

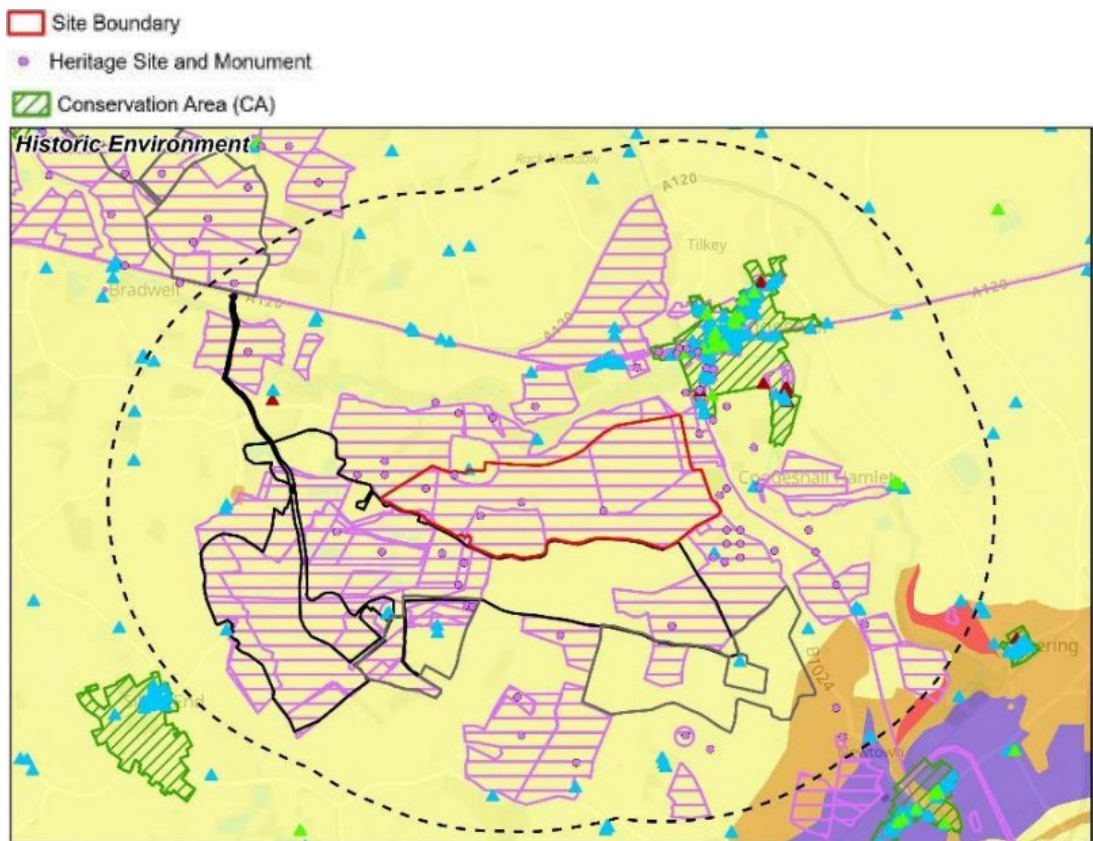
## Coggeshall Conservation Area

There is inconsistency in *Appendix B: Landscape and Visual Sensitivity Detailed RAG Assessment Methodology and Results* of the Assessment of Candidate Sand and Gravel Sites, with regards to identifying proximity to conservation areas (C.A.).

A68 Crabtree Farm is stated to be in close proximity to Great Bentley C.A., as is site A69 Frating Hall. A77 Westward Extension to Highwood Quarry is stated to be in close proximity to Little Easton C.A.

The key findings of the assessment for site A48 Bradwell includes that the Essex Way public footpath runs along the northern boundary, connecting the Conservation Area at Coggeshall with other listed buildings along the footpath. 'Close proximity' is not defined in the document but unlike the aforementioned sites, the proximity of site A48 Bradwell is not mentioned under the Landscape Designations heading, yet the C.A. is in close proximity to the north eastern boundary of site A48 as shown on the Historic Environment map, extract overleaf for ease.

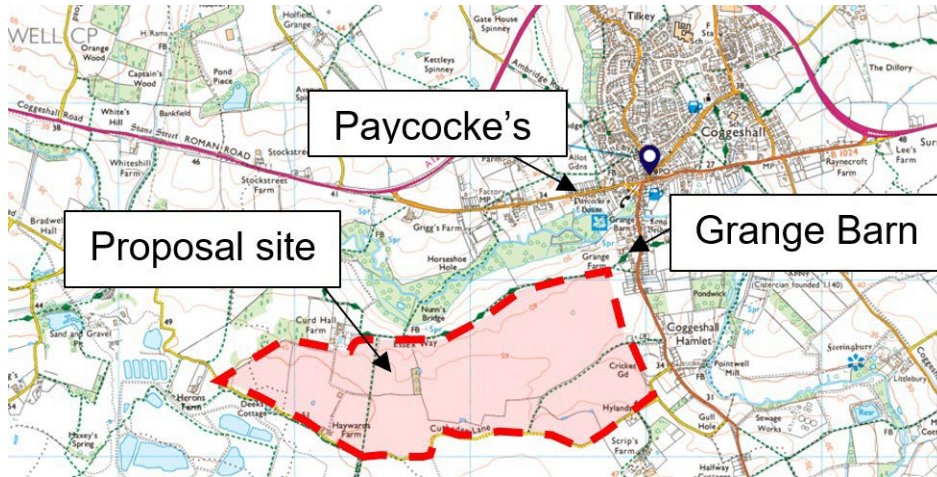
We understand Historic England are concerned with regards to site A48 and will be submitting comments to the consultation, including recommendation that the site should be deleted.



## ASSESSMENT

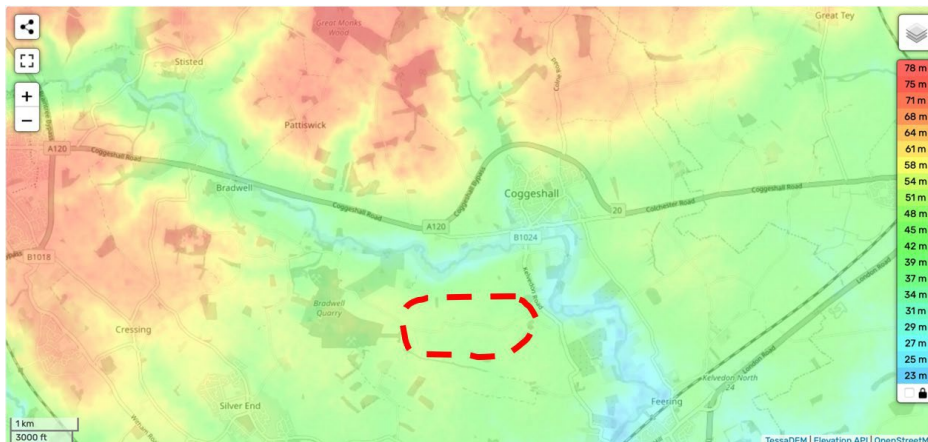
### The proposed development and site context

The proposed development is to extend an existing sand and gravel quarry to land to the southwest of Coggeshall. The proposals site lies within 250m of Grange Barn and 430m of Paycocke's, both properties owned by the National Trust and designated as grade I listed buildings. See locations below.



### Landscape/ historic landscape impact

The site context is one of a gently sloping river valley ranging between 30m and 60m A.O.D. – see topography map below.



**In terms of impact on the historic landscape context**, the site is land that is likely to have formed part of the Abbey's land holding and the agricultural produce from the land, be it corn, hay, or wool, would have been stored in Grange Barn. In this way, the significance of Grange Barn is directly related to the surrounding agricultural landscape. Although further research is necessary, the Tithe map of the area (below) shows field names such as "Home Ten Acres", which was the name given to a field in the north eastern corner of the proposals site, close to Grange Farm and Grange Barn, that provides evidence that Grange Farm had control over at least some of the land within the proposals site and that Grange Barn would therefore have had a relationship with this land.

