

APPENDIX 8.2A Built

Heritage Statement

Built Heritage Statement

Shorncliffe Garrison  
Folkestone

Kent

CT20 3HH

Taylor Wimpey South East

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SHORNCLIFFE GARRISON, FOLKESTONE

This Built Heritage Statement has been prepared by CgMs Consulting on behalf of Tayfor Wimpey South East to provide an assessment of potential heritage sensitivities and opportunities that may influence future development at Shorncliffe Garrison, Folkestone, Kent.

Located in Folkestone's northern suburb of Cheriton, under jurisdiction of Shepway District Council, the Garrison site is approximately 2km west of Folkestone West railway station and approximately 1.5km north of Sandgate village centre.

The Garrison site remains an operational military base for the British Army, however, much of the land owned by the Ministry of Defence (MoD) has become surplus to its requirements as the existing buildings no longer meet acceptable standards for accommodation, offices and storage. As such, CgMs has been commissioned to provide a detailed historical development of the Garrison and identify areas of heritage sensitivity with regard to potential development in the land that is surplus to the MoD's requirements (Figure 1). The assessments made within this report follow the discussions that have occurred with Shepway District Council and English Heritage, particularly where buildings at the Garrison site were recommended for retention and reuse that could be integrated into any future proposals.

Within its site boundaries are several designated heritage assets and this report examines: the Grade II listed Sir John Moore Memorial Hall and Library, the Grade II Listed Statue of Sir John Moore, the Grade II listed Barrack Block No.1, the Grade II listed Racquet Court, and the Grade II listed Entry Gates and Piers to Risborough Ordnance Depot. Other unlisted buildings possessing cultural heritage interest, identified by English Heritage in their 22 August 2014 letter, have also been included within this document to ascertain their heritage significance and overall contribution to the Garrison site.

Also, the Grade II Listed Church of St Mark's, juxtaposed between Napier Barracks to the west and Somerset Barracks to the east, is considered to be within the setting of the Garrison site (Figure 3). In the south west area of the study site is The Old Redoubt; an assessment of this Scheduled Ancient Monument has been formerly carried out by CgMs in the Cultural Heritage Desk Based Assessment, dated May 2014, and so has not been included in this report.

Consequently, there is a requirement under the National Planning Policy Framework (NPPF) for the applicant to explain the significance of the particular heritage assets and demonstrate the impact that a proposal will have upon that significance. Therefore, this report makes reference to the relevant legislative framework contained within the

Planning (Listed Buildings and Conservation Areas) Act 1990, as well as national, strategic and local planning policy. In addition, relevant English Heritage Guidance has been consulted to inform the judgements made. It is further based on the findings of detailed historical research, a site visit and assessment conducted from publicly accessible locations around the Garrison site (as well as external access into the Burgoyne Barracks complex), map studies and exercising professional judgement. An assessment of existing built structures at the other Barracks complexes within the Garrison site, including; Risborough, Somerset and Napier, has

been formulated in conjunction with other reports and documentation to be submitted as part of the planning application.

Figure 1: Aerial map of Garrison. With site boundaries indicatively outlined in red. The blue border indicates the plan shown in Figure 2 (Source! Google Maps, 2014).

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Figure 2: 2013 OS Map of Garrison showing the location of designated heritage assets within the site boundaries, indicated in red. The Grade II listed Former St Mark's Church is juxtaposed between Napier Barracks and Somerset Barracks, indicated in yellow.

## 2.1 LEGISLATION AND NATIONAL PLANNING POLICY

The current policy system identifies, through the National Planning Policy Framework (NPPF), that applications should consider the potential impact of development on Heritage Assets. This term includes both designated heritage assets, which possess a statutory designation (for example listed buildings, conservation areas, and registered parks and gardens), as well as non-designated heritage assets.

### Legislation

Where any development may affect designated or non-designated heritage assets, there is a legislative framework to ensure proposed works are developed and considered with due regard for their impact on the historic environment. This extends from primary legislation under the Planning (Listed Buildings and Conservation Areas) Act 1990. The relevant legislation in this case extends from Section 16 of the 1990 Act which states that in considering applications for listed building consent, the local planning authority shall have special regard to the desirability of preserving the Listed Building or its setting or any features of special architectural or historic interest which it possesses. Section 66 further states that special regard must be given by the authority in the exercise of planning functions to the desirability of preserving or enhancing Listed Buildings and their setting.

Furthermore, Section 72 of the 1990 Act states that in exercising all planning functions, local planning authorities must have special regard to the desirability of preserving or enhancing Conservation Areas and their setting.

### National Planning Policy

National Planning Policy Framework (NPPF) (published March 2012)

The National Planning Policy Framework (NPPF), published on 27 March 2012, is the principal document which sets out the Government's planning policies for England and how these are expected to be applied. It has purposefully been created to provide a framework within which local people and Local Planning Authorities (LPAs) can produce their own distinctive Local and

Neighbourhood Plans which reflect the needs and priorities of their communities. The NPPF should therefore be approached as a piece of guidance in drawing up these plans.

When determining Planning Applications the NPPF directs LPAs to apply the presumption in favour of sustainable development; the 'golden thread' which is expected to run through their plan-making and decision-making. It must be noted however that this is expected to apply except where this conflicts with other policies contained within the NPPF, including those relating to the protection of designated heritage assets. (Paragraph 14)

Section 7, 'Requiring Good Design' reinforces the importance of good design in achieving sustainable development, by ensuring the creation of inclusive and high quality places. This section of the NPPF affirms, in paragraph 58, the need for new design to function well and add to the quality of the area in which it is built; establish a strong sense of place; and respond to local character and history, reflecting the built identity of the surrounding area.

Section 12, 'Conserving and Enhancing the Historic Environment', Paragraphs 126-141, relate to developments that have an affect upon the historic environment. These policies provide the framework to which local authorities need to refer when setting out a strategy for the conservation and enjoyment of the historic environment in their Local Plans.

The NPPF advises local authorities to take into account the following points when drawing up strategies for the conservation and enjoyment of the historic environment:

- The desirability of sustaining and enhancing the significance of heritage assets and preserving them in a viable use consistent with their conservation;

- e The wider social, cultural, economic and environmental benefits that the conservation of the historic environment can bring;

- The desirability of new development in making a positive contribution to local character and distinctiveness;

- Opportunities to draw on the contribution made by the historic environment to the character of a place.

These considerations should be taken into account when determining

planning applications, and in addition, the positive contribution that conservation of heritage assets can make to sustainable communities, including their economic vitality, should be considered.

As stated In Paragraph 128, when determining applications, LPAs should require applicants to describe the significance of the heritage assets affected and the contribution made by their setting. The level of detail provided should be proportionate to the significance of the asset and sufficient to understand the impact of the proposal on this significance.

According to Paragraph 129, LPAs are also obliged to identify and assess the significance of an heritage asset that may be affected by @ proposal and should take this assessment into account when considering the impact upon the heritage asset.

Paragraphs 132 to 136 consider the impact of a proposed development upon the significance of a heritage asset. Paragraph 132 emphasises the importance of conserving herifage assets and that harm or loss to a heritage asset requires clear and convincing justification. It is noted within this paragraph that significance can be harmed or lost through the alteration or destruction of the heritage asset or by development within its setting. Paragraph 134 states that where less than substantial harm is proposed to a designated heritage asset, the harm should be weighed against the public benefits of the proposal, which include securing the asset's viable optimum use.

The NPPF follows the philosophy of PPS5S in moving away from harrow or prescriptive attitudes towards development within the historic environment, towards intelligent, imaginative and sustainable approaches to managing change. English Heritage has defined this new approach, now reflected in NPPF, as 'constructive conservation': defined as 'a positive and collaborative approach ta conservation that focuses on actively managing change...the aim is fo recognise and reinforce the historic significance of places, while accommodating the changes necessary to ensure their continued use and enjoyment.' (Constructive Conservation in Practice, English Heritage, 2009).

## 2.2 NATIONAL PLANNING POLICY AND GUIDANCE

### National Guidance

Nationaf Planning Practice Guidance (NPPG) (published March 27014)

Guidance has recently been adopted in order to support the NPPF. It reiterates that conservation of heritage assets in a manner

appropriate to their significance is a core planning principle. It states that conservation is an active process of maintenance and managing change that requires a flexible and thoughtful approach, and further that neglect and decay of heritage assets is best addressed through ensuring that they remain in active use that is consistent with their conservation. Where complete or partial loss of a heritage asset is Justified, the aim should then be to capture and record the evidence of the asset's significance, and make the interpretation publically available.

Key elements of the guidance relate to assessing harm. An important consideration should be whether the proposed works adversely affect a key element of the heritage asset's special architectural or historic merit. It is the degree of harm rather than the scale of development that is to be assessed. Substantial harm is stated to be a high test, so it may not arise in many cases. Whether a proposal causes substantial harm will be a judgment for the decision taker, having regard to the circumstances of the case and the NPPF.

Harm may arise from works to the heritage asset or from development within its setting. Setting is stated to include the surroundings in which a heritage asset is experienced, and may be more extensive than its curtilage. A thorough assessment of the impact on setting needs to take into account, and be proportionate to, the significance of the heritage asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.

PPS 5: Historic Environment Planning Practice Guide (DCLG, DCMS, English Heritage, 2010)

Guidance is currently being drafted in order to support the NPPF, published in March 2012. In the interim period, PPS 5: Historic Environment Planning Practice Guide, issued by the Department of Communities and Local Government (DCLG), in collaboration with English Heritage and Department of Culture Media and Sport (DCMS), remains valid, and provides important guidelines on the interpretation of policy and the management of the historic environment.

The guidance states that further to analysing the heritage significance of any heritage assets affected by proposals, any potential impact may be assessed as having beneficial effects, harmful effects or neutral effects.

The guidance further states that a proper assessment of the impact on setting will take into account, and be proportionate to, the significance of the asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.

Until the Good Practice Advice document is published by English Heritage (in conjunction with the Historic Environment Forum) sometime in the second half of 2014, the PPS Practice Guide will remain valid.

Conservation Principles, Policies and Guidance (English Heritage,

2008)

Conservation Principles outlines English Heritage's approach to the sustainable management of the historic environment. While primarily intended to ensure consistency in English Heritage's own advice and guidance through the planning process, the document is commended to local authorities to ensure that all decisions about change affecting the historic environment are informed and sustainable.

This document was published in line with the philosophy of PPS5, yet remains relevant with that of the current policy regime in the emphasis placed upon the importance of understanding significance as a means to properly assess the effects of change to heritage assets. The guidance describes a range of heritage values which enable the significance of assets to be established systematically, with the four main 'heritage values' being: evidential, historical, aesthetic and communal. The Principles emphasise that 'considered change offers the potential to enhance and add value to places...it is the means by which each generation aspires to enrich the historic environment' (Paragraph 25),

The Setting of Heritage Assets (English Heritage, October 2011)

English Heritage's published guidance on setting seeks to provide a firm definition for the term itself, as well as guidance to allow councils and applicants to assess the impact of developments upon the settings of heritage assets.

The document, if should be noted, defines setting as 'the surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve.' Setting is also described as being a separate term to curtilage, character and context; while it is largely a visual term, setting, and thus the way in which an asset is experienced, can also be affected by noise, vibration, odour and other factors.

This document provides guidance on practical and proportionate decision making with regards to the management of proposed developments and the setting of heritage assets. It is stated that the protection of the setting of a heritage asset need not prevent change and that decisions relating to such issues need to be based on the nature, extent and level of the significance of a heritage asset.

Strategic Guidance

Kent Design Guide (Kent County Council, 20098)

This Guide is produced by the Kent Design Initiative, a unique partnership of Kent's local authorities, developers, builders, communities and interest groups who have joined forces to campaign for good design in Kent. It updates 'Kent Design - a Guide to Sustainable Development' published in 2000, with new policy context, references and examples. The Guide is designed to provide criteria for assessing planning applications, to provide assistance to building designers, engineers, planners and

developers in achieving high standards of design and construction. It is further stated that the guidance will inform planning decisions by the Council. The Guide outlines a process by which good design may be achieved; in Section 2 of the guide it specifically highlights a series of 'steps' that should be taken to ensure good design proposals are formed, one of which may be considered relevant with regard to the study site. In Section 2.1 of the guide Step 1 'Understanding the site' states that any new development needs to be based on a good understanding of the local context and landscape, with positive features of the area identified and reinforced in any new proposal.

## 2.3 LOCAL PLANNING POLICY AND GUIDANCE

### Local Policy

Shepway District Local Plan Review (Shepway District Council, adopted 2006)

The Shepway District Local Plan consists of two elements; the Written Statement which sets out policies and proposals with accompanying text which explains the reasoning behind them, and the Proposals Map which shows where site specific policies and proposals apply. The Plan covers a wide range of issues and in some cases more than one policy may be relevant to a particular development.

Policies which have been 'saved' include the following:

Policy BE? states that all new development is expected to provide a high standard of layout and design, with the choice of materials sympathetic to those predominating locally in type, colour and texture.

Crucially, new development should accord with existing development in the locality, where the site and surrounding development are physically and visually interrelated in respect of building form, mass, height, and elevational details.

Policy BES seeks to preserve listed buildings and their settings and any features of special architectural or historic interest which they possess. Therefore, planning application would be refused by the District Planning Authority if:

® The proposed demolition, extension, alteration or partial demolition, including internal or external works, are considered to be detrimental to the character of the building;

e The change of use of a listed building would adversely affect

its character or setting. Changes of use will normally be permitted where these would provide the best means of conserving the character, appearance, fabric, integrity and setting of a listed building;

« Development would adversely affect the setting or character of a listed building;

e Proposed extensions or alterations would dominate the original building in either scale, material or situation;

e Windows or external doorways were to be blocked up, or the

making of new openings; and that repairs or alterations do not match materials to the original design; and

e Any major internal alterations, such as the reshaping of rooms, the removal or destruction of original fabric considered to be of interest.

Policy BE6 provides the District Planning Authority with development control powers with the ability to refuse permission for redevelopment which would harm the character of groups of historic buildings which date up to and include early twentieth century buildings of distinctive or uniform architectural style. Permission will, therefore, only be granted for developments which would reflect and contribute to that style.

Shepway Core Strategy (Shepway District Council, September 2013)

The Shepway Core Strategy was formally adopted on 18 September 2013. The Core Strategy will initially be supplemented by remaining detailed guidance in 'saved' policies from the Shepway District Local Plan Review 2006.

Strategic Need B seeks to enhance the character and function of Shepway's historic towns and villages, and the management of historic assets/visitor attractions.

Policy SS3 Place-shaping and sustainable settlements strategy states that any development within Shepway is directed towards existing sustainable settlements to protect the open countryside and the coastline, in accordance with Policy S51.

For the development to be permitted it must ensure that the proposed use, scale and impact is proportionate and consistent with the settlement's existing status and its identified strategic role within the district. This development should suit the locality and its needs as well as complement retail, leisure or other active uses, to directly support the vitality of town centres. Providing that development is not located on previously developed land and within defined settlements that are of high environmental value, proposals are therefore likely to be acceptable in principle.

In terms of design, proposals should contribute to local place-shaping and sustainable development by respecting and enhancing key historic

features of conservation interest.

Policy SS? Spatial Strategy for Shorncliffe Garrison, Folkestone sets out the allocation of the complex for a for a predominantly residential development of around 1,000 dwellings to 2026 (up to 1,290 by 2031). Other services to be established on the site include an improved military establishment, together with a hub of new community facilities, associated enhancements to sports and green infrastructure, and on- and off-site travel infrastructure upgrades.

As part of any future development on the site, planning permission will only be granted when Townscape, heritage and archaeological analysis has been carried out prior to the demolition of any buildings. This should ensure good place-making through the retention of important features, including heritage assets and reference to former uses on the site.

Part G of Policy SS? states that ‘townscape, heritage and archaeological analysis should be undertaken prior to the demolition of any buildings. This should ensure good-place making through the retention of important features, including heritage assets and reference to the former site uses.”

Furthermore, as part of future development, on-site provision of appropriate community Infrastructure and possible contributions towards a new primary school, a health/care facility and/or delivery of a community/public facility of equal social value, should be included within the proposals.

The design and layout of development should form a legible network of streets, drawing on the scale and pattern of existing development within the surrounding environs so as to enhance connectivity from east to west with a strong new south to north pedestrian/cycle axis, through the site.

### 3.1 GARRISON: HISTORIC DEVELOPMENT

Prerequisite of a garrison at Shorncliffe

When the French Revolution erupted at the end of the eighteenth century, the threat of an invasion of the British Isles became apparent and, particularly, when Napoleon came to power. In 1794 the British Army purchased over 229 acres of land to the west of Folkestone on the heights overlooking Sandgate; considered to be an obvious landing point for an invading French army.

Tasked with preparing adequate defences along this part of the coast fell to Colonel William Twiss, a military engineer who built a grand redoubt at Shorncliffe to provide a look-out point and battery

to defend the bay below (Figure 3). Adjacent was the established Shorncliffe Garrison Camp which became the home of the 95th (Rifle) Regiment or “Green Jackets”, a skirmish rifle regiment formed in 1800, as well as Light Infantry Brigades, who were trained by Sir John Moore (1761-1809). These troops were stationed at the camp before being sent to fight in the Peninsula War.

As was typical for early military camps, Shorncliffe comprised little more than an open field, with temporary buildings and tents put in place for seasons of training. In 1804 the original timber barracks buildings were replaced with stone equivalents for supplementary cavalry and artillery brigades. Subsequent extensions to the camp occurred between 1796 and 1806.

A more permanent military presence

It was only until the 1820s that more permanent training grounds for the army were established. From the 1850s, against the backdrop of the Crimean War, further grounds were established with Shorncliffe becoming one of the first such sites to be formed into a permanent military base into the second half of the nineteenth century. Following enquiries into sanitary standards in the army in the late 1850s and 1860s and the Military Localisation Act of 1872, reforms were gradually implemented by Secretary of State for War Edward Cardwell between 1868 and 1874.

At this time, the camp was laid out in grid patterns around the central parade ground split into five ranges (Figure 4). A series of ancillary complexes were built around the perimeter road, the southernmost range of which comprised some of the early communal buildings on the camp, including a racquet court and a

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Figure 3: Plan of redoubt and associated camp ground at Shornecliffe Heights, designed by

military engineer, Colonel William Twiss (Source: Folkestone & District Local History Society, [www.folkesbonehistory.org/index.php?page=shorncliffe](http://www.folkesbonehistory.org/index.php?page=shorncliffe) Accessed 18 March 2014).

Figure 4: Shorncliffe Camp Print, c1850s (Source: Folkestone & District Local History Society, [www.folkesbonehistory.org/index.php?page=shorncliffe](http://www.folkesbonehistory.org/index.php?page=shorncliffe) Accessed 18 March 2014).

gymnasium, constructed between 1867 and 1873.

A major programme of investment in the late nineteenth century resulted in the standard timber accommodation huts being replaced with blocks built from more permanent materials. The newly reconfigured Shorncliffe Garrison was formed of: Moore Barracks, Napier Barracks, Somerset Barracks, Ross Barracks and the Royal Engineers Barracks (later Burgoyne Barracks).

Each phase of more permanent barrack block construction used different materials and designs as the majority of the work was overseen by the Barracks Office, headed by a civilian architect, Ingress-Bell, while individual designs were dedicated to the regional Royal Engineer teams.

From the 1899 OS Map, this reconfiguration followed a standardised design with the layout modified to fit in the allocated space. These barracks' provided parallel rows of soldiers' quarters, with a large officers' mess and other ancillary buildings. Some of the brick and stone buildings on the site that had already been established were retained, although within Burgoyne Barracks, where the communal buildings of the camp existed, the court martial room was replaced by a water tower around this time.

Use of concrete in military structures

During the early to mid-nineteenth century, new forms of cement and concrete were experimented with. Although this new material was initially used in civilian buildings, it was not until the late 1850s when it was advocated by Francis Fowke for fortifications, but took a further quarter of a century before the material became preferable to stone or brick when constructing land defences.

In 1880-1 four mass concrete barrack blocks were built at Shorncliffe, likely for the Royal Engineers regiment based on the site to understand and experiment with the material's structural properties. These barrack blocks appear to follow Ingress-Bell's conventional layout and their architectural detail conform to conventional masonry buildings built at this time. Thereafter, subsequent barrack blocks were built in either conventional masonry or timber and, as such, remain the only known examples of

their kind in the country.

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### 3.1 GARRISON: HISTORIC DEVELOPMENT

#### Garrison in the twentieth century

By the first decade of the twentieth century, further expansion had occurred at Shorncliffe Garrison with a wide range of buildings for the various works of the Royal Engineers founded, as well as extra accommodation.

Risborough Barracks had been laid out to the north of the existing site with an Army Ordnance Depot also established to its east. Stores were built around the racquet court at Burgoyne Barracks and to the west of the perimeter road large stables and harness rooms had been built by 1904,

By 1907 the wooden huts to the north of the site had been replaced by further offices and stores, including a courtyard providing working space for trades and a Surveyor's House. Additionally, further blocks which had been added to the west in 1887, were converted into a canteen, cook house, NCO's mess, and company offices.

#### War footing

With the beginnings of the First World War in 1914, demand for additional military accommodation resulted in further expansion at Shorncliffe, including accommodation for the Second Expeditionary Force from Canada. Initially, the camp was not able to accommodate all the men, so 'tent cities' were established on St Martin's Plain to the west of the site with officers billeted in private homes in outlying towns such as Folkestone. Meanwhile, timber huts with corrugated iron roofs were hastily constructed amongst the hills around Shorncliffe and were known as "tin towns" (Figure 5).

Throughout the war, the constant threat of diseases spreading in the new camps meant that all newcomers to Shorncliffe were kept in isolation barracks on Dibgate Plain for a period of twenty-eight days after arrival.

Around the outbreak of the Second World War a series of pillboxes were erected around the site's perimeter and St Martin's Plain used for anti-aircraft batteries. Also, a garrison church dedicated to St Mark's was built in 1939-41 by John Markham of the Ministry of Works and Buildings. This was the largest garrison church in the UK (Figure 6).

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Figure 5: Photograph of Shorncliffe accommodation huts erected during the First World War and known as "fin towns" (Source: Folkestone & District Local History Society, [www.folkestonehistory.org/index.php?page=shorncliffe](http://www.folkestonehistory.org/index.php?page=shorncliffe) Accessed 18 March 2014).

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Figure 6: Garrison Church of St Mark's built in 1939-41 has since been converted into a theatre space. (Source! Folkestone & District Local History Society, [www.folkestonehistory.org/index.php?page=shorncliffe](http://www.folkestonehistory.org/index.php?page=shorncliffe) Accessed 18 March 2014).

Peacetime operations and gradual decline

Post-war, the largest phase of redevelopment of Shorncliffe was the construction of the new Moore Barracks in the early 1960s.

After the Royal Engineers progressively moved out during the twentieth century, much of the remnant buildings were demolished. The remaining buildings were the 1860s racquet court and c1900 wagon stores, the 1880-1 concrete huts, the water tower and a mid-twentieth century gymnasium which had replaced its nineteenth century predecessor.

New beginnings

Due to the lack of a sizeable congregation, the Garrison of St Mark's was converted into a theatre in 2006-07 for the Folkestone & Hythe Operatic & Dramatic Society, (FHODS). Now Known as the Tower Theatre it regularly holds events and shows for the local populace and one of the few societies in the country to own their own premises.

### 3.2 HISTORIC MAP PROGRESSION

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Figure 8: 1877 Pre-WWII Ordnance Survey (OS) Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 9: 1908 Pre-WWI OS Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 10: 1948 Post-WWII OS Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 11: 1957-58 Post-WWII OS Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 12: 1990-94 Post-WWII GS Map 1:10,560-Kent. The site boundaries are indicated in red.

### 3.2 HISTORIC MAP PROGRESSION

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Figure 10: 1948 Post-WWII OS Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 11: 1957-58 Post-WWII OS Map 1:10,560-Kent. The site boundaries are indicated in red. Figure 12: 1990-94 Post-WWII GS Map 1:10,560-Kent. The site boundaries are indicated in red.

### 4.1 ST MARK'S GARRISON CHURCH

St Mark's Garrison Church , Grade II

Between 1939-41, at the height of the Second World War when Britain was most at threat of Invasion from Nazi occupied France, the Garrison Church of St Mark's was built and designed by John Markham of the Ministry of Works and Buildings. The church is brick-built with limestone dressings and horizontal coursing with red tile banding that characteristically displays an eclectic and Interwar style with Gothic, Tudor Gothic and Art Deco features, and topped by a steep-pitched plain tile roof (Figure 13). A two-stage north tower has limestone chamfered coursing and features similar triple lancets recessed at its upper stage. Each side of the nave are three floor-to-ceiling lancets set in projecting cross gables, each flanked by flat-roofed single storey blocks and feature single-light windows with chamfered stone surrounds to light the interior passage aisles. The west gabled facade has triple lancets with a single storey projecting porch, with parapet stepped over similar late Gothic doorway. Above is a brick and stone bell-cote (Figure 14).

### Setting

As the Church is located outside of the site boundaries, between Napier Barracks to the west and Somerset Barracks to the east, the heritage asset has considerable presence in its immediate setting. At the crest of the hill and on approach to the heritage asset from the north, where Royal Military Avenue converges onto North Road which runs east-west, it remains a visible focal point for the local area. Its set back position on the south side of North Road ensures that viewpoints towards the Church from outlying established development are limited and further obscured by intermittent tree planting along the roads.

### Significance

The building is remarkably well-detailed and boldly-handled and ranks as one of the finest examples of Interwar garrison churches in the country and, as such, has both architectural and historic interest.

As the church was constructed during the Second World War it has also acquired symbolic importance, being built at a military garrison

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Figure 13: The Grade II Listed Garrison Church of St Mark's was symbolically built during the Second World War.

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Figure 14: View of the north and west elevations of the church showing a characteristic Interwar style with a mixture of Gothic, Tudor Gothic and Art Deco influences.

so close to occupied France and used by servicemen bound as a place of prayer and contemplation for the remainder of the conflict.

Although the Church is no longer used as a place of worship for army personnel at Garrison, it continues to serve the community when the building was converted into a theatre to continue its sense of place within the local area.

## 4.2 BURGOYNE BARRACKS

### Concrete Barrack Block |, Grade II

In the Burgoyne Barracks complex are a group of four single storey barrack blocks aligned approximately east-west that are numbered consecutively from south to north, with the southernmost barrack block, Block I, dating to 1880 and the other three built later in 1881. These buildings are currently used for storage purposes.

Constructed of mass concrete, the proportions and architectural details, including concrete guoins and plinths, are modelled on the brick and stone barrack blocks prevalent around the site. The roof has slate composite tiles and uPVC eaves and fascias (Figure 15).

Fenestration comprises either round-arched or segmental-headed doors and windows with rendered architraves and sills. Original horned timber sash windows that are recessed into the arched openings have been retained, with exception of one of the south elevation windows and a modern replacement on the west elevation. New enlarged doorways appear to have replaced original window openings on the south elevation although these later additions still feature intact rendered architraves.

Located on both east and west elevations of the building are a roundel inscribed with 'RE and 1880° below and a lozenge-shaped panel between the round-arched windows inscribed with an 'I' (Figure 16). On its north elevation is a twentieth century ablutions addition that links the building with Block II.

Internally, is an angle chimney breast with the fireplace opening blocked off and rendered over with no evidence of its chimney stack on the roof. The original skylight structure in the passage remains in situ but has been roofed over and its plain ceilings would have likely featured timber board and batten ceilings as evident in Blocks II and IV.

The Grade II listed building is one of one of four mass concrete barrack blocks probably constructed by the Royal Engineers as an

experimental exercise by using unique and untested materials while presenting a similar form and architectural detail to its brick and stone barrack block equivalents. As such, this type of barrack block is one of the only known of its type and so has special architectural interest. Although it retains its much of its internal fabric has been considerably altered.

Concrete Barrack Block | also has historic interest as it was

Figure 15: View of Grade II listed Concrete Barrack Block |; south elevation.

Figure 16: View of concrete barrack block east elevation and gable end, showing its Classical detailing.

specifically developed to meet the specific needs of the Royal Engineers when the timber hut accommodation on the Garrison site was replaced in the late-nineteenth century. Also, these were implemented on the recommendations set out in the Cardwell reforms.

#### Other Concrete Barrack Blocks

Although built in conjunction with the other three mass concrete barrack blocks to the north, Concrete Barrack Block | is the only one to be statutorily listed as it retains its internal plan and a majority of the original timber fenestration. Although the other concrete barrack blocks have a degree of aesthetic and historic interest, as well as their close association with the initial barrack block, due to extensive alterations sustained both internally and externally, it is considered that their primary aesthetic interest has diminished. It is our opinion that they are of lesser interest than the associated Concrete Barrack Block | to a degree. AS Concrete Barrack Block | was the first to be built through an experimental stage in the development of accommodation at the Garrison site, the three concrete barrack blocks that were constructed afterwards to the north are considered to be ancillary structures. Accordingly, there is a degree of heritage significance when all four barrack blocks are read as a group due to their similar external appearance and arranged layout. Nonetheless, when compared to Barrack Block |, it is our opinion that the other barrack blocks do not warrant statutory listing as the designated Concrete Barrack Block | possesses greater heritage significance; being the first to be built under experimental circumstances, and the least altered by non-original fabric.

## 4.2 BURGOYNE BARRACKS

### Racquet Court, Grade II

Located at the southern extent of the Burgoyne Barracks complex is the Grade II listed Racquet Court building built by the Royal Engineers regiment in 1867-73 (Figure 17).

Set on an east-west axis and constructed of brick with red brick used for the piers. The facade at its eastern end where the main entrance is incorporates a round arched parapet with a string course at eaves level and clock positioned at its centre. Mounted above is a rectangular brick bell-cote flanked by consoles. Windows on this elevation comprise segmental arched window heads at ground floor level and round arched equivalents above (Figure 22). Behind the parapet is a gable slate roof. Its west elevation incorporates a simpler parapet detailing with projecting copings.

Attached to the west and north facades of the heritage asset are numerous single storey outbuildings.

Internally, a lobby flanked by offices is located at the east end with a first floor viewing gallery and a racquet court constructed within the building. The walls that enclose the racquet court have been rendered and the roof structure above consists of steel lattice girders with timber rafters over the gallery at first floor level (Figure 18).

The building has special architectural interest as it features a carefully articulated front facade that retains an original clock and bell-cote. The unusual lightweight roof structure, using steel lattice girders, is likely to be an experiment by the Royal Engineers.

Also, as the Racquet Hall has continued to function with its original recreational use and one of the few almost intact military racquet courts to survive at a military site of major importance from the early nineteenth century, it is considered to have historic interest.

The subsidiary structures and outbuildings to the north and west of the Racquet Court that were added later are not considered to be of particular architectural and historic interest.

Figure 17: View of the Racquet Court's east end gable featuring an round-arched brick parapet with original clock and bell-cate. Such architectural details enhance its architectural interest.

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Figure 18: Interior view of the Racquet Court with lattice steel girders likely installed by the

Royal Engineers as an experimental roof structure.

## 4.2 BURGOYNE BARRACKS

### Barrack Blocks

Located to the west of the Grade II listed Concrete Barrack Block | and north of the Grade II listed Racquet Court are two brick-built barrack blocks. These date to 1887 identified by the dating stone on the east elevation of the east-west orientated barrack block (Figure 19),

These single storey buildings consist of yellow brick with continuous red brick banding at sill level and a red brick cornice with a sawtooth pattern at lintel level. The lintels feature detailed terracotta pink stone lintels with an embossed floral pattern at its centre. Both barrack blocks appear to have sustained modern modifications both internally and externally, including replacing most of the windows, as well as the eaves and soffits, with uPVC equivalents, new concrete sills and topped with a modern composite slate tiled roof with clay ridge tiles.

Both barrack blocks are considered to have a degree of historic and architectural merit, however, the numerous modern alterations that they have sustained has diminished their heritage significance. As such, the barrack blocks are not considered to warrant statutory listing.

### Water Tower

To the south of the Grade II listed Racquet Court is a two-storey water tower (Figure 20). Set on a rectangular plan with the ground floor storey built of brick topped with a riveted iron water tank at first floor level. The ground floor features rounded arched door and window openings set in rounded arched niches.

Despite not being included within English Heritage's initial list of buildings that constitute undesignated heritage assets of cultural heritage interest, it is considered that the Water Tower has a degree of aesthetic and historic interest since it was built during the major phase of expansion and reform of the Garrison in the late-nineteenth century. Additionally, as one of the last water towers dating to this time to survive on the Garrison site and, using more permanent materials in its construction, the water tower also has a degree of aesthetic interest.

Figure 19: Two barrack becks, built in 1887, are located north of the Grade II listed Racquet Court.

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### Gymnasium

The c1930s brick-built Gymnasium is rendered and topped by a slate tiled gable roof. Most of the original timber framed sash windows have been replaced with uPVC casements. Due to the amount of modern alterations, this building is not considered to have special aesthetic and historic interest to warrant statutory listing.

### Officers' Mess

Within the northern extent of the Burgoyne Barracks complex is a large two-storey Officer's Mess, built sometime around the turn of the twentieth century and incorporating the commanding officers house at the southern end. This building was recommended within English Heritage's initial list of buildings possessing cultural heritage and therefore suitable for reuse. Constructed of red brick with slate tiled gable roofs, the fenestration consists of timber-framed sash windows and timber doors with fanlights. It is considered that there is no outstanding fabric considered to be of special aesthetic or historic interest to warrant statutory listing. In addition, the building appears to have undergone successive phases of alteration and extensions; which has eroded its heritage significance. When compared to other Officers' Messes that have been statutorily listed in both Kent and in England, the example at Burgoyne Barracks does not possess the same special aesthetic and historic interest to meet this criterion.

## 4.3. RISBOROUGH BARRACKS AND ARMY ORDNANCE DEPOT

### Army Ordnance Depot

The earliest building of the Army Ordnance Depot was the Equipment Store which has a date stone of 1899, with most other buildings laid out in 1900-01. Although further development Depot occurred in the mid-twentieth century, there is no longer evidence of these structures extant on the study site.

Extant buildings within the Ordnance Depot largely contain

subsidiary buildings of stores and sheds all predominately built at the turn of the twentieth century to a standardised design. These buildings are redundant and many in such a poor condition that they are dangerous to access. Prominently located to the east of the barracks complex is a concrete water tower built c.1950. Due to the dangerous conditions to enter these unlisted buildings and built from basic construction methods of the time, they are therefore not considered to be of local significance. Such common buildings can be justified for removal to ensure that redevelopment provides a viable long-term use of the study site.

## Gate Piers and Gates to the Army Ordnance Depot, Grade II

Located on the west side of the Royal Military Avenue is an ornate gate set back from the road and providing access into the Army Ordnance Depot (AOD) which forms part of the Risborough Barracks complex (Figure 21). Each gate pier comprises a square brick plinth with a stone and brick string course and topped by a moulded brick and stone cornice with stone ball finials (Figure 24). On the east elevation, facing the road, are insets edged in bullnose brick detailing with terracotta plaques depicting the arms of the AOD and a shield with three cannon balls above three cannon set within the top pier insets. Spanning the piers is the original decorative wrought iron gates with spearhead finials.

The gateway forms the main entrance to the Army Ordnance Depot and is considered to be an unusual type of site component which was only found at the larger military camps. As such, the heritage asset is an important marker of the presence of this depot within its immediate setting.

Dating between c1899-1902, the gates were built during the primary construction phase of the Army Ordnance Depot. This handsome gateway is listed as Grade II and has architectural interest due to

Figure 21: The Grade II listed gates feature brick piers and stone coping with cast iron railings.

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Figure 22: The majority of buildings at the Army Ordnance Depot contain buildings not considered of special interest and are currently in a derelict state.

## epol and Risborough Barracks

retaining its original features and one of the only known gateways that depicts its association with the Army Ordnance Department.

### Risborough Barracks

Risborough Barracks was developed in the first decade of the twentieth century with most of the buildings within Risborough Barracks comprise barrack blocks built during the twentieth century which are situated amongst a Regimental Institute, mess halls and dining rooms in addition to a variety of stores. As these buildings are all brick-built to a standardised construction it is considered they have little architectural merit and, as many have been left in such 4 poor condition, are dangerous to access.

The guardhouse immediately to the west of the Grade II listed Gates is considered to be within the curtilage of the heritage asset, but does not retain any significant architectural and historic merit to warrant statutory listing as part of the entry gates.

Other unlisted buildings within the Risborough complex are built to 4 standardised layout: never intended to be constructed to a high quality, or have a long-term presence (Figure 24). Therefore, due to their current derelict state and dangerous conditions to enter, in addition to comprising lack of aesthetic interest, the unlisted buildings are not considered to warrant statutory listing or retention within any future phased development of the site.

### Officers' Mess

with regard to the Officers' Mess, the building is located in an isolated position in the north western extent of Risborough Barracks backing onto the Stadium. It has been identified as a building that could be retained in the Shorncliffe Garrison masterplan (August 2011) accompanying Policy S57 of the Shepway District Council Core Strategy.

Although this building was established prior to the Second World War along with other related development within Risborough Barracks, it is not considered to have special interest to warrant statutory listing. This is primarily due to its standardised construction and lack of significant detailing, particularly evident on its principal facades where the windows show unsympathetic uPVC

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## 4.3 RISBOROUGH BARRACKS AND ARMY ORDNANCE DEPOT

projecting windows, where the original fabric would have likely comprised timber framed sashes (Figure 23). Within its courtyard, facing the Stadium, are a series of later extensions comprising single-storey, brick-built structures. These additions have obscured much of its original elevation and also fragmented its original plan form; no doubt substantially altering the internal room configurations of the original building in order to accommodate them. Such intrusive and haphazard measures demonstrate its utilitarian nature; consistently undergoing works due to the ever-changing functions. In our opinion, these measures have ensured that any heritage significance the building would have retained as an intact example of a Second World War-era building has since eroded. Therefore, when compared to other, more intact, Officers' Messes that have been statutorily listed in Kent and England the example at Risborough Barracks does not possess the same special aesthetic and historic interest to meet this criterion.

Furthermore, whilst the conversion of the Officers' Mess for residential purposes has been precluded to in the Council's Core Strategy Policy SS7, the feasibility of achieving the allocated number of residential units within the Garrison site boundaries as part of any future application for development is questionable. As such, the building's lesser importance and position backing onto the Stadium ensures that retaining it as part of any proposed scheme would not provide a long-term viable use. Furthermore the DSD sets out a design framework that would deliver a new development, mitigating the loss of the Officers' Mess.

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Figure 23: Officers' Mess in Risborough Barracks.

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e that the buildings within the Risborough Barracks are in.

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#### 4.4 SOMERSET BARRACKS

Sir John Memorial Library and Hall and Statue of Sir John Moore

Within the Somerset Barracks complex, to the east of the Grade II listed Garrison Church of St Mark's is the Sir John Moore Memorial Hall and Library. This rectangular plan building orientated east-west is constructed of narrow red bricks laid in English bond with the

door and window architraves and sills finished in Portland stone (Figure 25).

The roof has a deep pitch with over-hanging sprocketed eaves and covered in clay tiles. At the centre of the ridge is a tapering, square, cupola with a lead lined roof that is surmounted by an iron weathercock. The main entrance bay on the south elevation, and the west end bays on the north and south elevations, project beyond the eaves and terminate in a stone-capped parapet with a flat roof behind. The main entrance faces on to a small garden which contains the Grade II listed statue of Sir John Moore which is set on a stone plinth (Figure 26).

Offset within the entrance bay is a double-leafed main door which has a Tudor arch set in a chamfered stone surround. A crest of Sir John Moore carved in deep relief above but its condition has severely deteriorated. Window fenestration are either mullion-and-transomed or stained glass. A small WC extension has been added to the east end at some point after 1938 and is finished in sensitive materials matching the principal building.

Much of the internal fabric and layout has been retained, although the walls have been plastered, with exception of the lobby, and the only fireplace opening in the building is now blocked.

Dominating the hall is the exposed roof structure, which comprises king-post trusses manufactured in steel, which would typically be in timber. Behind the hall's elaborate proscenium to the west is a number of commemorative plaques, many of which originated from the two Catholic Churches at Shorncliffe - one of which has now been demolished, and the other was deconsecrated and currently in secular use. The proscenium is lit on either side by large stained glass windows which depict either the coat of arms of a senior military figure, or the insignia of a particular regiment, associated with Sir John Moore's career. The main stair has elaborate square timber and turned timber balusters which leads up to the gallery, featuring the same balustrade detailing.

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Figure 25: Front facade of the Sir John Mocre Memorial Hall and Library.

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Figure 26: Statue of Sir John Moor to the south of the associated Memorial Hall and Library

(Source: Images of England, English Heritage).

Beyond the building is the Sir John Moore Plain; a large open space at the centre of the study site which provides uninterrupted views in the direction of the heritage asset creates a historical sense of place between the Sir John Moore statue and the parade ground.

The Sir John Moore Memorial Library and Hall was designed by Sir Aston Webb, prominent early twentieth century architect, built in 1915-16 in an Arts and Crafts idiom finished with high quality materials and craftsmanship. As such, the Library and Hall is considered to have architectural interest. Its details also have commemorative interest as the insignias and integral artworks commemorate Sir John Moore, synonymous with the earliest and most significant period of the Garrison. As an unusual example of a military building which served both a symbolic commemorative purpose as well as providing recreational facilities the building has historic interest. Furthermore, the building is considered to have a group value with the Grade II listed statue of Sir John Moore, located immediately to the south.

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#### 4.4 SOMERSET BARRACKS

Additional buildings at Somerset Barracks that were built consecutively with the Sir John Moore Memorial Hall and Library within the Somerset Barracks complex include the former School Building, which currently lies in a ruinous state. Built in a similar form and construction to the Memorial Hall and Library, the former School Building features steeply pitched gable roofs with coping stones, brick corbelling and edge detailing, capped with a timber and slate roof with clay ridge tiles. The brick walls and chimneys have lost extensive areas of lime mortar and the majority of windows and doors retain their original fabric, however, their condition has severely deteriorated.

To the north of the Sir John Moore Memorial Hall and Library is a disused Church/Hall which comprises a timber framed building with east iron and wrought iron roof bracing, and corrugated metal cladding. Overall the building appears to be in an advanced state of decay (Figure 27). Significant structural cracks are present in the brick plinth and the corrugated metal cladding on the walls and roof shows extensive decay and some movement in places. There is evidence of extensive water ingress resulting in the decorative timber bargeboards at each gable end, the timber eaves and soffit boards to deteriorate. The original timber doors and windows that remain in situ are in an advanced state of disrepair; a number are boarded up and the majority of glazing is broken or missing.

## Police Station Officer's Domestic Quarters and Quartermaster's Quarters (Police Station) & the Officers' Mess

Also within the Somerset Barracks complex are the Officer's Quarters and Quartermaster's Quarters, as well as the Officers' Mess (Figure 28). English Heritage has identified that these buildings possess cultural heritage interest. These brick-built buildings also date to the late-nineteenth century and are of a standardised construction that have had their original fenestration replaced with modern equivalents and were never intended for long-term use. In addition, noticeable extensions appear to have been continually applied to the north elevation of the Officers' Mess, ensuring that its original appearance has somewhat distorted when viewed from North Road. Therefore, due to their redundant uses and dangerous conditions, and comprising little special aesthetic and historic interest, they do not warrant statutory listing or

Figure 27: Disused Church/Hall which appears to be in an advanced state of decay.

Figure 28: View of Somerset Barracks from North Road where the Officer's Quarters, Mess and Quartermaster's Quarters lie.

significantly add to the overall heritage significance of the Garrison site. When compared to other military-related buildings that have been statutorily listed both in Kent and England, the examples at Somerset Barracks do not possess the same special aesthetic and historic interest to meet this criterion.

### 4.5 NAPIER BARRACKS

There are no designated or non-designated heritage assets within the Napier Barracks complex, however the site is immediately adjacent and to the west of the Grade II listed former Garrison Church.

The majority of structures within the complex are standardised single storey barrack blocks. These buildings feature datestones within the gable ends, which record their date of construction at the end of the nineteenth century; the gable ends also feature brick corbelling to the eaves courses and edgings. Internally, some of the barrack blocks have modern partition walls installed and all internal services and wet areas have a modern fitout.

Located between the two rows of barrack blocks are single storey

utility buildings constructed from red brick with slate roofs that are considered to have little aesthetic interest.

Other unlisted buildings within the Barracks include the Officers' Mess, Former Sergeants Mess and Canteen, Former Quartermaster's Quarter's, Former Drill Hall, Stables and stores. These buildings were built consecutively with the barrack blocks and comprise standardised brick-built structures with slate roofs at single or two storeys, with much of their fenestration replaced with uPVC equivalents. Also within the Napier Barracks complex is the Dining Hall and Bar; built in 1937, this single-storey, red brick building features modern extensions and fenestration. Built to a standardised layout and using common construction techniques of the time, these buildings were never intended for long-term use. As such, these unlisted buildings possess no aesthetic and historic interest to warrant listing at a statutory or local level, and individually, add little contribution to the site's overall special historic significance.

### Barrack Blocks

English Heritage has identified the Barrack Blocks at Napier Barracks as possessing cultural heritage interest (Figures 28). These barrack blocks form two regimented rows within the northern area of Risborough Barracks. Despite the ensemble offering a contribution to the overall military character of the Garrison site, as individual buildings they are not considered that have special aesthetic and historic interest due to their lack of significant detailing and standardised construction. So, although they are

Figure 29: Row of barrack blocks in Napier Barracks. The north easternmost barrack block closest to the north entrance forms a police house.

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Figure 29: View of the Guardhouse at the northern entrance into Napier Barracks.

considered to possess a degree of cultural heritage interest, these buildings do not warrant statutory listing. Converting these purpose-built barrack blocks into residential dwellings is regarded as an unsuitable approach, primarily due to the potential constraints arising from their reuse; either allocating the building entirely as a single unit, or subdividing existing spaces into multiple and undersized units. Furthermore, it is considered that there are many other examples located both in Kent and at a national level, where such buildings have greater heritage significance.

### Guardhouse

In conjunction with the Barrack Blocks, the Guardhouse situated at the entrance into Napier Barracks was also recommended by English Heritage as possessing cultural heritage interest (Figure 29). As the most prominent building at the northern entrance, the building has a degree of both aesthetic and historic interest, although not considered to meet the criterion necessary to warrant statutory listing. This is due to the extensive alterations that have occurred internally, its standardised construction and detailing. In addition, other more preserved military-related examples will almost certainly be located both in Kent and at a national level that comprise greater heritage significance.

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## 5.1 PROPOSALS

### Proposals

Following extensive discussions with: Kent County Council (KCC), Shepway District Council, English Heritage, and other relevant stakeholders: an outline application was submitted on 13 May 2014 for comprehensive development of Shorncliffe Garrison with new residential development of up to 1,200 homes with improved recreation facilities and a new primary school. Following submission of the application, discussions have continued with English Heritage and Shepway District Council as to how the proposals relate to built heritage identified on the Garrison site.

Designated heritage assets, both within the Garrison boundaries and those in the local area, are to be retained, conserved, and integrated into the new development; ensuring that the site's special military character and local distinctiveness endures.

In order to facilitate the allocated number of residential units, buildings not on a statutory or local list are to be removed. Crucially, these buildings will be appropriately recorded and archived prior to any demolition taking place. Exemption to this are a number of unlisted buildings that have been identified as viable for re-use within the new development; particularly the Water Tower in Burgoyne Barracks, which is to form part of 'Redoubt Square' alongside nearby designated heritage assets, also be retained and re-used in this area of the site.

The phase of development particularly concerning the designated heritage assets within Burgoyne Barracks and the nearby Old Redoubt has been prepared by CSa Environmental Planning Consultants UK, dated September 2014 (Figure 30).

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Figure 30: Proposed Redoubt Management Strategy.

## 5.2 ASSESSMENT OF IMPACT

From our findings, it has been identified through historical analysis and an on-site visit around public areas of the study site, as well as access into the Burgoyne Barracks complex, that there are numerous designated heritage assets located within Garrison, which would be in the vicinity of development proposed on the study site. Therefore, any new development located within the setting of these heritage assets is likely to cause a degree of visual impact to their significance.

It has been established that many of the buildings at the Shorncliffe Camp are of a standardised construction, often with comparable examples prevalent at other Army Barrack sites around Britain. What is clear from the historical development of Shornecliffe is that phases of construction at the study site were precipitated by periods of invasion and experimental technology. As such, both time and cost restraints ensured that the design and execution of these construction works had a considerable effect upon their durability and permanence.

There are clear indications that many of these buildings have subsequently gone through phases of alteration and, in some extreme cases, have been left derelict for a number of years due to their redundant use. Such examples is considered to have proportionately reduce their potential heritage significance as a result.

Crucially, this impact upon identified heritage assets can be sensitively mitigated with negligible impact upon their significance by submitting a high quality design, supported by appropriate landscaping. Policy BET of Shepway District Council Local Plan states that new development is to be of a high standard and specifically designed using materials that are sympathetic to heritage assets, particularly where the site and surrounding development are physically and visually interrelated.

To ensure that the Garrison site is viably capable of sustaining a new and thriving community, considerable redevelopment of the barracks complexes in addition to the retention and reuse of existing designated heritage assets are the focus of the proposals.

With regard to building form, mass, scale and elevational details, future development should accord with the predominately brick-built structures existing in the locality. Providing that the proposed

development preserves and enhances the existing setting of the heritage assets, it is considered that this would be beneficial for the

long-term opportunities to re-use the listed buildings and, as such, potentially conserve their significance. Furthermore, new development proposed to replace existing unlisted structures have the potential to better enhance the settings of the identified built heritage assets as their retention would help the new development to respond to existing character and sense of place.

#### St Mark's Garrison Church

Where future development is to be proposed in the vicinity of the Grade II listed Garrison Church of St Mark's, it is considered that new development would likely have a visual change to the setting of the heritage asset. Providing that the new development is to a subservient scale, form and massing compared to the heritage asset, this visual impact can be mitigated. Nonetheless, as the building is set back from the study site boundaries, and its prominent position at the junction of Royal Military Avenue and North Road would be preserved when viewed from the north, its principal setting would therefore be retained.

#### Burgoyne Barracks

Within the Burgoyne Barracks complex are several statutorily listed buildings that are considered to have sufficient aesthetic and historic merit to warrant their retention. Also, with regard to the Water Tower, located to the south of the Grade II listed Racquet Court, it is considered that this building has a degree of architectural and historic interest. As the building is to be retained under the proposals, such an approach is considered acceptable if an alternative and viable long-term use for the building is found.

Whilst the Grade II listed Concrete Barrack Block | and the Grade II listed Racquet Court are both designated for their individual aesthetic and historic interest; the status, setting and the significance they possess are not considered to rely upon their ancillary buildings, which were developed at a later stage and are of lesser aesthetic merit.

For Barrack Blocks I-IV, an audit is to be made of all their historic fittings retained within each building prior to their removal. Any original fabric that Barrack Block | does not possess will be retro-fitted with matching fabric salvaged from the removed barrack blocks. Such a sensitive conservation approach would mean that any historic fabric is reinstated into Concrete Barrack Block |. Despite the impact on the setting of the Concrete Barrack Block | with the buildings no longer reading as a group of four, it is

considered that the salvaging of material will ensure that the designated heritage asset can be befittingly conserved where non-original equivalents have occurred. Through these actions the impacts upon its primary heritage significance as the first experimental concrete building to be constructed on the Garrison site would be less than substantial.

The later ancillary buildings abutting the north and west elevations of the Grade II listed Racquet Court are not considered to have sufficient heritage significance for their retention if future development was to be built in their stead. These outbuildings are not considered to have adequate historical curtilage to the Racquet Court as they were built after the late nineteenth century expansion of the site and perform other subsidiary functions to the recreational use of the heritage asset. Indeed, the removal of the outbuildings would therefore conserve the Racquet Court's heritage significance.

The building that English Heritage has noted of cultural heritage interest within Burgoyne Barracks includes the large, two-storey Officers' Mess, built sometime around the turn of the twentieth century. It has undergone successive phases of alteration and extensions, which has eroded any outstanding fabric of special aesthetic or historic interest to warrant statutory listing. Moreover, when compared to other related buildings that have been statutorily listed in both Kent and in England, the example at Burgoyne Barracks does not possess the same special aesthetic and historic interest to meet this criterion. As such, with the building to be demolished under the proposals, this would constitute less than substantial harm upon the Garrison site's overall heritage significance. In order to mitigate this impact, thorough photographic archival recording will be undertaken and the proposed development to be erected in the vicinity will offer a continuation of the Garrison site's military character and local distinctiveness through its appropriate layout, forms and palette of materials.

Despite not being included within the list of cultural heritage assets, the Water Tower within Burgoyne Barracks is to be retained under the proposals. It has been concluded that this unlisted building has a degree of aesthetic and historic interest. By integrating this building within the cohesive development of Redoubt Square is considered will generate a positive contribution on continuing the tangible military history of the Garrison site.

## 5.2 ASSESSMENT OF IMPACT

### Risborough Barracks and Army Ordnance Depot

Although currently unused, the Grade II listed Gates and Royal Military Parade are considered to be a principal entrance point into the study site. Under the proposals, the heritage asset is to be retained and conserved and, with future development to occur in the vicinity, would be used as a pedestrian/cycle entrance that would have a positive enhancement to the heritage asset.

Unlisted buildings within the complex are all built to a standardised

layout comprising little architectural and historic merit and were never intended for long-term use. Due to their current derelict state and dangerous conditions these buildings are proposed to be demolished. It is considered that there will be no material impact upon the Grade I listed Gate entrance.

The Shorncliffe Garrison Masterplan document (August 2011) outlines a scope for the retention of the Officer's Mess at Risborough Barracks, supported by Shepway District Council's Core Strategy Policy SS7. Under the current proposals this unlisted building, considered to have a degree of cultural heritage interest, is to be removed, subject to a detailed photographic archival recording. Nonetheless, the building's standardised construction, scarce fabric of importance, as well as modern alterations carried out, ensures that retaining the unlisted building would not sufficiently provide a more beneficial long-term, viable use for the Garrison site than that which is proposed. Later extensions to its courtyard, facing the Stadium have obscured much of its original elevational appearance and also fragmented its original plan form where alterations to its internal room configurations would have been undertaken. Such intrusive and haphazard measures demonstrate its utilitarian nature; consistently undergoing works due to the ever-changing functions. In our opinion, these measures have ensured that any heritage significance the building would have retained as an intact example of a Second World War-era building has since eroded. When compared to other, more intact, Officers' Messes that have been statutorily listed in Kent and England the example at Risborough Barracks does not possess the same special aesthetic and historic interest to meet this criterion.

As part of the proposals, the building is to be appropriately recorded with the other unlisted buildings at Shorncliffe prior to demolition occurring; controlled through a suitably worded planning condition. Therefore, whilst its removal would constitute less than substantial harm, with appropriate detailing the development proposed in its

place is to help continue the military character of Risborough Barracks and create local distinctiveness within the Garrison site, which we consider forms the primary heritage significance.

### Somerset Barracks

As the Grade II listed Sir John Moore Memorial Hall and Library and its associated Grade II listed Statue are to be retained and conserved, this would preserve their heritage significance.

Although the unlisted buildings within the Somerset Barracks complex all date to the late nineteenth century, the majority have had their original fenestration replaced with modern equivalents. Also, these buildings are considered to be of a standardised construction that have little architectural and historic merit and were never intended for long-term use. Due to their redundant uses and dangerous conditions, do not warrant statutory listing. It is considered that they can therefore be demolished without causing substantial impact to the setting of the Sir John Moore Memorial Hall and Library and its associated statue.

The development will take into account preserving significant views, including from the John Moore statue to the parade ground, which would have a sense of historical association between key elements of the study site.

The Police Station which was formerly the Officer's Domestic Quarters and Quartermasters Quarters, has also been considered by English Heritage as having cultural heritage interest. Upon inspection, it is considered that the building does not have particular aesthetic and historic interest to warrant statutory listing. With regard to the Officers' Mess, this building has undergone successive alterations to its original fabric. Both buildings are considered to make little contribution to the Garrison site's overall heritage significance and so their removal under the proposals would constitute less than substantial harm. Consequently, this harm is to be mitigated through appropriate level of photographic archival recording and, where development is proposed, would continue the military character and local distinctiveness of the existing built fabric through a suitable palette of materials, forms and landscaping.

### Napier Barracks

In relation to the Guardhouse and the Barrack Blocks in Napier Barracks, these buildings were highlighted by English Heritage to be of cultural

heritage interest. Whilst this is true to some extent through their intact exteriors and regimented layout, they nonetheless do not meet the criterion to warrant statutory listing as identified through their lack of special aesthetic and historic merit. As individual buildings, they therefore offer a small contribution to the overall military character of the Garrison site. Nonetheless, a number of other examples of these types of purpose-built military buildings can be found elsewhere both in Kent and England, which no doubt have greater heritage significance.

Under the proposals, these buildings are to be removed. The proposed development that replaces these buildings would be able to continue the Garrison site's military character and local distinctiveness through appropriate forms, detailing and landscaping. Therefore, the removal of the Guardhouse and Barrack Blocks would cause less than substantial harm upon the Garrison site's overall heritage significance.

### The Old Redoubt

A consequential part of the proposals includes the conservation of the Old Redoubt. Upon the proposed removal of dense vegetation that surrounds it, visual connections with the designated heritage assets and new development centred around 'Redoubt Square' will ensue: thereby visually integrating this Scheduled Ancient Monument with the overall development, as well as providing effective means for the public to access the monument supported by suitable site interpretation measures. Such an approach is considered would bring about significant public benefits on the understanding of the Garrison

site's military history.

## Summary

Overall, it has been concluded that the proposals provide an appropriately well-structured framework to deliver a high quality, cohesive development on the Garrison site: integrating existing designated heritage assets and other unlisted buildings identified for retention, whilst contributing to the number of residential units set by the local planning authority. This, in turn, will help to continue the Garrison site's distinctive military character in addition to promoting local distinctiveness.

This Built Heritage Statement is to inform development proposals for the study site at Shornecliffe Garrison, Folkestone, together with a review of relevant national, strategic and local planning policy and guidance, with particular regard for policies relating to developments which affect designated heritage assets.

Contained within the site are numerous Grade II listed buildings, including the Concrete Barrack Block, Gate piers and gates to the Army Ordnance Depot, the Sir John Moore Memorial Hall and Library, the Sir John Moore statue and the Racquet Court. Included within the study site are other structures and buildings which form part of their curtilage. Additionally, the Grade II listed Garrison Church of St Mark's is juxtaposed between the site boundaries of Napier and Somerset Barracks complexes.

It is understood that the site has undergone successive phases of construction since the early-nineteenth century, producing an eclectic assortment of buildings; the majority of which are unlisted. The historical development of the site, in addition to an extensive study of the history of the identified heritage assets, has been used to inform the assessment of how the site could be adapted for future development to occur.

Although demolishing unlisted buildings in the site would likely need justifying to Shepway District Council, Kent County Council and English Heritage, any future development can be shown to cause less than substantial harm to the significance of the identified designated heritage assets. Public benefits of the scheme could, therefore, balance any potential impact incurred to them, complying with NPPF Paragraph 134. Furthermore, this future development would ensure that alternative and viable long-term uses are established for the heritage assets which are currently only used for superfluous purposes. Crucially, any internal works proposed to the designated heritage assets are to ensure that the historic fabric is retained and conserved.

Regarding the existing designated heritage assets and the impact of the proposals; the new development will complement, rather than compete with those heritage assets identified on the site through appropriate scale, bulk and massing, and a high quality design rationale. Therefore, development which replaces unlisted buildings within the immediate setting of the identified heritage assets would have a beneficial impact upon their significance.

Where unlisted buildings on the study site are to be demolished, archival recording is to be undertaken to ensure that any heritage significance they possess is documented and publicly accessible for future reference. Those unlisted buildings highlighted by English Heritage for potential reuse and deemed to constitute undesignated heritage assets: the Burgoyne Barracks group of four Concrete Barrack Blocks and the Officers' Mess; the Risborough Barracks Officers' Mess; the Napier Barracks Barrack Blocks and Guardhouse; and the Somerset Barracks Officers' Mess and Police Station, are considered to possess a degree of cultural heritage interest. As individual buildings, it is our opinion that they offer only a small contribution to the overall military character of the Garrison site. With the proposed residential development able to continue this character and local distinctiveness through appropriate detailing, it is considered that the removal of these identified buildings would cause less than substantial harm upon the Garrison site's heritage significance.

To conclude, we are satisfied that the site can be used for future development as proposed based on heritage terms and, as the scheme promotes a high quality design that conforms to the surrounding built environment, complemented by natural landscaping, would be considered acceptable in relation to the setting of the designated heritage assets and buildings of cultural heritage interest, identified in the Burgoyne Barracks, Risborough Barracks, Somerset Barracks and Napier Barracks, which comprise the Garrison site. The heritage assets identified in the immediate vicinity of the Garrison site but within the study area will be negligibly affected. From our findings, any future development would comply with NPPF policies relating to the historic environment as well as in accordance with the Shepway District Local Plan and Core Strategy documents.

## APPENDIX A: STATUTORY LIST DESCRIPTION

@) St Mark's Garrison Church  
Grade: II

Date first listed: 01-Dec-1999

Date of most recent amendment: 18-Jan-2000

Garrison church. 1939-41. By John Markham of the Ministry of Works and Buildings. Built of brick with limestone dressings and horizontal coursing, the latter also given bands of red tile; plain tile roof. Long 7-bay nave, with W porch; N tower and 5 organ loft (both

with ground-floor porches} balance either side of the transept, with 3-bay choir and single-bay sanctuary. Eclectic and characteristically inter-war style, basically earth'. Gothic with Tudor Gothic and Art Deco features. Blank east wall with foundation stone and late Gothic niche set in raised central panel. Tall lancets light sanctuary, and the roof projects forward over the E and W bays of the choir, lit at top by S-light chamfered and stone-mullioned windows, which flank cross-gabled and projecting central bays: the 5 bay of these has a vestry set below an open pointed arch which frames a recessed bay with a similar lancet. Similar mullioned windows to 5, E and W sides of projecting two-storey hip-roofed organ loft/porch with chamfered late Gothic doorway. Two-stage N tower, triple lancets to recessed upper stage, with stone chamfered coursing both above and to the impost level of the centre lancets; porch is accessed from N, the door architrave being typical abstracted late Gothic style. Each side of the nave has 3 tall lancets set in projecting cross gables, each flanked by flat-roofed blocks which project forwards and have single-light windows with chamfered stone surrounds lighting the interior passage aisles. West has simple belleote set above triple lancets and porch, with parapet stepped over similar late Gothic doorway.

INTERIOR: open timber roof. The nave is dominated by broad pointed transverse arches, springing from the floor and which within their width have recessed soffit panels and openings to passage aisles; these arches are linked by short pointed-arched bays, whose walls terminate Just above impost level of the transverse arches, thus providing open views into the roofs of the passage aisles. Similar arches springing from ground level articulate the transept and choir, the chancel arch being narrower and more conventional in its form.

HISTORY: this church ranks with the garrison churches at Bulford Camp and Larkhill (1920 and 1937, both in Wiltshire) as the finest

examples of inter-war garrison architecture in England. It is remarkably well-detailed and boldly-handled, with clear precedents in terms of Markham's solid geometry and internal design with the Edwardian churches of Prior and Stokes, the closest inter-war comparisons being Temple Moore and Goodhart-Rendel. Its construction, between 1939 and 1941, also acquired symbolic importance in view of its position in one of the garrisons closest to occupied France and the threats made to its completion in the face of repeated Nazi propaganda broadcasts. Fighter cover was provided during its dedication in July 1941. No other military building combining such architectural quality and symbolic importance was completed during the war, and although it closed for services after the destruction of a Folkestone church by bombing in May 1942, it continued to be used by servicemen bound for overseas service as a place of prayer and contemplation for the remainder of the conflict.

@) Gate piers and gates to the Army Ordnance Depot  
Grade: II

Date first listed: 13-Nov-2013

Date of most recent amendment: N/A

East (and main) gate to the Army Ordnance Depot, c1899-1902.

**MATERIALS:** piers of red brick with yellow brick and stone dressings, wrought iron gates.

**DESCRIPTION:** each gate pier comprises: a square, black-painted brick plinth with a chamfered top (a square drain hole is cut through on a west-east axis); bi-partite panelled piers, divided unequally by a stone band, insets edged in curved section yellow bricks; upper panel to the east elevation houses a terracotta plaque depicting the arms of the Army Ordnance Department - 'A.O.B.' and a shield with three cannon balls above three cannon; moulded brick and stone cornice topped with stone ball finials. Original decorative wrought iron gates.

## APPENDIX A: STATUTORY LIST DESCRIPTION

Q) Sir John Moore Memorial Hall and Library

Grade: II

Date first listed: 13-Nov-2013

Date of most recent amendment: N/A

**MATERIALS:** the building is constructed of narrow red bricks laid in English bond, with Portland stone window frames, sills, door surrounds and dressings. The roof is covered in clay tiles, doors are dark-stained timber and windows are steel casements (some galvanised, some not}. Interior walls are plastered, or in the case of the entrance lobby, in exposed brick.

**PLAN:** the building is single storey and has a rectangular plan, orientated east-west. The principal entrance is at the east end of the south elevation, which faces on to a small garden with a statue of Sir John Moore, beyond which is the Sir John Moore Plain; the large open space at the centre of the Shorncliffe Camp.

The east end of the building is occupied by a small entrance lobby and room (marked on original plans as the reading room). The building has a single chimney stack, which would have served the reading room, but the fireplace opening is now blocked. Stairs lead from the lobby to an open gallery above this part of the building. The remainder of the building is occupied by the hall which is open to the roof.

A small extension housing a WC has been added to the east end of the building at some point after 1938.

**EXTERIOR:** the building has a deep pitched roof with over-hanging sprocketed eaves. At the centre of the ridge is a tapering, square,

half-glazed cupola with a square domed roof. It is dressed in lead and is surmounted by an iron weathercock. On each elevation there are low-level vents formed of stacked clay tiles.

The building has six bays, divided by heavy vertical brick buttresses. The main entrance bay on the south elevation, and the west end bays on the north and south elevations, advance beyond the building line and break through the eaves, terminating in a stone-capped parapet, with flat roof behind. The double-leaved main door has a Tudor arch set in a chamfered stone surround. Above is the crest of Sir John Moore carved in deep relief; this has suffered some significant weathering.

The west bays to the north and south, each have a large six-light mullion-and-transomed stained glass window, with a second, two-light, stained glass window on the west-facing cheek of each bay. Elsewhere on these two elevations, each bay has a three-light mullioned window set just below the eaves. On the north elevation, second bay to the east, the three-light window pattern is modified to contain a secondary entrance into the hall. This comprises a half-glazed double door with a Tudor arch, set in a simple stone surround; above are two small over-lights and a larger single light to the right.

The east and west gable-end elevations have bands of tiles laid flat in offset courses. There is a high-level oculus to the west and two pairs of two-light mullioned windows lighting the former reading room and gallery to the east. The small WC block is executed in materials to match the main building, and is accessed via a door in the former reading room.

**INTERIOR:** the interior of the hall is dominated by the unusual roof structure, which comprises steel king-post trusses with heavy arch-braced collars; between the trusses are timber rafters with off-set collars. At the west end of the hall is a timber proscenium, the front edge of which has woven timber grilles interspersed with pairs of square, downward-tapering, columns.

The west wall behind the proscenium bears a number of commemorative plaques, many of which have come from the two Catholic Churches at Shorncliffe - one now demolished, and one (a listed building) now in secular use. The proscenium is lit to either side by the large stained glass windows in the west end bays. Each of the 14 lights depicts either the coat of arms of a senior military figure, or the insignia of a particular regiment, associated with Sir John Moore's career.

To the east of the hall, multi-light glazed doors lead into the entrance lobby to the right, and the former reading room to the left. The entrance lobby has a clay tile floor and the arches over the main entrance door, the door leading into the hall, the half-glazed door into the former reading room, and the radiator recess beneath the stair, are all formed of clay tiles laid flat in offset courses. A glazed screen with double doors forms an outer lobby between the lobby and the main entrance door. A stair with square and turned balusters leads up to the gallery. The former reading room has a wood block floor laid in a herring-bone pattern. The gallery has a timber balustrade with square and turned balusters.

®@ Statue of Sir John Moore fo South of Army Library in Garrison

Grade: ||

Date first listed: 11-Mar-1975

Date of most recent amendment: N/A

1916 by John Tweed. A bronze full length statue of the famous soldier Sir John Moore (761-1809) in military dress with sword mounted on a stone plinth. He was Commandant of the Shorncliffe Camp from 1803 to 1804.

#### APPENDIX A: STATUTORY LIST DESCRIPTION

() Racquet Court

Grade: II

Date first listed: 13-Nov-2013

Date of most recent amendment: N/A

Racquet court, built between 1867 and 1873. MATERIALS: pier and panel construction, the walls panels and gable elevations in stock brick, largely in English bond, in alternate header and stretcher courses, but with later patching in variant bonds; the buttress piers on the side and west elevations are in red brick. Red brick patching. Stone, buff brick and concrete dressings. Lightweight metal roof trusses (either a combination of wrought and cast iron, or steel) and slate roof. PLAN: roughly 30ft x 60ft x 30 ft. high (the standard dimension of a racquet court) aligned east-west.

Originally a single court filling the building, preceded by an entrance lobby from which stairs rise to a full-width gallery overlooking the court. There is a small ground-floor room (marked store room in 1907) to each side of the entrance.

At a later date a smaller flat-roofed squash court has been inserted within the racquet court, fully enclosing the gallery.

EXTERIOR: the main, east elevation is in two storeys and three bays, articulated by offset brick buttress piers, all beneath a segmental pedimented gable. Brick chamfered plinth, buff brick finely-jointed segmental arches to ground-floor openings, and similar round arches to first-floor openings which also have raised keystones; concrete cills throughout. Central entrance beneath a three light overlight has a pair of flush-panel doors. Flanking windows have six-over-six pane horned sashes, recessed in plain

brick reveals. Three similar first-floor windows have round-arched heads. Shallow, simple moulding to the cornice and pediment, which is surmounted by a small flat-headed cupola, the base of which is in stock brick, the upper part, presumably rebuilt, in red brick; it is flanked by rendered or concrete scrolled brackets. Within the pediment is a clock face.

Side elevations in seven bays articulated by red brick buttress piers and a stock brick dentil cornice. There is an offset approximately seven feet above the ground to all but the altered bay on the northern elevation. On the south elevation, the western three bays have a further offset at approximately two thirds the height of the

building; evidence of any similar feature on the north elevation is hidden beneath later abutting additions. The eastern two bays of the south elevation are rendered to first floor height where dressing rooms, WCs and bath, present in 1907, have been removed. There are also repairs and scarring following bomb damage in WWII and two inserted metal-framed small-paned lights and a door. The northern elevation is similarly detailed; the upper courses of wall in the eastern bays having been patched. The lower courses, which are now internal, are painted. The later, attached Royal Engineers' stores buildings are not included in the listing.

The west elevation is also articulated in three bays by red brick buttress piers. The lower part of the wall is obscured by the attached building, dated 1901 (not included in the listing). The racquet court has a segmental pedimented gable with a similar cornice to the more ornate east elevation and is surmounted by a larger blocking course with a moulded cornice. Within the gable is a small, round-arched vent, with a flush, rendered surround: the opening is blocked.

The later stores, structures and yard attached externally to the racquet court are excluded from the listing.

INTERIOR: the roof is constructed of lightweight segmental arched trusses from which a bracket-like strut rises to the apex. The inner roof is laid on two planes. The outer planes have square-cut timber rafters and are lined with moulded matchboard panels. The upper planes appear to have been built as a glazed toplight, the only source of natural light to the court, and have moulded rafters; the glass has been replaced with later timber boarding. Longitudinal timber planks, fixed to the base of the trusses, appear to be original, possibly providing access to the roof for maintenance. The vent in the eastern gable wall is covered with a grille. The walls are rendered in hard cement, now adapted as a climbing wall.

The entrance lobby is lined in matchboard panelling, an arched opening leading to the court. Closed string stairs have square chamfered newels, square balusters and a rounded rail of later C19 character and lead to a gallery where the balustrade is also enclosed in matchboard panelling; the frame is supported on posts rising to the roof. The gallery appears to have been open to the court having a timber rail and has been subsequently enclosed. At roof height the clock mechanism is contained within a timber box. Doors are of a standard four panels except for the

inner door to the court which is exceptionally thick. In the centre it has an inserted square opening, covered on the outer face by a box with a ball-

sized hole in the top, and on the inner face by a hinged flap which shuts flush with the door. The door has heavy brass handles and sunk closing mechanisms.

A C20 squash court has been inserted and built against the existing east and north walls of the racquet court and the racquet court has been adapted for use as a climbing wall. Pursuant to s.1(5A) of the Planning (Listed Buildings and Conservation Areas) Act 1990 ('the Act') it is declared that the C20 brick south and west walls and flat steel roof of this squash court and the inserted C20 panelling above the original gallery, associated with the squash court, are not of special architectural or historic interest; and that the later C20 timber steps and structure above the gallery associated with the use of the climbing wall are also not of special architectural or historic interest.

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## APPENDIX A: STATUTORY LIST DESCRIPTION

() Concrete barrack block 1  
Grade: II

Date first listed: 13-Nov-2013

Date of most recent amendment: N/A

Concrete barrack block No 1, dated 1880, at the former the Royal Engineers Barracks, later Burgoyne Barracks, at Shorncliffe Camp.

**MATERIALS:** rendered, mass concrete with later C20/early C21 slate composite roofs and uPVC eaves and fascias.

**PLAN:** single-storey block aligned approximately east-west, No 1 was the southernmost of four near identical blocks, blocks 2-4 dated 1881.

Originally laid out as soldiers' quarters, divided into two large rooms with a separate NCO's room adjacent to the entrance. Now storage, No 1 block retains this plan, including the NCO's room (room 4) to the west of the entrance. It is linked to Block 2 to the north by a C20 ablutions block. **EXTERIOR** Constructed of mass concrete, the proportions and architectural details are modelled on the brick and

stone equivalents at other barracks, having concrete quoins and plinths imitating brick, stone or render, and round-arched or segmental-headed rendered window and door architraves and cills. The east elevation has paired round-arched windows below a roundel inscribed RE with the date 1880 below. It is numbered, 1, within a lozenge-shaped panel between the windows; the first of four blocks, numbered consecutively from south to north. The west elevation replicates the east elevation, also having a roundel dated and inscribed RE 1880 and a numbered lozenge-shaped panel between the windows.

Block 1 retains its original six-over-six pane horned timber sashes on the east gable wall, the north elevation and on all but one of the south elevation windows. The west gable has replaced six-over-six pane horned timber sashes closely matching the original windows. According to the 1907 plan, this block had a near-central southern entrance, which has been enlarged. Other doorways on this elevation appear to replace original widow openings shown on the plan but they also have complete, rendered architraves.

The link corridor to the north, and the other three concrete barrack blocks, are not included in the listing.

INTERIOR Room 4, the NCO's room, has an angle chimney breast; the fireplace opening has been rendered over; the stack removed above the roof. The original skylight structure in the passage is in place but roofed over. Block 1 has plain ceilings, compared with probably higher specification board and batten ceilings, that tend to denote officer use, in Blocks 3 and 4.

Burgoyne Barracks

## APPENDIX B: GLOSSARY OF TERMS

### Glossary of Terms

In Annex 2 of the NPPF Heritage Assets are defined as: a building, monument, site, place, area or landscape positively identified as having a degree of significance meriting consideration in planning decisions. They include designated heritage assets (as defined in the NPPF) and assets identified by the local planning authority (including local listing). Notable examples of a designated heritage asset include: a World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area.

Additionally, local planning authorities may identify what are referred to as undesignated heritage assets by drawing up Local Lists, through their conservation area appraisals process or through

other means. In planning decisions, the effects of proposals on the significance of an undesignated heritage asset should be taken into account in determining the application, weighing the scale of harm or loss against the significance of the undesignated heritage asset (Paragraph 135).

A heritage asset not only has value to the current generation but to future generations too. An aspect of this value (or significance) is therefore conveyed as heritage interest, which may be categorised into an aesthetic, evidential, communal and/or historic interest. It is worth noting that the significance of a heritage asset derives not only from its physical presence, but also from its setting.

Aesthetic interest is defined as a building considered to be important for its architectural design, decoration and/or craftsmanship.

Historic interest is defined as a building considered to illustrate important aspects of social, economic, cultural or military history have close historical associations with nationally important people normally have some quality of interest in its physical fabric.

When making a listing decision, the Secretary of State may take into account the extent to which the heritage significance is allocated to a group of buildings principally defined as having Group Value.

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