval and Post Medieval Park, Old Bold Hall (MME8654)

- 7.3.1. The monument comprises a moated site, the island of which is now partially occupied by a 20th century farmhouse and garden but which was formerly occupied by Old Bold Hall. The moat is dry and has been partially in-filled but the site retains an early 18th century bridge and flanking gate piers which are Grade II Listed. The manor of Bold was known to be in existence in 1212 and Old Bold Hall is known to have been rebuilt at least 3 times, with access being by a drawbridge in the 16th century. The moat is 20-24m wide at its eastern corner and is steep-sided in its north-west and south-west arms, and up to 1.5m deep. It is heavily overgrown with trees and shrubbery throughout. The island measures c.60m x 70m and possesses two access drives, one continuing across the island as a public footpath. Although Old Bold Hall farmhouse, a timber shed, all hedges and a public footpath signpost are excluded from the scheduling, the bridge and gate piers are both listed structures. The ground beneath all these features, however, is included.
- 7.3.2. The Gate Piers and Bridge at Bold Old Hall (LB1253233 and LB1253234) are both Grade II Listed structures, and are included in the setting assessment. Both the gate piers and bridge were designed by the Italian architect Leoni and built early 18th century. The bridge (LB1253234) is a simple, single arched bridge over a moat, whilst the gate piers (LB1253233) are constructed in stone in a heavy, massive style. The capital of one pier is a restoration. The house was originally Palladian in style, but was subsequently rebuilt in modern times, re-using a 1616 datestone.
- 7.3.3. Old Bold Hall moated site is designated as a scheduled monument and is therefore of national value. The value of the asset and moats in general is that they form a significant class of Medieval monument and are important for the understanding of the distribution of wealth and status in the countryside. Conditions within the moat may be favourable to the survival of organic remains. The moated site at Old Bold Hall was one of five, with documentary evidence indicating that of these it was the most significant. The moat survives well despite its modern tree and shrub growth. Evidence of the original buildings will be preserved on the island. The Grade II Listed structures - Gate Piers and Bridge at Bold Old Hall (LB1253233 and LB1253234) – are of regional / medium value and demonstrate the continued use of the site into the Post-Medieval period.
- 7.3.4. Old Bold Hall moated site (SM1010703) is associated with and has group value, in terms of setting, with the site of the Medieval and Post-Medieval Park (MME8654), a non-designated asset (see Figure 2). The mid-19th century extent of which can be seen on the Ordnance Survey map of 1849, 6-inch to the mile (Figure 4-4). The 19th century extents are characterised by a slightly more open landscape, although the numerous lines of trees within the park suggest this was not always the case. Pockets of wooded areas, some of which may be ancient woodland are also visible, for instance, Booth's Wood (WSP001) which adjoins the western edge of the Proposed Development boundary (Figure 1). Ancient woodland is often denoted by firstly a 'Wood' name, as opposed to a 'plantation' name (seen in the nearby Johnson's Plantation on the Ordnance Survey map of 1849)

and a sinuous boundary⁴⁹. Part of which was also visible on the Ordnance Survey map of 1849. This is in contrast to the surrounding landscape which is composed of irregular small fields.

- 7.3.5. The present setting includes the M62 to the north, the Mersey Valley Golf and Country Club to the south and the Omega development to the east. Furthermore, trees now cover much of the north-east of the asset, thus affording some screening, as does Booth's Wood to the east. The view east is predominantly from the site of the former 18th century palladium house.
- 7.3.6. The removal of Duck Wood would potentially create indirect impacts to the setting of the asset, by not only removing a feature of the former parkland recorded on 19th century mapping, but also removing an area of woodland presently screening views to the east. There would, therefore, be an adverse impact to the setting of the Old Bold Hall moated site.
- 7.3.7. The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the Proposed Development. Relevant setting characteristics, including its location within its former parkland surroundings will be impacted, although they can still be appreciated but less readily.
- 7.3.8. The location and setting of the Gate Piers and Bridge at Bold Old Hall (LB1253233 and LB1253234), both Grade II Listed structures are unlikely to be adversely affected as they are screened by the tree coverage which exists over much of the moated site.

Old Moat House Medieval Moat, Bold (SM1017582)

- 7.3.9. The monument at Old Moat House comprises a moat approximately 68m square enclosing a dwelling house, garden and outbuildings. The moat has been partially filled at its north-west corner and along its northern side. Moated sites are generally seen as the prestigious residences of the Lords of the manor. The moat is particularly wide at this monument being approximately 15m across with a steeply sloping outer bank. The moat banks are heavily covered with trees and shrubbery. The Old Moat House and its outbuildings are excluded from the scheduling, although the ground beneath these structures is included. Moated sites form a significant class of Medieval monument and are important for the understanding of the distribution of wealth and status in the countryside. That the moat itself survives in good condition and remains water-filled suggests that it provides conditions suitable for the preservation of organic materials such as wood, leather and seeds. Additionally, the location of a covered well is known on the island, which is likely to provide similar preservation conditions to those in the moat. Remains of the original buildings which occupied the island are likely to survive beneath the present house and gardens. The characteristics of this Scheduled Monument, which is of High / national value and sensitivity, make it a good example of this significant class of Medieval monument.
- 7.3.10. The asset once lay within a landscape of small irregular shaped fields, suggestive of an old enclosure, much of which has now disappeared, as has a large area of ancient woodland (Hollin Wood; see **Figure 4-4**). Furthermore, recent development, principally the construction of the M62 motorway, has cut off the asset from the former enclosed field landscape that it shared with Old Bold

⁴⁹ Rackham 1986, 113

Hall moated site, Bold (SM1010703) to the south-west. Also, the development associated with Moat House farm to the south has further removed its rural setting. Although the asset is surrounded by tree cover, it retains some aspect of a quiet rural setting, although modern infra-structure has intruded on this. The Proposed Development will be visible from the asset, but given its distance (the asset is located 1.3km to the north) it is suggested that the contribution of the setting of the cultural heritage asset to its significance will be slightly degraded as a result of the Proposed Development, but without adversely affecting the interpretability of the asset and its setting: characteristics of historic value can still be appreciated, the changes do not strongly conflict with the character of the site, and could be easily reversed to approximate the pre-development conditions. Therefore, there will be less than substantial harm (Minor) to the asset.

Site of Heavy Anti-aircraft gun, South Lane Farm (SM1019531)

- 7.3.11. The monument includes the standing, earthwork and buried remains of the majority of a World War II Heavy Anti-aircraft (HAA) gunsite known as Station H17 and Barrows Green gunsite in military records. The site includes the functional core of the gunsite with a command post, radar platform, four-gun emplacements, a generator building and ancillary buildings situated 380m east of South Lane Farm. A fifth gun emplacement and ancillary buildings have been removed in recent years in preparation for the construction of a second agricultural building on the southern half of the original site. The site was commissioned by February 1940 and manned by units of the Royal Artillery. In June 1942 it was equipped with two 3.7-inch guns together with GL Mk II radar. This site was not selected as one of the 192 HAA gunsites which were retained after the war as part of the Nucleus Force and which formed part of the defences of the country during the Cold War.
- 7.3.12. The gun emplacements were constructed out of concrete to a fairly standard pattern, and with the exception of interior fixtures and fittings are substantially complete. They form an arc facing north east around the central radar and command buildings. Each emplacement is octagonal in shape, open to the sky, with two opposed entrances fitted with steel blast doors of which only hinge brackets survive. The central pit in each case measures 7.5m across with a concrete floor and central ring of steel bolts for mounting the gun. On each of the six concrete walls internally there is a roofed chamber for storing ammunition and holes are visible in the side walls to take wooden racking to support the shells. Outside each gunpit there is a concrete shelter attached to opposite walls of the octagon which served as a store and waterproof recess for the gun crew when on standby.
- 7.3.13. The central command buildings, which remain roofed and substantially intact, are partly underground and partly open to the sky. At the eastern end of this complex is a double ramp leading up to what was a radar installation. In the interior there was a telescope for identifying aircraft, a predictor and a height finder with rooms for the operating personnel. The central command post is flanked by two roofed concrete buildings which appear to have been offices. One of these retains its steel window frames and wooden door frames. Situated 70m to the north of the central area is a two-roomed, roofed building with garage doors which probably housed the generator section and workshops. Two outside toilets have been added to this complex. The buildings are linked by a concrete roadway which encircles the core buildings and links the gun emplacements. To the south of the site there are the remains of concrete building platforms on which the living and further office quarters for the battery were located. The buildings no longer survive above ground apart from a water tank in the southern side of the site beside the main road. This area has been disturbed by

later buildings including a modern bungalow which has been built over the south-eastern end of the domestic camp area. The southern half of the original camp area is not included in the scheduling⁵⁰.

- 7.3.14. The sensitivity / value of this asset is national, as around only 60 of these HAA gun sites have remains thought sufficient to provide an understanding of their original form and function. Surviving examples are therefore sufficiently rare to suggest that all 60 well preserved examples are of national importance. The site is on private property and was not accessible during the setting assessment. The site lies on the southern edge of the wider study area and is partially screened by existing tree coverage. Although the northerly views toward the Proposed Development boundary are initially across large open arable fields, the presence of existing copses and wooded plantations will provide some screening to negate some of the harm to the setting. Also, the removal of much of the above ground evidence of the site of former RAF Burtonwood, located approximately 1km to the east of the scheme has also removed some of its historical setting.
- 7.3.15. This would suggest that the contribution of the setting of the cultural heritage asset to its significance will be slightly degraded as a result of the development, but without adversely affecting the interpretability of the asset and its setting; characteristics of historic value can still be appreciated, the changes do not strongly conflict with the character of the site, and could be easily reversed to approximate the pre-development conditions. Therefore, there will be Less than substantial harm (Minor) to the asset.

Pickett-Hamilton fort, south-east of Limekiln Farm (SM1020869)

- 7.3.16. The fort was designed to form a small part of the defences for RAF Burtonwood (MCH9847) airfield during World War II and was one of three constructed. It was built after the commissioning of the site for the Royal Air Force in 1940, and completed in 1941. By 1944 the airfield had been handed over for the use of the USAAF. Pickett-Hamilton forts were designed not to defend against air attack but to defend an airbase against capture from the ground. Pickett-Hamilton forts were issued to many airfields and located on the flying field itself. Normally level with the ground, these forts were occupied by two persons who entered through the roof before raising the structure by a pneumatic mechanism to bring fire on the invading force⁵¹.
- 7.3.17. The monument includes the concrete shell and underground remains of a Pickett-Hamilton fort on the site of a former United States Airforce (USAAF) base at Burtonwood (MCH9847). Above ground, all that is visible is the circular concrete slab which forms the lid of the retracted fort. The interior has been pumped free of water and an internal inspection demonstrates that the original pump mechanism for the hydraulic jacks is intact, as are all interior fittings, albeit severely rusted.
- 7.3.18. The significance / value of this Pickett-Hamilton fort, located 600m south east of Limekiln Farm, is that it is a rare surviving example of an ingenious pillbox designed for airfield defence. It is of particular importance for its innovative design and mechanical simplicity. This example provides a

⁵⁰ Site of Heavy Anti-aircraft gun, South Lane Farm (SM1019531) National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1019531>; (Accessed on 23/09/2019)

⁵¹ Pickett-Hamilton fort, south-east of Limekiln Farm (SM1020869) National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1020869>; (Accessed on 23/09/2019)

feature in the landscape which preserves the memory of an historic airfield where the other features of the original RAF station have not survived. The asset is of National importance.

- 7.3.19. The asset was originally part of RAF Burtonwood (MCH9847), most of which now lies below the existing Omega distribution centre (see **Figure 2 in Appendix A**). The asset is located west of the A5281 road and south-west of Junction 8 of the M62 motorway. Since the setting of the asset is largely altered so that there is very little evidence of contemporaneous historic or functional links with the heritage asset, the contribution to significance of the asset is minor.
- 7.3.20. Although the setting has already undergone substantial harm, in that the contribution of the setting of the cultural heritage asset to its significance is effectively lost or substantially reduced as a result of previous development. It is considered that the introduction of the Proposed Development will have a negative impact on the setting of the asset, resulting in the relationship between the asset and its setting being potentially no longer readily appreciable.

Barrow Old Hall moated site, Great Sankey (SM1013363)

- 7.3.21. The monument comprises a moated site that was formerly occupied by Barrow Old Hall. The hall was completely rebuilt on at least one occasion and towards the end of the 19th century was converted into a country cottage, finally being demolished in the 1960's. Limited excavation in 1986-7 found remains of a 17th century structure and evidence for earlier buildings. The moat is 12m max. width, waterlogged on three sides but has been infilled on the north side. A short length of inlet/outlet channel links the moat with a tributary of Whittle Brook. The island is grassed over and measures c.40m x 50m. It is approached on the west by a restored bridge originally of early 19th century date.
- 7.3.22. The earliest dated reference to an estate at Barrow is 1330. Its Medieval associations with the principal manor of Bold Old Hall and its position on the edge of the township suggest that its development as a moated site may have occurred late in the Medieval period.
- 7.3.23. The significance of Barrow Old Hall is that it is one of six moated sites in the Medieval township of Bold, and is of importance because it represents a rare and unusual example in north-west England of a large number of moated sites in one township. In addition, the monument retains considerable archaeological potential for the recovery of evidence of building foundations within its interior and for the recovery of organic material from the waterlogged moat. The asset is of national importance.
- 7.3.24. The site lies on the on the north-western edge of Great Sanky, some 0.7km south-east of the development boundary. It is enclosed on all sides by modern development, and as such the development neither affects the contribution to the significance of the asset, nor the extent to which its significance can be experienced.

7.4 GRADE II LISTED BUILDINGS AND STRUCTURES

Farmhouse at former Bold Hall Estate (LB1031890); Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889) and Walled garden adjoining site of former Bold Hall (LB1391236)

- 7.4.1. These three Grade II Listed assets have been assessed together as they were all formerly part of, or connected to the now demolished Bold Hall. The Farmhouse at former Bold Hall Estate (LB1031890) was associated with the stable range to former Bold Hall. It dates from the early-mid 18th century with late 19th century alterations and additions. The building is attributed to Giacomo

Leoni, and was built as part of the Bold Hall Estate of Peter Bold, who was Member of Parliament for Wigan in 1730. It is constructed in red brick with painted ashlar sandstone dressings, hipped roof and ashlar stacks to front and rear roof slopes⁵².

- 7.4.2. The house has group value with, and is located to the west of, the Farm Outbuilding, Formerly Stables, at Former Bold Hall Estate (LB1031889). It is attributed to the same architect as the house and of the same date as the Farmhouse (LB1031890). It is constructed from ashlar sandstone and red brick with ashlar detailing and dressings, coped gables and a slated roof. The plan comprises a linear arrangement, and is possibly formerly part of a larger complex⁵³.
- 7.4.3. The Walled Garden adjoining site of former Bold Hall (LB1391236) was completed c1844, and altered in the late 19th century. Further alterations took place in the 20th century, with various structures erected against the wall at different times. The wall is built of red brick, laid to English Garden Wall bond, with ashlar sandstone used for flat copings to the wall head, for the v-jointed surround to the entrance gateway and for the plain lintels to other doorways. The south wall incorporates a centrally-placed principal entrance with a shallow depressed archway defined by v-jointed rusticated quoining and voussoirs. The arch keystone is inscribed with the date 1844. The walled garden was a 19th century addition to the Bold Hall estate, carried out whilst it was still in the ownership of the descendants of John Bold⁵⁴.
- 7.4.4. The walled enclosure is of special interest as the principal component of an extensive, little altered and well-documented walled garden of 1844, part of the ongoing development of the estate by John Bold. The walled garden, together with the 18th century former Home Farmhouse and stables, represent the most significant surviving built elements in the historic landscape of the Bold Hall estate, one of the largest country house parks in Lancashire. The value / sensitivity of the asset is Medium / Regional due to their Grade II Listed Building designation. The internal views are contemporary with and historically and functionally linked with the heritage asset, with minor alterations (in extent and/or character), and has a high degree of intervisibility with the asset, which makes a substantial contribution to both the significance of the heritage asset and to the understanding and appreciation of the significance of the asset. However, given that the intended views of the asset were internal, in that they were concerned with the appreciation of the garden, the level of harm will be negligible.
- 7.4.5. The value / sensitivity of the house and stables is Medium / Regional due to their Grade II Listed Building designation. However, stables and house have further value in that Giacomo Leoni, was working in Cheshire at Lyme Park in the late 1720's. The mansion Leoni designed (built c1730) was a 9-bay, three-storeyed structure with an attached Corinthian portico and a stone-faced ground storey in channelled rusticated masonry. The east elevation of the stable range replicates in miniature form the architectural detail of the former hall's principal elevation. The park (MME8654) to

⁵² Farmhouse at former Bold Hall Estate (LB1031890) National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1031890> ; (Accessed on 23/09/2019)

⁵³ Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889) National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1031889> ; (Accessed on 23/09/2019)

⁵⁴ Walled garden adjoining site of former Bold Hall (LB1391236) National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1391236> ; (Accessed on 23/09/2019)

the hall was the second largest in South Lancashire. The principal elevations of both the stables (LB1031889) and the present Home Farmhouse (LB1031890) face in the direction of the site of the former hall. It was demolished c.1900.⁵⁵

- 7.4.6. The former mansion was originally part of Bold Park (MME8654; see paragraph 7.3.4), and the vista would have originally faced south toward Old Bold Hall moated site (SM1010703) through, in the 19th century, an open landscape dotted with trees and small copses. Surrounding the park was a network of small irregular fields and some that may have been part of former open fields. This landscape has for the most part been lost through amalgamation of fields and the construction of the M62 motorway. The Proposed Development will cause further adverse harm to the setting, since at present the view south and south-east although interrupted by the M62, still looks on mostly open fields. The existing Omega distribution centre is visible, but the Proposed Development will dominate the view. The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the Proposed Development. Relevant setting characteristics can still be appreciated but less readily.

Church of St Mary, Great Sankey (LB1230723) and Sundial at St Mary's Churchyard (LB1230624)

- 7.4.7. The church was constructed in 1769, and altered during the 19th century. The chancel was added in 1883 by W Owen, whilst the tower, belfry and spire were built or rebuilt between 1868-9. The Church is constructed in stone-dressed brown brick on a sandstone plinth with slate roof.
- 7.4.8. Located on the south-east of the porch of the church is a copper sundial and gnomon (the gnomon is the triangular blade on a sundial), dating to 1721. It is mounted on a circular cement baluster, probably of 19th century date. The baluster stands on a hexagonal memorial base of stone beneath which lie the remains of a number of families who died 1741-1903.
- 7.4.9. The church was originally situated within the dispersed settlement of Great Sankey, which over the 150 years has been encroached upon by urban development⁵⁶ that now completely surrounds the building. Much of this infill has taken place since the Second World War. Its present situation suggests that there will be Less than substantial harm (Minor) to the assets from the Proposed Development during both construction and operational phase. The contribution of the setting of the cultural heritage asset to its significance is slightly degraded as a result of the Proposed Development, but without adversely affecting the interpretability of the asset and its setting: the characteristics of historic value can still be appreciated and, the changes do not strongly conflict with the character of the site.

Grade II Listed Structures

- 7.4.10. The remaining Grade II listed structures, Mounting block (LB1393568), Sankey Railway Station (LB1230788) and Milestone, Great Sankey (LB1230786) are also located in Great Sankey with the Milestone and Mounting Block being located on Liverpool Road, some less than 1km from St Mary's

⁵⁵ *ibid*

⁵⁶ Ordnance Survey 6": 1 mile map Lancashire sheet CXV.NE, surveyed 1938-39, published 1894; Ordnance Survey 6": 1 mile map Lancashire sheet CXV.NE, surveyed 1888-92, published 1847;

Church. In this instance it is suggested that changes that may occur to the settings as a result of the development neither affect the contribution to the significance of the asset, nor the extent to which its significance can be experienced. Therefore, it is considered that there is no impact upon setting. neither affect the contribution to the significance of the asset, nor the extent to which its significance can be experienced. Therefore, it is considered that there is no impact upon setting

RAF Burtonwood and USAAF Station 590 (MCH9847 / HER4054)

- 7.4.11. The site of a former Second World War RAF and USAAF airfield. The airfield continued in use during the early stages of the Cold War before being converted to a US Army depot. Burtonwood was opened in 1940, and was run under the aegis of the Air Ministry then the Ministry for Aircraft production. Burtonwood Repair Depot was located to the south of the flying field. From 1940 to 1942 the depot site was used by British companies, Fairey aviation and Rootes Securities, mainly to assemble, repair and modify imported American built aircraft. Rootes also finished off and test flew British Bristol Blenheim aircraft. By March 1942, in addition to the personnel of the Royal Air Force Number 37 Maintenance Unit there were 4000 civilian workers on site. During 1942 there was an increasing US presence at the base, and an official hand over to the United States Army Air Force took place in October 1942. By 1945 the airfield had been redeveloped with more facilities and longer runways.
- 7.4.12. During the Berlin Airlift (1948-1949) the American 59th Air Depot Wing helped to supply Berlin from Burtonwood. In 1953-1954 the Americans made the base the "Northern Air Material Area", which involved the construction of a massive warehouse named Header House alongside the older depot. At the time this was said to have been the largest warehouse in Europe. Flying ceased in 1959, and in 1967 the US army took over the base as storage depot. Aside of the building of the M62 in 1973, Demolition of most of the remaining airfield site took place from 1986-1988.
- 7.4.13. RAF Burtonwood and USAAF Station 590 have group value with the of site of Heavy Anti-aircraft gun, South Lane Farm (SM1019531), Pickett-Hamilton fort, south-east of Limekiln Farm (SM1020869), both of which are Scheduled monuments and the sites of a Second World War airfield bombing decoy site, Bold Heath, Bold (MME19569) and a Second World War searchlight battery, Bold (MME19576), both of which lie in the inner and wider study areas. The site has historic rarity value from its use assembling, repairing and modifying imported American built aircraft as well as its contribution during the 1948-1949 Berlin Airlift.⁵⁷
- 7.4.14. However, the course of the main runway at Burtonwood was chosen as the route for the M62, building began in 1973. The base had also been prone to subsidence problems and the road builders added 1.5 m of fill to the area to stabilise it. Demolition of most of the remaining airfield site took place between 1986-1988.⁵⁸ Subsequently, the majority of the airfield has been redeveloped as part of the Omega North and Omega Business Park. It is therefore considered that the setting has already undergone substantial harm, in that the contribution of the setting of the cultural heritage asset to its significance is effectively lost or substantially reduced as a result of previous

⁵⁷ Cheshire Historic Environment Record Monument Record, HER4054 / MCH9847

⁵⁸ *ibid*

development. It is considered that the introduction of the Proposed Development will have a no further impact on the setting of the asset, since the relationship between the asset and its setting is no longer readily appreciable.

Table 7-3 – Contribution made by Settings to the Significance of the Assets

Asset	Contribution made by setting	Predicted impact	Level of Harm
Scheduled Monuments			
Site of Heavy Anti-aircraft gun, South Lane Farm (SM1019531)	Minor	Significance will be slightly degraded as a result of the development	Minor
Old Moat House Medieval Moat, Bold (SM1017582)	Moderate	Significance will be slightly degraded as a result of the development	Minor
Pickett-Hamilton fort, south-east of Limekiln Farm (SM 1020869)	Minor	None	None
Barrow Old Hall moated site, Great Sankey (SM 1013363)	Minor	None	None
Old Bold Hall moated site, Bold (SM 1010703)	Moderate	The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the development. Relevant setting characteristics can still be appreciated but less readily.	Harm
Listed Buildings			
Grade II listed Walled garden adjoining site of former Bold Hall (LB1391236)	Substantial	The setting of the cultural heritage asset is changed by the development in ways that do not alter the contribution of setting to the asset's significance	Negligible
Grade II listed Church of St Mary, Great Sankey (LB1230723)	Minor	None	None

Grade II listed Gate piers at Bold Old Hall (LB1253233)	Substantial	None	None
Grade II listed Sundial at St Mary's Churchyard (LB1230624)	Substantial	None	None
Grade II listed Farmhouse at former Bold Hall Estate (LB1031890)	Moderate	The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the development.	Harm
Grade II listed Mounting block (LB393568)	Substantial	None	None
Sankey Railway Station (LB1230788)	Substantial	None	None
Grade II listed Milestone, Great Sankey (LB1230786)	Moderate	None	None
Grade II listed Bridge at Bold Old Hall (LB1253234)	Substantial	None	None
Grade II listed Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889)	Moderate	The contribution of the setting of the cultural heritage asset to its significance is reduced appreciably as a result of the development.	Harm

8 CULTURAL HERITAGE SIGNIFICANCE

8.1 INTRODUCTION

- 8.1.1. Cultural heritage significance is defined in Annex 2 of the NPPF as 'The value of a heritage asset to this and future generations because of its heritage interest'. The NPPF (2019) is clear that 'heritage interest' may be archaeological, architectural, artistic or historic. The NPPF definitions for the heritage interests are provided in Table 7-1, below.

Table 8-1 – Definition of NPPF Cultural Heritage Significance

Heritage Value	NPPF Definition
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.
Architectural Interest	To be of special architectural interest a building must be of importance in its architectural design, decoration or craftsmanship; special interest may also apply to nationally important examples of particular building types and techniques (e.g. buildings displaying technological innovation or virtuosity) and significant plan forms.
Artistic Interest	Interest in the design and general aesthetics of a place. It can arise from conscious design or fortuitously from the way the place 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	To be of special historic interest a building or place must illustrate important aspects of the nation's social, economic, cultural, or military history and/or have close historical associations with nationally important people. There should normally be some quality of interest in the physical fabric of the building itself to justify the statutory protection afforded by listing.

Source: taken from NPPF Planning Policy Guidance (2018)

- 8.1.2. Through the application of the values it is possible to define what it is that gives significance to a heritage asset and therefore warrants protection. The proposed Scheme and its immediate environs encompass layers of archaeological and historical development, which may be valued for different reasons by different people, all of which should be taken into account in determining the overall significance.
- 8.1.3. The statement of significance is applied where it is considered that the proposed development will cause harm to the significance of the asset, and therefore not all of the assets presented in the gazetteer are included in the statement. It is considered that the assets presented below are likely to be subject to either a physical impact or an indirect impact to their setting from the Proposed Development:

Table 8-2 – Assets likely to be subject to significant harm from the Proposed Development

Designation	Heritage Asset	Nature of impact
Designated assets		
Scheduled Monument 1017582	Old Moat House Medieval Moat, Bold	Potential significant harm to the setting of the asset
Scheduled Monument 1010703	Old Bold Hall moated site, Bold	Potential significant harm to the setting of the asset
Grade II listed Building (LB1031890)	Farmhouse at former Bold Hall Estate	Potential significant harm to the setting of the asset
Grade II Listed Building (LB1031889)	Farm outbuilding, formerly Stables, at Former Bold Hall Estate	Potential significant harm to the setting of the asset
Non-designated assets		
MME8654	Site of medieval and post-medieval park, Old Bold Hall and Bold Hall, Bold	Potential physical harm to earthworks and associated Park features
WSP001	Booth's Wood (possible ancient woodland)	Potential physical harm to earthworks and associated with woodland features
WSP002	Site of Big "Big Dam"	Potential physical harm to below ground archaeological remains associated the site of the dam
NHL160504	Crop mark site of ridge and furrow	Potential physical harm to cropmark site

8.1.4. **Old Moat House Medieval Moat, Bold (SM1017582)**

- 8.1.5. Although the moat has not been dated with any precision, the peak period during which moated sites were built was between about 1250 and 1350. They form a significant class of Medieval monument and are important for the understanding of the distribution of wealth and status in the countryside. Many examples provide conditions favourable to the survival of organic remains. The moated site known as the Old Moat House is a good example of such a site⁵⁹.

Old Bold Hall moated site, Bold (SM1010703)

- 8.1.6. The manor of Bold was known to be in existence in 1212 and Old Bold Hall is known to have been rebuilt at least 3 times, with access being by a drawbridge in the 16th century. The majority of moated sites served as prestigious aristocratic and seigneurial residences with the provision of a moat intended as a status symbol rather than a practical military defence. Moated sites were built throughout the Medieval period, are widely scattered throughout England and exhibit a high level of diversity in their forms and sizes. They form a significant class of Medieval monument and are important for the understanding of the distribution of wealth and status in the countryside. The moated site at Old Bold Hall was one of a group of five moated sites in the former township of Bold, with documentary evidence indicating that it was the most significant⁶⁰.

8.1.7. **Farmhouse at former Bold Hall Estate (LB1031890)**

- 8.1.8. Early-mid 18th century Farmhouse, with late 19th century alterations and additions. It was formerly associated with the stable range to former Bold Hall (now demolished). The house and former hall are attributed to Giacomo Leoni, and built as part of the Bold Hall Estate of Peter Bold, Member of Parliament for Wigan in 1730⁶¹.

Farm outbuilding, formerly Stables, at Former Bold Hall Estate, (LB1031889)

- 8.1.9. Early-mid 18th century Farm outbuilding, with late 19th and 20th century alterations that were formerly stables to Bold Hall (now demolished). Like the other Bold Hall Estate buildings, it is attributed to Giacomo Leoni, architect, and built as part of the estate of Bold Hall, and has group value with the farmhouse. The significance of both assets lies with being surviving parts of the Leoni designed Bold Hall. Leoni was commissioned by John Bold, who was working in Cheshire at Lyme Park in the late 1720's. The east elevation of the stable range replicates in miniature form the architectural detail of the former hall's principal elevation. The park to the hall was the second largest in South Lancashire.

⁵⁹ Old Moat House Medieval Moat, Bold (SM1017582), National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1017582>, (Accessed on 26/09/2019)

⁶⁰ Old Bold Hall moated site, Bold (SM1010703), National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1010703>, (Accessed on 26/09/2019)

⁶¹ Farmhouse at former Bold Hall Estate (LB1031890), National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1031890>, (Accessed on 26/09/2019)

The principal elevations of both the stables and the present Home Farmhouse face in the direction of the site of the former hall⁶².

Site of Medieval and Post-medieval park, Old Bold Hall and Bold Hall, Bold (MME8654)

- 8.1.10. Saxton's map of 1577 does not show a park in this area. However, a document dating to 1609 details the condition of various outbuildings and features outside the moat at Old Bold Hall (SM1010703), and records that many of them had fallen into disrepair. Yates' map of 1786 (**Figure 4-2**) shows a wooded area east of Bold Hall, and some trees indicated around Old Bold Hall, but a formal park boundary is not indicated⁶³.
- 8.1.11. Greenwood's map of 1818 shows the 19th century park as a shaded, wooded area, and it extends from just north of Bold Hall in the north (importantly not as far as the line of Gorsey Lane), following a line of plantations southward around Old Bold Hall, and continuing south to Bold Heath. The park continues eastward to a point roughly corresponding to the current boundary of the Mersey Valley Golf and Country Club, with the park boundary seemingly excluding that area. It continues east to include the area of the South Lodge, then turns north, and ends at the wooded area just east of Bold Hall⁶⁴.
- 8.1.12. Hennet's map of 1829 shows only small differences, whilst the Tithe map of 1840 does not show a formal park boundary, but the names of four of the plots given in the apportionment are named as 'North Park,' 'South Park,' 'Lower Park,' and 'West Park' respectively. The 1st edition 6" OS map of 1849 (**Figure 4-4**) shows the same extent as a shaded area on Greenwood's map of 1818 with several plantations labelled.
- 8.1.13. The study of the archaeology of parks, woodland, forests is a growing national trend, with a number of projects on deer parks and associated Medieval estates in the region, some of which have resulted in publication after years of research, for instance Dunham Massey. Long term study and extensive study of the Dunham Massey estate has been published and has shown that the current road network was found to reflect the original Medieval field boundaries and part of the early park boundary has been identified. Several of the farms were found to have remains of pre-1700's timber framed buildings, obscured by centuries of rebuilding and re-modelling and at least one of these was identified as having late Medieval origins⁶⁵. This might suggest that within the confines of Old Bold Hall and Bold Hall Park (as illustrated in **Figure 4-4**) there exist extant parkland features such as the park pale (the enclosure fence to prevent deer escaping).

⁶² Farm outbuilding, formerly Stables, at Former Bold Hall Estate, (LB1031889), National Heritage list entry, Available at: <https://historicengland.org.uk/listing/the-list/list-entry/1031889>, (Accessed on 26/09/2019)

⁶³ HER number: MME8654, Historic Environment Record Information Report, Site: Omega Zone 8, Bold, CME1415, 2019

⁶⁴ *ibid*

⁶⁵ Nevell, M, The Late Medieval Period Resource Assessment Summary; Available at: <https://archaeologynorthwest.files.wordpress.com/2017/03/lmededitedv2s.pdf>, (Accessed on 26/09/2019)

Booth's Wood (WSP002)

- 8.1.14. The presence of what may be ancient or mature woodland, for example Booth's Wood (WSP002), is also significant as knowledge of managed woodland has also increased, mainly through local community projects⁶⁶. Criteria that archaeologically define ancient woodland, as set out by Oliver Rackham, can be found at Booth's Wood (WSP001)⁶⁷. More recent woodland names tend to use terms such as Plantation or Cover, whilst where woods are numerous, they are often named after owners or tenants, which might explain the present name. Moreover, the names of woods often do not keep up with their owners, as might be the case with Booth's Wood⁶⁸. Bold Park, although surrounded by fields, was originally a well wooded area, some of which survive in the present landscape such as Coney Wood Green, whilst former woods survive as names on maps, such as Hollins wood, but which was still extant in the mid-19th century⁶⁹. Further archaeological characteristics of ancient woods are their irregular outlines, which is most notable in the 19th century (see Figure 4-4), and are often bordered by banks, as well as ditches⁷⁰.

Big Dam (WSP002)

- 8.1.15. The site of "Big dam" is shown on the First Edition Ordnance Survey map of 1846 to 1847 (see **Figure 4-4**), and was located to the north west of Old Bold Hall moated site, Bold (SM1010703). Dam Plantation, recorded on the same map, may represent the bank / retaining wall of the dam. The dam is irregular in plan with straighter sides to the east and south. Watercourses can be seen feeding into the dam to the west with egress points to the south and east. A watercourse from the latter heads south-east along the north side of Booth's Wood (WSP001), as well as branching off toward the approximate location of the possible watermill, north-east of Old Bold Hall, Bold (MME8648). The dam may have provided a head of water for the mill, in what is otherwise a fairly flat area of land. The land falls from c 28m OD immediately to the south of the dam to c 25m OD around Booth's Wood. By the time of the next Ordnance Survey map, nearly 40 years later, the dam was no longer present (**Figure 4-5**). Much of the dam is likely to lie under the present course of the M62 motorway, however, **Figure 4-4** suggests that the western most tip of the Proposed Development boundary potentially impacts on the below ground remains of the dam. Medieval textile and corn mills, and their associated leats, dams and other elements, although known from documentary evidence, have rarely been subject to excavation. There is still difficulty establishing exact dates for these small-scale industries, especially with sites identified through rural surveys⁷¹.

⁶⁶ Nevell, M, The Late Medieval Period Resource Assessment Summary; Available at: <https://archaeologynorthwest.files.wordpress.com/2017/03/lmededitedv2s.pdf>, (Accessed on 26/09/2019)

⁶⁷ Rackham, O, 1996 Trees and Woodland in the British Landscape, London

⁶⁸ Op cit, 108

⁶⁹ <https://www.bing.com/maps>; Ordnance Survey 6": 1 mile map, Lancashire sheet CVII, surveyed 1836-1847, published 1849

⁷⁰ Op cit, 113-14

⁷¹ Nevell, M, The Late Medieval Period Resource Assessment Summary; Available at: <https://archaeologynorthwest.files.wordpress.com/2017/03/lmededitedv2s.pdf>, (Accessed on 26/09/2019)

Crop mark site of ridge and furrow (NHL160504)

- 8.1.16. An area crop marks classified as an area of Medieval ridge and furrow (NHL160504) has been identified in the north eastern corner of the Proposed Development. This, along with areas ridge and furrow identified within the inner study area (MME15540) suggests that this type of agricultural regime was once wide spread across this locality. The continued use of the fields for intensive arable cultivation can be seen from Google Earth. Therefore, the likelihood of the survival of such features is low.

9 HARM TO SIGNIFICANCE AND POTENTIAL IMPACT

- 9.1.1. Paragraph 190 of NPPF states that the significance of the heritage assets should be taken into account when considering the impact of a proposal. A statement of significance is presented in Section 7. Therefore, harm to the significance of the asset is the basis of assessing impact.
- 9.1.2. Key impacts have been identified as those that would potentially harm the significance of the heritage asset. Each potential impact has been determined as the predicted deviation from the baseline conditions, in accordance with current knowledge of the site and the options.
- 9.1.3. The level of harm is often difficult to define. However, substantial harm is taken to be 'total loss of significance of a heritage asset' which implies loss of the asset and loss of its heritage values. Furthermore, NPPF Planning Policy Guidance (revised July 2019) states that 'even minor works have the potential to cause substantial harm.' It goes on to state 'It is the degree of harm to the assets significance that is to be assessed rather than the scale of the development'. Consequently, this provides a baseline for varying levels of harm with less than substantial harm being harm, slight harm, or negligible, as defined in **Table 9-1** below.

Table 9-1 – Criteria Used to Determine Level of Harm

Level of Harm	Description
Substantial harm	
<p>Complete destruction of the asset (i.e. total loss of significance); change to the asset resulting in loss to significance which fundamentally changes our ability to understand and appreciate the resource.</p> <p>Minor works which adversely impact on heritage values which are intrinsic to the significance of the asset/ have the potential to cause substantial harm.</p>	
Less than substantial harm:	
Harm	<p>Change to the asset (some loss of significance) resulting in an appreciable change in ability to understand and appreciate the resource.</p> <p>Some heritage interest remains unaffected.</p>
Minor harm	<p>Change to the asset (some loss of significance) resulting in a slight change in ability to understand and appreciate the resource.</p> <p>Overall, the heritage interests remain unaffected.</p>
	<p>Negligible change or no material changes to the asset. No real change in our ability to understand and</p>

Negligible

appreciate the resource. The heritage interests remain unaffected.

9.2 ASSESSMENT OF HARM / POTENTIAL IMPACTS

Buried Archaeological Remains

- 9.2.1. Ground disturbance activities associated with the Proposed Development may include, but not limited to, the addition of fencing and traffic movement; topsoil stripping; ground investigation (trial pits and boreholes); the installation of drainage systems; siting of construction sites; access and egress routes; earth mounds and landscape features have the potential to disturb known and previously unknown archaeological remains.
- 9.2.2. Elements of the former Site of Medieval and Post-Medieval Park, Old Bold Hall (MME8654) may be extant or exist as below ground archaeological remains such as a park pale to stop deer escaping from the park. The eastern boundary lies within the Proposed Development. There may also be earthworks associated with the Booth's Wood (WSP001), such as a wood bank that may be physically impacted upon by the Proposed Development, although the majority of the wood lies on the edge of the Proposed Development boundary, a small part of it lies within.
- 9.2.3. Parts of the "Big Dam" (WSP002) may be affected by the Proposed Development. There may be physical impacts on the below ground remains associated with the dam. Of note, may be the potential for organic remains within the former dam that as well as supplying data about past environments, may also provide evidence as to the date of the structure. Although the location of the possible watermill, located north-east of Old Bold Hall (MME8648) lies outside the boundary, the course of the stream thought to have supplied water to the mill forms part of the southern boundary. Fields associated with the watercourse are named 'Fleam Meadow and Entry' and 'Part of Fleam Meadow' respectively on Tithe map of 1840. The term 'Fleam' can refer to a stream, or an artificial channel or mill stream. The course is straight and therefore may have formed part of the leat (or millstream). The Proposed Development, therefore, may physically impact on below ground remains associated with the possible leat.
- 9.2.4. An area of ridge and furrow (NHL160504) identified in the north east corner of the Proposed Development has the potential to be physically impacted upon by the ground disturbance activities.
- 9.2.5. Physical impacts caused by construction-related earth moving activities may apply to any previously unknown archaeological remains, although it is acknowledged that the potential for any such remains to be present is low to medium.
- 9.2.6. For the Prehistoric, Romano-British and Early Medieval periods the potential for currently unknown remains of these dates within the Proposed Development is judged to be low (**See Section 4.2**). For the Medieval, Post-Medieval, Industrial Periods and Modern the potential for further unknown remains is judged to moderate.

Built Heritage (impacts on setting)

- 9.2.7. There will be no physical impact on built heritage assets as a result of the Proposed Development. It is possible that there will be both temporary and permanent adverse impacts on the setting of the following assets:
 - Scheduled Monument Old Moat House Medieval Moat, Bold (SM1017582);

- Scheduled Monument Old Bold Hall moated site, Bold (SM1010703);
- Grade II listed Farmhouse at former Bold Hall Estate (LB1031890);
- Grade II Listed Farm outbuilding, formerly Stables, at Former Bold Hall Estate (LB1031889)

9.2.8. Temporary impacts may be caused by construction related activities, such as an increase in light, noise and movement from traffic, particularly to Old Bold Hall moated site, Bold (SM1010703), which lies some 300m to the south-west. It is, however, anticipated that there will be potential harm during the operational phase of the Proposed Scheme to all four of the designated assets listed above. Harm to assets will be caused by the construction of three industrial units, a distribution centre with office and staff facilities, including HGV and carparking spaces. There will be change to the assets (some loss of significance) resulting in an appreciable change in ability to understand and appreciate the resource. Some heritage interest remains unaffected.

10 INVESTIGATION / MITIGATION STRATEGY

10.1 POLICY GUIDANCE

- 10.1.1. The NPPF draws a distinction between archaeological remains of national or international importance and other remains considered to be of lesser significance. Those perceived to be of international or national importance may require preservation in situ, whilst those of lesser significance may undergo archive recording, where they are of Regional/County or Local/Borough significance. No physical impacts are expected upon any known nationally important assets as a result of the Proposed Development.

10.2 INVESTIGATION / MITIGATION RECOMMENDATIONS

Buried Archaeological Remains

- 10.2.1. Due to the presence of potential earthworks associated with the Site of Medieval and Post Medieval Park, Old Bold Hall (MME8654), Booth's Wood (WSP001), "Big Dam" (WSP002) and a potential leat associated with a possible watermill, located north-east of Old Bold Hall (MME8648), and following consultation with the Historic Environment Record Officer from Merseyside Environment Advisory Service, it is recommended that further investigation of the Proposed Development area is undertaken.
- 10.2.2. Elements of the former Site of Medieval and Post Medieval Park, Old Bold Hall (MME8654) may be extant or exist as below ground archaeological remains such as a park pale to stop deer escaping from the park. There may also be earthworks associated with the Booth's Wood (WSP001), such as a wood bank that may be physically impacted upon by the Proposed Development as the wood lies on the edge of the Proposed Development boundary, with a small part of its eastern tip within the boundary.
- 10.2.3. Parts of the "Big Dam" (WSP002) and an area of ridge and furrow (NHL160504) may be affected by the Proposed Development. There may be physical impacts in the below ground remains associated with the dam and ridge and furrow. The course of the stream forming part of the southern Proposed Development boundary may have once formed part of the leat from the "Big Dam" to the site of the possible watermill, located north-east of Old Bold Hall (MME8648).
- 10.2.4. Physical impacts caused by construction-related earth moving activities may apply to any previously unknown archaeological remains, although it is acknowledged that the potential for any such remains to be present is low to medium.
- 10.2.5. It is proposed that, where viable, preliminary archaeological investigations are undertaken within the Proposed Development area to establish the nature, extent, significance and survival of both the known and unknown below- and above-ground archaeological remains. It is suggested that for the potential earthworks associated with the site of Medieval and Post Medieval Park, Old Bold Hall (MME8654) and Booth's Wood (WSP001), that an archaeological landscape survey should be

conducted targeting existing field boundaries. Such an approach has yielded positive results from deer parks elsewhere in the north-west⁷².

- 10.2.6. It is recommended that the potential remains associated with the site of the “Big Dam” (WSP002) and an area of ridge and furrow (NHL160504) should be subject to an archaeological watching brief. The results of these investigations can be used to devise a suitable programme of mitigation where appropriate.

Settings

- 10.2.7. Historic England guidelines (2017) for mitigation of the impact of a development on the setting of a heritage asset suggest that in the first instance impacts are best mitigated for, either by relocation of the development or changes to its design. Where relocation of the development is not possible, good design alone may be capable of reducing the impact.
- 10.2.8. Where attributes of a development affecting setting may cause some harm to significance and cannot be adjusted, screening may have a part to play in reducing harm. As screening can only mitigate negative impacts, rather than removing impacts or providing enhancement, it ought never to be regarded as a substitute for well-designed developments within the setting of heritage assets. Screening may have as intrusive an effect on the setting as the development it seeks to mitigate, so where it is necessary, it too merits careful design.
- 10.2.9. The preferred option for the mitigation of effects on settings is enhancement and this may be achieved by actions including:
- removing or re-modelling an intrusive building or feature;
 - replacement of a detrimental feature by a new and more harmonious one;
 - restoring or revealing a lost historic feature or view;
 - introducing a wholly new feature that adds to the public appreciation of the asset;
 - introducing new views (including glimpses or better framed views) that add to the public experience of the asset, or
 - improving public access to, or interpretation of, the asset including its setting.
- 10.2.10. In this instance, a construction traffic plan could mitigate any temporary impacts on the setting of designated heritage assets.

⁷² Nevell, M, 2017 The Late Medieval Period Resource Assessment, North West Regional Research Update project.

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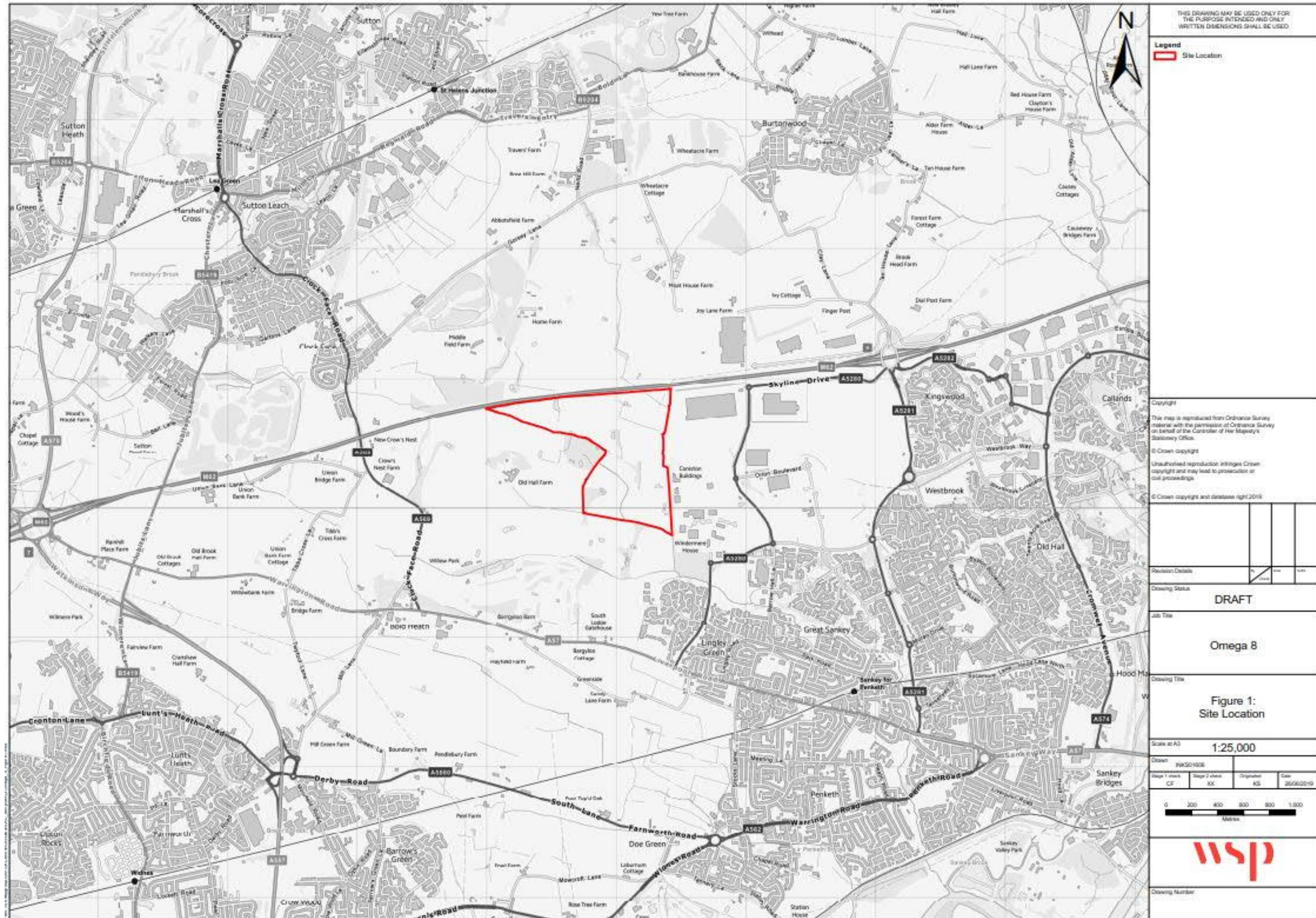
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Appendix A

SITE PLAN AND MASTER PLAN



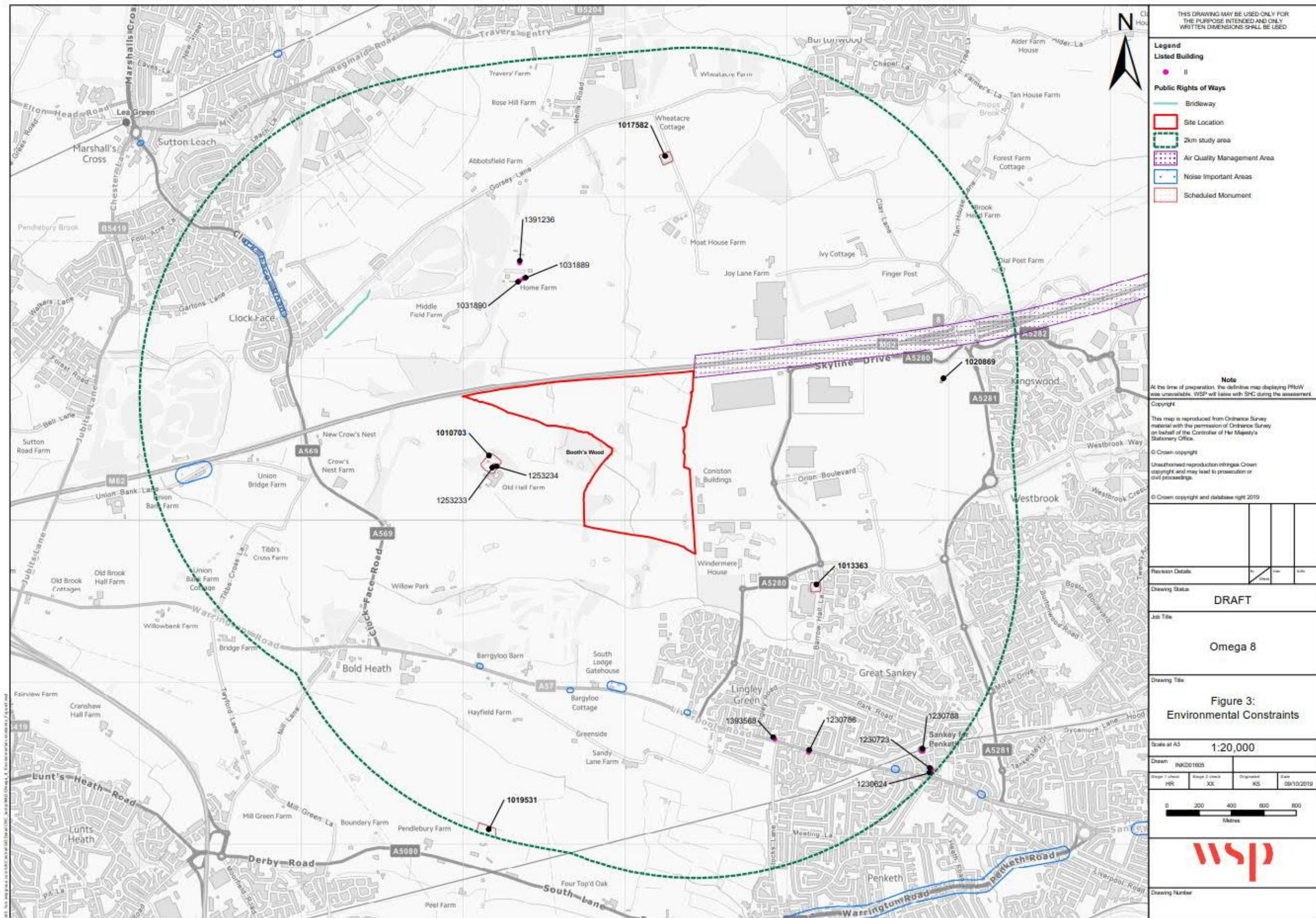


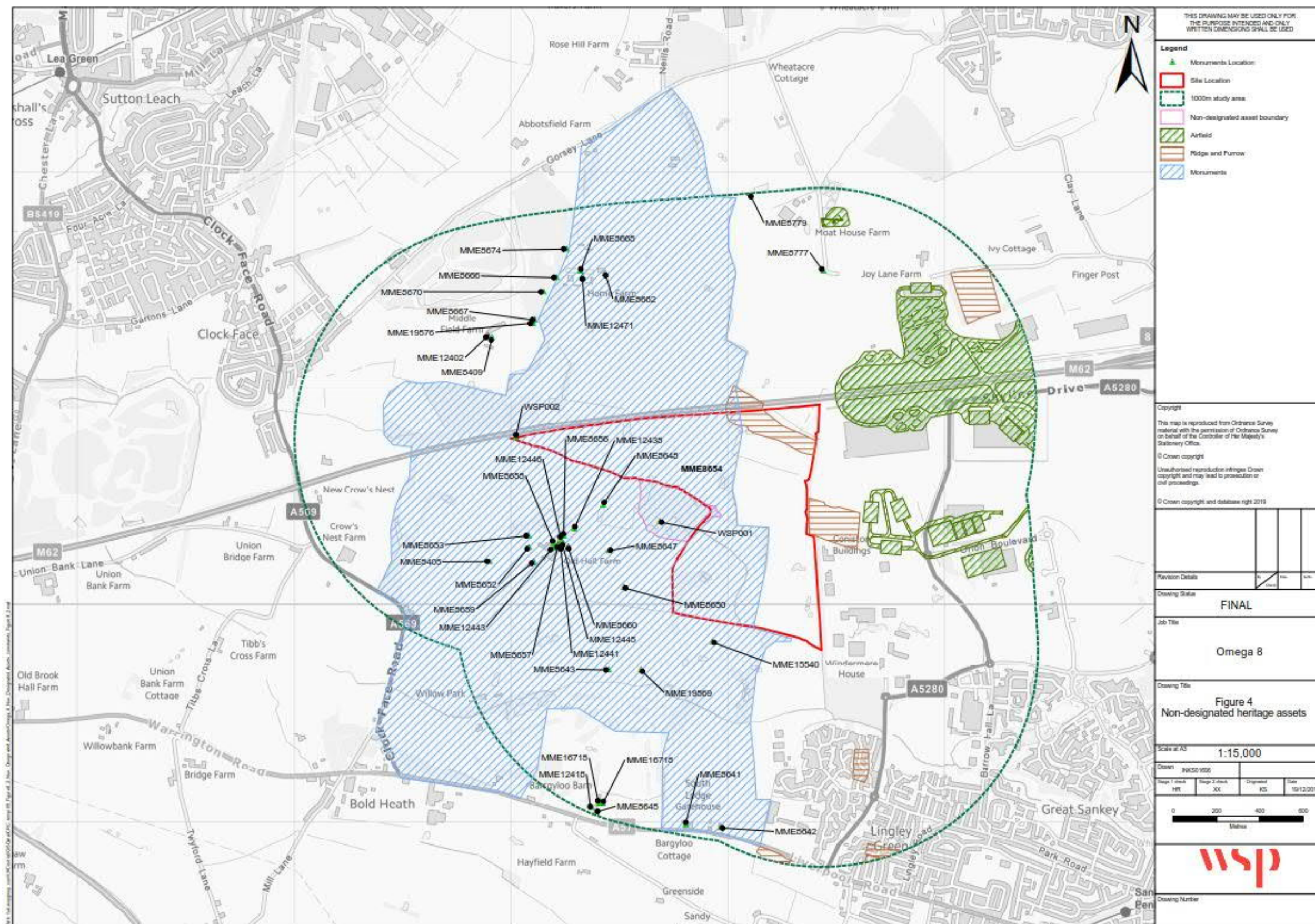


Appendix B

HERITAGE CONSTRAINTS PLANS









Appendix C

SETTING TABLES

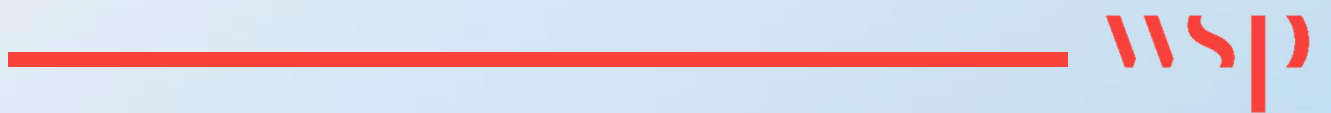


Table C-1 – Step 2 – Determining the Contribution of Setting to the Significance of Heritage Asset (s)

Contribution of Setting: Potential attributes / factors to consider
<p>The asset's physical surroundings:</p> <p>Topography;</p> <p>Other heritage assets (archaeological remains, buildings, structures, landscapes, areas or archaeological remains);</p> <p>Definition, scale and 'grain' of surrounding streetscape, landscape and spaces;</p> <p>Historic materials and surfaces;</p> <p>Land use;</p> <p>Openness, enclosure and boundaries; functional relationships and communications;</p> <p>Green spaces, trees and vegetation;</p> <p>History and degree of change over time;</p> <p>Integrity;</p> <p>Issues, such as soil chemistry and hydrology</p>
<p>Experience of the asset:</p> <p>Surrounding landscape and town character;</p> <p>Views from, towards, through and across, including the asset;</p> <p>Visual dominance, prominence or role as focal point;</p> <p>Intentional intervisibility with other historic and natural features;</p> <p>Noise, vibration and other pollutants and nuisances;</p> <p>Tranquillity, remoteness, 'wildness';</p> <p>Sense of enclosure, seclusion, intimacy or privacy;</p> <p>Dynamism and activity;</p> <p>Accessibility, permeability and patterns of movement;</p> <p>Degree of interpretation or promotion to the public;</p> <p>The rarity of comparable survivals of setting</p>
<p>The asset's associative attributes:</p> <p>Associative relationships between heritage assets;</p> <p>Cultural associations;</p> <p>Celebrated artistic representations;</p> <p>Traditions</p>

Table C-2 – Step 3- Potential Attributes of the Proposed Scheme

Attribute	Factors to consider
Location and siting of the Scheme	Proximity to asset; Extent; Position in relation to landform; Degree to which location will physically or visually isolate asset; Position in relation to key views
The form and appearance of the Scheme	Prominence, dominance, or conspicuousness; Competition with or distraction from the asset; Dimensions, scale and massing; Proportions; Visual permeability; Materials (texture, colour, reflectiveness, etc.); Architectural style or design; Introduction of movement or activity; Diurnal or seasonal change
Other effects of the Scheme	Change to built surroundings and spaces; Change to skyline; Noise, odour, vibration, dust, etc.; Lighting effects and 'light spill'; Change to general character (e.g. suburbanising or industrialising); Change to public access, use or amenity; Change to land use, land cover, tree cover; Changes to archaeological context, soil chemistry or hydrology; Changes to communications/accessibility/permeability
Permanence of the Scheme	Anticipated lifetime/temporariness; Recurrence; Reversibility
Longer term or consequential effects of the Scheme	Changes to ownership arrangements; Economic and social viability; Communal and social viability



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