

EXMOOR NATIONAL PARK AUTHORITY

6 September 2005

DCMS REVISIONS TO PRINCIPLES OF SELECTION FOR LISTED BUILDINGS: CONSULTATION DOCUMENT

Report of the Head of Conservation and Land Management

Purpose of Report:

To comment on the Revisions to Principles of Selection for Listed Buildings

Legal Implications including Human Rights Act 1998: None

Financial Implications: None

National Park Purposes: Local Plan Policy LNC15

RECOMMENDATION:

To ENDORSE the consultation document and ask the Historic Buildings Officer to respond to its questions

1. INTRODUCTION

- 1.1 The Heritage Protection review forms the background to various initiatives that aim to deliver a system that is simpler, flexible and more transparent for people without professional expertise.
- 1.2 This consultation document addresses recommendations from the Department for Culture, Media and Sport's decision document "Review of Heritage Protection: The Way Forward" (June 2004), that changes should be introduced to give greater clarity, simplicity and flexibility to the designation system for listing buildings.
- 1.3 To achieve the aim of the heritage review, revisions to the principles of selecting listed buildings have been put forward.
- 1.4 It is important to note that the statutory criteria for listing buildings have not changed and it is not intended that the revised Principles of Selection will change the types of building that are listed, or increase or reduce the overall number of buildings that are listed. Nor will they change the level of protection afforded to historic buildings
- 1.5 These reforms do not require a change in primary legislation and are being introduced ahead of greater changes that will be the subject of a later white paper.

2. THE CURRENT SYSTEM

Under the planning (Listed Buildings and Conservation areas) Act 1990 the Secretary of

State has a statutory duty to compile lists of buildings of special architectural or historic interest.

English Heritage, when advising the Secretary of State, uses the principles as set out in section 6.10 - 6.16 of PPG15 to decide whether or not a building should be included on the list.

This consultation does not extend to the “overarching” principle that a building must be of special architectural or historic interest. The existing Principles of Selection remain sound and no radical changes to them are proposed.

3. THE PROPOSED SYSTEM

3.1 The changes will be made to, but still contained within PPG15 and will affect section 6.

4. THE REVISED PRINCIPLES OF SELECTION

4.1 Will contain two sections. The first section, of general principles, remains largely unchanged but has been updated to make explicit the practical approach used when deciding upon designation. It is also intended to clarify points that have been unclear in the past. The second section sets out 20 building types summarising what characteristics of a building are of special interest by comparison with others of the same type. Most buildings should fall into the identified building types; however this should not be seen as restrictive. The identification of 20 building types is intended to provide an understandable framework to ensure that non professionals who are engaged with the heritage sector can gain a clear understanding of exactly what is special about the building and why it has been listed.

5. CHANGES TO PPG 15

5.1 Currently PPG15 section 6 extends from chapter 6.1 - 6.40. The existing Principles of Selection are set out in section 6 paragraphs 6.10 - 6.16. Under the new changes paragraphs 6.1 to 6.16 will be replaced with expanded paragraphs 6.1 to 6.75. Paragraphs 6.17 to 6.40 will be deleted.

6. WHY MAKE THE CHANGES NOW?

6.1 By revising the Principles of Selection now, the existing system can be improved without needing to wait for primary legislation.

7. CONSULTATION QUESTIONS

- 7.1 Q1. Does the revised approach to the Principles of Selection (i.e. general principles coupled with specific building types, underpinned by technical essays) represent an improvement on the current PPG15 guidance, and make the listing process more transparent and simpler to understand?
- Q2. Do the building types selected cover the field adequately and appropriately? If not what changes would you suggest?

8. GOVERNMENT IMPLEMENTATION

8.1 Following consultation, it is intended that the revised Principles of Selection will be issued by the Office of the Deputy Prime Minister and Department of Culture Media and Sport in a Local Authority Circular. The consultation runs from 25 July to 17 October 2005.

9. CONSULTATION DOCUMENT

9.1 The document also contains:

- The proposed revised wording for PPG15
- The 20 general building types
- Two examples of the expanded technical papers supporting the general types
- The existing text for PPG15 section 6 paras 6.1 - 6.16
- The existing text for PPG15 section 6 paras 6.1 - 6.16

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