

# The Keadby 3 Low Carbon Gas Power Station Project

**PINS Ref: EN010114**

**The Keadby 3 Low Carbon Gas Power Station Order**

**Land at and in the vicinity of the Keadby Power Station site,  
Trentside, Keadby, North Lincolnshire**

## Preliminary Environmental Information (PEI) Report Volume II - Appendix 15A: Cultural Heritage Desk-Based Assessment



**The Planning Act 2008**

**The Infrastructure Planning (Environmental Impact Assessment)  
Regulations 2017**

**Applicant: SSE Generation Limited**

**Date: November 2020**

## DOCUMENT HISTORY

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<b>Author</b>	Dr Gillian Scott/ Freya Sadarangani		
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<b>Approved By</b>	Susan Evans/ Richard Lowe		
<b>Signed</b>		<b>Date</b>	November 2020
<b>Document Owner</b>	AECOM		

## GLOSSARY

<b>Abbreviation</b>	<b>Description</b>
AOD	Above Ordnance Datum - a spot height (an exact point on a map) with an elevation recorded beside it that represents its height above a given datum.
AOSF	Ancient Open Strip Fields – an ancient field system.
BGL	Below Ground Level – groundwater level.
BGS	British Geological Survey - provider of objective and authoritative geoscientific data, information and knowledge for the UK.
CifA	Chartered Institute for Archaeologists - a professional organisation for archaeologists working in the United Kingdom.
DBA	Desk Based Assessment - sets out the heritage baseline for the Proposed Development Site in order to identify all known designated and non-designated heritage assets
EEL	Early Enclosed Land - buffers the AOSF and comprises areas of piece-meal enclosure of blocks of former strips into small irregular fields
GPA	Good Practice Advice – guidance documents produced by Historic England
HER	Historic Environment Record - information services that provide access to comprehensive and dynamic resources relating to the archaeology and historic built environment of a defined geographic area.
MPS	Marine Policy Statements - the framework for preparing Marine Plans and taking decisions affecting the marine environment.
NHLE	National Heritage List for England - a register of all nationally protected historic buildings and sites in England.

Abbreviation	Description
NPPF	National Planning Policy Framework - The NPPF is part of the Government's reform of the planning system intended to make it less complex, to protect the environment and to promote sustainable growth. It does not contain any specific policies on Nationally Significant Infrastructure Projects, but its policies may be taken into account in decisions on DCOs if the Secretary of State considers them to be both important and relevant.
OS	Ordnance Survey - the national mapping agency for Great Britain.
PFA	Pulverised Fuel Ash - a by-product of pulverised fuel fired power stations.
PPG	Planning Practice Guidance - guidance expanding upon and supporting the NPPF.
REL	Recent Enclosed Land - generally surrounds low-lying lands drained and enclosed for farmland from the seventeenth century.
ZTV	Zone of Theoretical Visibility - a computer generated tool to identify the likely (or theoretical) extent of visibility of a development.

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## 1.0 INTRODUCTION

### 1.1 Overview

- 1.1.1 This Cultural Heritage Desk Based Assessment presents the results of research undertaken to identify known heritage assets within a defined study area surrounding the Proposed Development Site. It assesses the potential for as yet unknown archaeological remains to be present within the Proposed Development Site and the planning and legislative framework within which decisions affecting heritage assets are made. This report forms the cultural heritage baseline for the preliminary assessment of temporary and permanent impacts on cultural heritage which is presented in **Chapter 15: Cultural Heritage** (PEI Report Volume I) and describes the additional details for the assessment of impacts to designated and non-designated heritage assets.
- 1.1.2 The purpose of the assessment is to identify all known designated and non-designated heritage assets within a defined study area surrounding the Proposed Development Site described in Section 3.2 of this report. These are illustrated in **Figures 15A.1a** and **15A.1b** which accompany this report.
- 1.1.3 The study area is set to assess the archaeological potential of the Proposed Development Site, and to identify key constraints in the surrounding landscape in terms of change to their setting. For this reason, the study area for non-designated assets is extended to allow for assessment of the potential impacts of the Proposed Development on the Isle of Axholme Area of Special Historic Interest. It places the Proposed Development Site within its wider heritage context to inform the assessment of significance of the heritage resource.
- 1.1.4 Heritage resource in this context means the above and below-ground archaeological resource, built heritage, the historic landscape, and any other elements which may contribute to the historical and cultural heritage of the area.

### 1.2 Site Location

- 1.2.1 The Proposed Power and Carbon Capture Site (Proposed PCC Site) (wherein the generating station is proposed) is located within the wider Keadby Power Station site (as shown on **Figure 3.2**, PEI Report Volume III), approximately 5km to the west of the town of Scunthorpe and adjacent to the village of Keadby. Keadby 1 Power Station was built on the site of a former coal fired power station which was operational between 1952 and 1984. The Keadby 1 Power Station is a gas fired power station, commissioned in 1996.
- 1.2.2 Adjacent to the west of Keadby 1 Power Station is Keadby 2 Power Station; a 910MW CCGT power station currently under construction, following the grant of a variation to an existing Section 36 consent in 2016. Construction by the Applicant's Engineering, Procurement and Construction (EPC) contractor Siemens Energy commenced in April 2019 and is ongoing; expected completion is by quarter 1 (Q1), 2022.
- 1.2.3 Further details related to the location of the Proposed Development Site are provided within **Chapter 3: The Site and Surrounding Area** (PEI Report Volume I) and details of

the Proposed Development are presented in **Chapter 4: The Proposed Development** (PEI Report Volume 1).

- 1.2.4 The Proposed Development Site is located within the administrative boundary of North Lincolnshire Council (a unitary authority) and is bounded to the south by the Stainforth and Keadby Canal, to the east by the River Trent, to the west by the former Keadby Ash Tip which includes historical landfill, and to the north by agricultural fields in which the Keadby Windfarm is located (three wind turbines located immediately north of the Proposed Development Site boundary).
- 1.2.5 The Proposed Development Site incorporates a large and varied area in terms of land use. The Proposed PCC Site incorporates a portion of Keadby Common, and is divided into two separate land parcels by an unnamed east-west field drain. To the south of the drain, the Proposed Development Site is currently being used to temporarily store excavation materials created by the construction of Keadby 2 Power Station. To the north of the drain, the land is currently occupied by long growing grasses.

### 1.3 Aims

1.3.1 The aims of the assessment are:

- to identify designated heritage assets within the Proposed Development Site and study area and assess components of their setting that contribute to their significance;
- to place the Proposed Development Site within its full historic/ archaeological context through the collection of baseline information;
- to identify known non-designated heritage assets within the Proposed Development Site; and
- to identify the potential for previously unrecorded heritage assets within the Proposed Development Site.

### 1.4 Structure of Document

1.4.1 This report is divided into the following sections:

- the legislative and planning policy framework is provided in **Section 2** (Legislation and Planning Policy) which also includes an overview of Historic England policy and guidance;
- the methodology for assessment and determination of the study area is set out in **Section 3** (Assessment Methodology);
- a description of the archaeological and historic background of the Proposed Development, and description of assets is set out in **Section 4** (Baseline Assessment). This section also includes an assessment of archaeological potential;
- identification of heritage constraints, and assessment of their heritage significance, including how setting contributes to that significance; and
- recommendations for further assessment.

## 2.0 LEGISLATION AND PLANNING POLICY CONTEXT

### 2.1 Overview

- 2.1.1 A full overview of the legislative and policy context that is relevant to the Proposed Development is provided within Chapter 7: Legislative Context and Planning Policy (PEI Report Volume I). The legislation and planning policy context which is of the most relevance to this Appendix is summarised below.

### 2.2 Legislative Background

#### [The Ancient Monuments and Archaeological Areas Act 1979](#)

- 2.2.1 The Ancient Monuments and Archaeological Areas Act 1979 (HMSO) imposes a requirement for Scheduled Monument Consent for any works of demolition, repair, and alteration that might affect a designated Scheduled Monument.

#### [The Planning \(Listed Buildings and Conservation Areas\) Act 1990](#)

- 2.2.2 The Planning (Listed Buildings and Conservation Areas) Act 1990 (the Act) sets out the principal statutory provisions that must be considered in the determination of any application affecting listed buildings and conservation areas.
- 2.2.3 Section 66 of the Act states that in considering whether to grant planning permission for development which affects a listed building or its setting, the local planning authority or, as the case may be, the Secretary of State shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses. By virtue of Section 1(5) of the Act a listed building includes any object or structure within its curtilage.
- 2.2.4 Section 72 of the Act establishes a general duty on a local planning authority or the Secretary of State with respect to any buildings or other land in a Conservation Area to pay special attention to the desirability of preserving or enhancing the character or appearance of a Conservation Area.

### 2.3 Planning Policy

#### [National Policy Statement \(NPS\) for Energy EN-1 and EN1-2](#)

- 2.3.1 The NPS EN-1 (DECC, 2011a) sets out the government's overarching policy statement for energy. With regard to the Historic Environment, the NPS provides a series of requirements and recommendations for the appropriate level of assessment of energy proposals that have the potential to impact upon the historic environment, and decision-making policies. These accord with the policies outlined in the NPPF.
- 2.3.2 National Policy Statement for Fossil Fuel Electricity Generating Infrastructure (NPS EN-2) EN-2 (DECC, 2011b) confirms the vital role fossil fuel generating stations will play in providing reliable electricity supplies and a secure and diverse mix as the UK makes its transition towards a secure decarbonised electricity system. It also restates from EN-1 (DECC, 2011a) the Government policy that all new generating stations should be

required to capture and store the carbon emissions from a substantial proportion of their capacity.

#### UK Marine Policy Statement (MPS) and the East Inshore Marine Plan

- 2.3.3 The UK Marine Policy Statement ('the MPS') (Defra, 2011) is the framework for preparing Marine Plans and taking decisions affecting the marine environment. It establishes a vision for the marine environment, which is for 'clean, healthy, safe, productive and biologically diverse oceans and seas'. The MPS underpins the process of marine planning, which establishes a framework of economic, social and environmental considerations in that will deliver these high level objectives and ensure the sustainable development of the UK marine area.
- 2.3.4 Relevant high level marine objectives relevant to the Proposed Development include:
- achieving a sustainable marine economy;
  - ensuring a strong, healthy and just society; and
  - living within environmental limits.
- 2.3.5 The East Inshore and East Offshore Marine Plans (Defra, 2014) establishes the plan led system for the marine area in which the riverine parts of the Proposed Development Site are located.
- 2.3.6 In section 2 the vision and objectives for the East marine plan areas is stated. The vision (page 23) comprises:
- "By 2034, sustainable, effective and efficient use of the East Inshore and East Offshore Marine Plan Areas has been achieved, leading to economic development while protecting and enhancing the marine and coastal environment, offering local communities new jobs, improved health and well-being. As a result of an integrated approach that respects other sectors and interests, the East marine plan areas are providing a significant contribution, particularly through offshore wind energy projects, to the energy generated in the United Kingdom and to targets on climate change."*
- 2.3.7 Objective 5 of the East Inshore Marine Plan is 'To conserve heritage assets, nationally protected landscapes and ensure that decisions consider the seascape of the local area'. It continues:
- "This objective relates to the historic environment, nationally important landscapes and seascapes. It recognises the need to consider if developments are appropriate to the area they would be located in and have influence upon, and as far as possible do not compromise the value of such assets and characteristics"*.
- 2.3.8 Further details of the MPS and East Inshore Marine Plan are provided within **Chapter 7: Legislative Context and Planning Policy** (PEI Report Volume I).

#### National Planning Policy Framework

- 2.3.9 The National Planning Policy Framework (NPPF) (Ministry of Housing, Communities and Local Government (MHCLG), 2019) sets out the Government's planning policies

for England and how these should be applied to contribute to the achievement of sustainable development. While the EIA methodology forms part of a separate planning regime, the planning decision still takes account of national guidance. As such, it is important to understand where the development fits within this.

- 2.3.10 Section 16 of the NPPF deals specifically with the historic environment. Where changes are proposed, the NPPF sets out a clear framework to ensure that heritage assets are conserved, and where appropriate enhanced, in a manner that is consistent with their significance.
- 2.3.11 The NPPF sets out the importance of being able to assess the significance of heritage assets that may be affected by a development. Significance is defined in Annex 2 as being the, '*value of a heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic or historic*'. Significance is not only derived from an asset's physical presence, but also from its setting. The setting of a heritage asset is defined in Annex 2 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'.
- 2.3.12 Paragraph 189 of the NPPF states that in determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. Similarly, there is a requirement on local planning authorities, having assessed the particular significance of any heritage asset that may be affected by a proposal; to take this into account when considering the impact of a proposal on a heritage asset (paragraph 190).
- 2.3.13 In determining planning applications, local planning authorities should take account of the following points:
- the desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;
  - the positive contribution that conservation of heritage assets can make to sustainable communities including their economic vitality;
  - the desirability of new development making a positive contribution to local character and distinctiveness (paragraph 192); and
  - opportunities to draw on the contribution made by the historic environment to the character of a place.
- 2.3.14 Paragraphs 193 to 197 of the NPPF introduce the concept that heritage assets can be harmed or lost through alteration, destruction or development within their setting. This harm ranges from less than substantial through to substantial. With regard to designated assets, paragraph 193 states that great weight should be placed on its conservation, irrespective of whether any potential harm is considered to be substantial or less than substantial. The paragraph goes further to say that the more important the asset, the greater the weight should be on its conservation. In paragraph 194, a distinction is made in respect of those assets of the highest significance (e.g.



Scheduled Monuments, Grade I and Grade II\* listed buildings) where substantial harm to or loss should be wholly exceptional.

- 2.3.15 In instances where development would cause substantial harm to or total loss of significance of a designated asset consent should be refused unless it can be demonstrated that it is necessary to achieve substantial public benefits that outweigh that harm or loss (paragraph 195). In instances where development would cause less than substantial harm to the significance of a designated asset the harm should be weighed against the public benefits of the proposal to provide a balanced judgement (paragraph 196).
- 2.3.16 With regard to non-designated assets, paragraph 197 states that the effect of the application on the significance of the asset should be taken into account in determining the application. A balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.

#### Planning Practice Guidance (PPG)

- 2.3.17 The Planning Practice Guidance (PPG) (MHCLG 2019) is a government produced interactive on-line document that provides further advice and guidance to accompany policies in the NPPF. It expands on terms such as 'significance' and its importance in decision making. In particular, paragraph 008 states that *'understanding the significance of a heritage asset and its setting from an early stage in the design process can help to inform the development of proposals which avoid or minimise harm. Analysis of relevant information can generate a clear understanding of the affected asset, the heritage interests represented in it, and their relative importance'* (Paragraph 008, Ref. ID: 18a-008-20190723, Revision date: 23 07 2019).
- 2.3.18 The PPG clarifies that being able to properly assess the nature, extent and the importance of the significance of the heritage asset and the contribution of its setting, is very important to understanding the potential impact and acceptability of development proposals. This information should be proportionate to the asset's importance and no more than is sufficient to understand the potential impact of the proposal on its significance (Paragraph: 009, Ref. ID: 18a-009-20140306, Revision date: 23 07 2019). Setting is also discussed in paragraph 013 which stresses that setting is not only visual but can be influenced by historic or aesthetic considerations (Paragraph 013, Ref. ID: 18a-013-20190723, Revision date: 23 07 2019).
- 2.3.19 When considering impacts to a heritage asset, the PPG usefully discusses how to assess whether harm is caused. Paragraph 018 identified that a proposed development asset may have no impact on its significance or may enhance its significance and therefore cause no harm. Where potential harm to designated heritage assets is identified, it needs to be categorised as either less than substantial harm or substantial harm. The guidance goes on to state that *'within each category of harm (which category applies should be explicitly identified), the extent of the harm may vary and should be clearly articulated'* (Paragraph: 018 Ref. ID: 18a-018-20190723, Revision date: 23 07 2019).
- 2.3.20 The NPPF indicates that the degree of harm should be considered alongside any public benefits that can be delivered by development. The PPG states that these benefits

should follow from the proposed development and should be of a nature and scale to be of benefit to the public and not just a private benefit. However, benefits do not always have to be visible or accessible to the public in order to be of public benefit. Public benefits may include heritage benefits, such as:

- sustaining or enhancing the significance of a heritage asset and the contribution of its setting;
- reducing or removing risks to a heritage asset; and
- securing the optimum viable use of a heritage asset in support of its long-term conservation. (Paragraph: 020 Ref. ID: 18a-020-20190723, Revision date: 23 07 2019).

#### Local Planning Policy

2.3.21 The Proposed Development Site lies entirely within the administrative area of North Lincolnshire Council. The statutory development plan for the area currently comprises the following documents:

- North Lincolnshire Core Strategy (NLC, 2011a) - adopted June 2011;
- Employment and Land Allocations (NLC, 2017) - adopted March 2016; and
- Saved Policies of the North Lincolnshire Local Plan (Local Development Frameworks Government Office for Yorkshire and The Humber, 2007) - adopted May 2003, saved September 2007.

2.3.22 It is considered that these documents may be 'important and relevant' as defined by EN-1. A full overview of the legislative and policy context that is relevant to the Proposed Development is provided within **Chapter 7: Legislative Context and Planning Policy** (PEI Report Volume I). North Lincolnshire historic environment planning policies relevant to the current application include the following saved policies from the 2003 Local Plan.

2.3.23 Policy HE5: Development affecting Listed Buildings. The policy states that '*proposals which damage the setting of a listed building will be resisted*' (North Lincolnshire Council 2003, 204).

2.3.24 Policy HE8: Ancient Monuments. The policy states that proposals that would result in an adverse effect on the setting of a 'scheduled ancient monument' will not be permitted (North Lincolnshire Council 2003, 206).

2.3.25 Policy HE9: Archaeological Excavation. The policy states:

*'Where development proposals affect sites of known or suspected archaeological importance, an archaeological assessment to be submitted prior to the determination of a planning application will be required. Planning permission will not be granted without adequate assessment of the nature, extent and significance of the remains present and the degree to which the proposed development is likely to affect them.'*

*Sites of known archaeological importance will be protected. When development affecting such sites is acceptable in principle, mitigation of damage must be ensured*



*and the preservation of the remains in situ is a preferred solution. When in situ preservation is not justified, the developer will be required to make adequate provision for excavation and recording before and during development'* (North Lincolnshire Council 2003, 207).

2.3.26 LC14: Area of Special Historic Interest. The policy states that development within the Isle of Axholme Area of Special Historic Landscape Interest will not be permitted if development will destroy, damage or adversely affect the character, appearance or setting of the historic landscape, or any of its features (North Lincolnshire Council 2003, 185).

2.3.27 The North Lincolnshire Core Strategy (adopted June 2011) includes Policy CS6 Historic Environment stating the following [extract]:

*'The council will promote the effective management of North Lincolnshire's historic assets through:*

- safeguarding the nationally significant medieval landscapes of the Isle of Axholme (notably the open strip fields and turbaries); and
- preserving and enhancing the rich archaeological heritage of North Lincolnshire.

*The council will seek to protect, conserve and enhance North Lincolnshire's historic environment, as well as the character and setting of areas of acknowledged importance including historic buildings, conservation areas, listed buildings (both statutory and locally listed), registered parks and gardens, scheduled ancient monuments and archaeological remains.*

*All new development must respect and enhance the local character and distinctiveness of the area in which it would be situated, particularly in areas with high heritage value.*

*Development proposals should provide archaeological assessments where appropriate'.*

2.3.28 North Lincolnshire Council is currently preparing a new single Local Plan for North Lincolnshire. Once formally adopted, this will replace the existing North Lincolnshire Local Plan and Core Strategy. Policy HE1p of the emerging plan states the following:

*'Development proposals affecting archaeological remains, whether known or potential, designated or undesignated, should take every practical and reasonable step to protect and, where possible, enhance their significance.*

*Planning applications for such development must be accompanied by an appropriate and proportionate desk based assessment to understand the potential for and significance of remains, and the impact of development upon them.*

*If desk based assessment does not provide sufficient information, developers will be required to undertake field evaluation in advance of determination of the application. This may include a range of techniques for both intrusive and non-intrusive evaluation, as appropriate to the site. All archaeological work should be undertaken by a suitably qualified party in accordance with professional standards and guidance published by Historic England and the Chartered Institute for Archaeology.*

*Wherever possible and appropriate, mitigation strategies should ensure the preservation of archaeological remains in-situ. Where this is either not possible or not desirable, the developer will be required to make adequate provision for preservation by record according to a written scheme of investigation submitted by the developer and approved by the planning authority.*

*Any work undertaken as part of the planning process must be appropriately archived in a way agreed with the local planning authority. The written scheme of investigation should be submitted in advance of determination of the application and its implementation will be secured by condition' (North Lincolnshire Council 2020, Policy HE1).*

Policy HE2p of the emerging plan states the following:

2.3.29 *The Isle of Axholme is designated as an area of Special Historic Landscape Interest.*

2.3.30 *Within this area, development will not be permitted which would destroy, damage or adversely affect the character, appearance or setting of the historic landscape, or any of its features.*

## **2.4 Other Guidance**

### Historic England Guidance

- 2.4.1 Historic England has published a series of Good Practice Advice (GPA) of which those of most relevance to this appraisal are GPA2 - Managing Significance in Decision-taking (March 2015), GPA3 - The Setting of Heritage Assets (2nd Edition) (December 2017), and Advice Note 12 Statements of Heritage Significance (October 2019).
- 2.4.2 GPA2 emphasises the importance of having a knowledge and understanding of the significance of heritage assets likely to be affected by the development and that the *'first step for all applicants is to understand the significance of any affected heritage asset and, if relevant the contribution of its setting to its significance'* (paragraph 4). Early knowledge of this information is also useful to a local planning authority in pre-application engagement with an applicant and ultimately in decision making (paragraph 7).
- 2.4.3 GPA3 provides advice on the setting of heritage assets. Setting is as defined in the NPPF and comprises the surroundings in which a heritage asset is experienced. Elements of a setting can make positive or negative contributions to the significance of an asset and affect the ways in which it is experienced. Historic England state that setting does not have a boundary and what comprises an asset's setting may change as the asset and its surrounding evolve. Setting can be extensive and particularly in urban areas or extensive landscapes can overlap with other assets. The contribution of setting to the significance of an asset is often expressed by reference to views and the GPA in paragraph 11 identifies those views such as those that were designed or those that were intended, that contribute to understanding the significance of assets.
- 2.4.4 Advice Note 12 outlines a recommended approach to assessing the significance of heritage assets in line with the requirements of NPPF. It includes a suggested reporting structure for a *'Statement of Heritage Significance'*, as well as guidance on creating a

statement that is proportionate to the asset's significance and the potential degree of impact of a proposed development. The Advice Note also offers an interpretation of the various forms of heritage interest that an asset can possess, based on the terms provided in the NPPF Glossary (Annex 2: Glossary); namely archaeological, architectural and artistic, and historic.

[Chartered Institute of Archaeologists](#)

- 2.4.5 The baseline study has been undertaken in accordance with guidance published by the Chartered Institute for Archaeologists (CIfA), specifically the standard and guidance for historic environment desk-based assessment (CIfA, 2017).

[Lincolnshire County Council](#)

- 2.4.6 This study also follows guidance in the Lincolnshire County Council Archaeology Handbook (Jennings 2019).

## 3.0 ASSESSMENT METHODOLOGY

### 3.1 Sources of Information/ Data

3.1.1 The following sources of information have been reviewed and form the basis of the preliminary assessment of likely significant effects on the Historic Environment:

- North Lincolnshire Historic Environment Record (HER) (report dated 8 June 2020);
- National Heritage List for England (NHLE);
- Ordnance Survey historic mapping data and historic maps and plans (<https://maps.nls.uk/>) and (<https://www.oldmapsonline.org/>);
- LIDAR data;
- published and unpublished documents/reports;
- British Geological Survey (BGS) Geology of Britain Viewer;
- Landmark EnviroCheck Report (February 2020);
- online research;
- aerial photographs (<http://www.britainfromabove.org.uk>) and (<http://ncap.org.uk/>); and
- Local authority data.

3.1.2 The designated heritage assets within this assessment are identified with their National Heritage List for England (NHLE) reference number. The non-designated heritage assets are identified with their HER reference number, referenced in square brackets, and non-designated assets not listed within the HER with an AECOM reference number. All assets are identified within the text and can be cross-referenced to the gazetteer in Annex A and located on **Figures 15A.1a** and **15A.1b** at the end of this report.

3.1.3 The sources of information which have been reviewed thus far are reflective of the preliminary nature of the assessment. As the EIA for the Proposed Development progresses and further engagement with stakeholders is undertaken, sources of information and data will be expanded as appropriate.

### 3.2 Extent of Study Areas

3.2.1 The study area for the collation of information on heritage assets was defined as 1km from the Proposed Development Site boundary for non-designated assets, with an extension to include the Isle of Axholme Area of Special Historic Interest. This distance has been judged as appropriate to provide the context of, and potential for, surviving archaeological remains on the Proposed Development Site given the nature of the Proposed Development and its location.

3.2.2 In relation to designated assets and the potential for impacts caused by development within their settings, the study area is set at 3km, with an extension to 5km for

designated assets of the highest value (namely, World Heritage Sites, Scheduled Monuments and Grade I listed buildings).

- 3.2.3 The study area is determined using professional judgement and in consultation with the local authority (see Section 3.4) in order to assess the archaeological potential of the Proposed Development Site, and to identify key constraints in the surrounding landscape. It places the Proposed Development Site within its wider heritage context.

### 3.3 Site Visit

- 3.3.1 A site visit and visual appraisal of heritage assets within the study area were undertaken on 16 July 2020 in order to:
- identify known archaeological sites within the Proposed Development Site;
  - identify historic buildings and related assets including listed buildings, conservation areas and locally listed buildings within the Proposed Development Site and its surrounding study area;
  - identify areas with the potential to contain any previously unidentified archaeological or historical remains;
  - identify and assess the setting of heritage assets within the study area; and
  - identify the location, extent and severity of modern ground disturbance and previous construction impacts.

### 3.4 Consultation

- 3.4.1 An EIA Scoping report, which outlined the proposed study areas and assessment methodology, was submitted to the Planning Inspectorate on the 15 May 2020, a copy of which is included as **Appendix 1A**, PEI Report Volume II). Scoping responses were received from the Secretary of State on 25 June 2020. Late responses were received from North Lincolnshire Council on 26 June July 2020. A summary of consultation responses and actions taken is provided in Table 15-4 of **Chapter 15: Cultural Heritage** (PEI Report Volume I).
- 3.4.2 Within the scoping response, in addition to the study areas already defined, an extended study area of 10km was requested to allow for the assessment of the non-designated heritage asset of national importance of the Isle of Axholme Area of Special Historic Landscape Interest.
- 3.4.3 Consultation was undertaken with the North Lincolnshire Conservation Officer by telephone on 3 August 2020. This highlighted the Scheduled Monument and Grade II listed building of Keadby Lock, and the Grade II listed Keadby Bridge as being designated assets within the immediate vicinity of the Proposed Development Site. Consultation highlighted that an impact assessment and consideration of available landscape mitigation options would be necessary with regard to any change to their settings. No further areas of concern were noted.
- 3.4.4 An initial consultation was undertaken with the North Lincolnshire Council Historic Environment Officer by telephone on 3 August 2020. The initial consultation including

a general discussion on the current status of the Proposed Development, including the preparation of the PEI Report, and the strategies outlined in the consultation responses to the EIA Scoping Report.

### 3.5 Significance of Heritage Assets

- 3.5.1 The significance of identified heritage assets has been determined by professional judgement guided by statutory and non-statutory designations, national, regional and local policies, archaeological research frameworks and the modified criteria for Scheduled Monuments used in England by the Secretary of State for (Digital,) Culture, Media and Sport (DCMS, 2013). An assessment of the significance of assets and their setting has been undertaken in consideration of guidance and good practice issued by Historic England. A methodology for the assessment of significance of heritage assets is outlined in Advice Note 12 (Historic England, 2019).
- 3.5.2 The NPPF (Annex 2: Glossary) defines significance as *'the value of a heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting'*.
- 3.5.3 Significance is often established by statutory designations such as listed buildings, Scheduled Monuments and conservation areas. More particular advice as to what makes up significance is set out in Advice Note 12, which establishes a method for thinking consistently about the heritage values that can be ascribed to a place. When assessing the significance of an asset numerous considerations include architectural interest, historic interest, group value, social value, former uses and local distinctiveness.
- 3.5.4 The terminology used in this assessment relates to the terminology used by NPPF and the Advice Note 12, referring to significance in terms of heritage interest and not heritage values and the methodology for assessing the heritage interest follows Advice Note 12. While heritage interest and heritage values are not completely interchangeable, they are broadly similar.
- 3.5.5 The significance of potential heritage assets is based on regional research resource assessments and research frameworks for the East Midlands (Cooper, 2006; Knight, Vyner & Allen, 2012) and relevant elements for Yorkshire and the Humber (Roskams and Whyman 2005; *ibid.* 2007), as well as thematic and period-specific reviews such as the prehistoric period (HE, 2010), the Palaeolithic and Mesolithic periods (Pettitt, Gamble & Last (eds) 2008; Prehistoric Society 1999), the Bronze Age (Roberts, 2008), the Iron Age (Haselgrove et al., 2001) the Roman period (James and Millett (eds) 2001; EH 2012; Van der Veen et al. 2007), environmental archaeology and wetland heritage (EH 2011; EH 2012; EH 2012) and Historic England's Introductions to Heritage Assets and Selection Guides.

### 3.6 Archaeological Potential

- 3.6.1 The potential for an area to contain previously undiscovered archaeological remains is rated 'high', 'medium', 'low', 'negligible', or 'unknown'. This rating is based on an understanding of the archaeological resource as a whole and its national, regional and



local context. This includes the number, proximity and significance of known and predicted archaeological/ historical sites or find spots within the Proposed Development Site and its surrounding study area.

### 3.7 Limitations and Assumptions

- 3.7.1 Herein, significance of below ground heritage assets and archaeological potential are identified based on a desk-based approach. Further engagement is planned in order to agree the strategy for further evaluation of the archaeological potential of below ground deposits. This is described in **Chapter 15: Cultural Heritage** (section 15.5). As such, these preliminary findings will be reviewed and revised using data available to further characterise any deposits. The timing of any archaeological and geoarchaeological field evaluation will be subject to discussion and agreement with stakeholders.
- 3.7.2 Due to the ongoing Covid-19 pandemic, it has not been possible to visit the North Lincolnshire HER in person, nor has it been possible to visit local archives centres to gather additional historic and archaeological information pertaining to the Proposed Development Site and its surrounding landscape. The status of restrictions and closures will be monitored, and opportunities taken to visit access this information during production of the final ES which will support the DCO Application, if reasonably practicable.

## 4.0 BASELINE CONDITIONS

### 4.1 Designated Heritage Assets

- 4.1.1 There are no designated assets within the Proposed Development Site.
- 4.1.2 Within the study area there are 41 designated heritage assets (see **Figure 15A.1a** at the end of this report). These include two Scheduled Monuments (one of which is also a Grade II listed building), a further 38 listed buildings (including three Grade I listed buildings), the remainder being Grade II listed buildings, and one conservation area.
- 4.1.3 There are no World Heritage Sites, Registered Park and Gardens, Registered Battlefields, or Protected Wrecks within the study area.
- 4.1.4 The Scheduled Monuments within the study area comprise:
- Keadby Lock [1005204], located within 20m of the Proposed Development Site adjacent to the Waterborne Transport Offloading Area (refer to **Figure 3.2** in PEI Report Volume III). This monument is also a Grade II listed building [1342734]. It comprises a tidal canal lock and abutments for a former swing bridge constructed between 1793 and 1802 for the Stainforth and Keadby Canal. A concrete platform, lock-keeper's hut and sheet steel pilings to river front were added in the 1970s - 80s; and
  - Flixborough Saxon nunnery and site of All Saints medieval church and burial ground [1009382], located approximately 4.9km to the north-east of the Proposed Development Site. Flixborough [1009382] includes the remains of an Anglo-Saxon ecclesiastical site, probably a nunnery, as well as the remains of a ruined medieval church and its attached graveyard on a low south-facing terrace overlooking the plain of the River Trent.
- 4.1.5 The closest listed building to the Proposed Development Site is the Grade II listed Keadby Lock on the Stainforth and Keadby Canal [1342734], (also a Scheduled Monument as described above).
- 4.1.6 Other listed buildings in the study area are concentrated in its settlements at Keadby, Althorpe, Gunness, Ealand and Crowle, as well as features associated with land improvement such as late-18th to early-19th century drainage syphons and sluices [1346690, 1084319 and 1076974]. The study area contains three notable Grade I listed buildings. Two are called the Church of St Oswald; one in Althorpe [1083258], and one in Crowle [1346672]. The other is the Church of All Saints in Belton [1083293]. The remaining listed buildings are all Grade II and comprise churches, vicarages, rectories, houses, public houses, shops, a hall and associated outbuildings, a small number of former farmhouses, an obelisk and land improvement features.
- 4.1.7 The Crowle Conservation Area is in the 5km study area for assets of the highest value. Whilst it is not considered to be an asset of the highest value (as per the criteria for identification in this study area), it provides the context and setting for the Grade I listed Church of St Oswald [1346672] which is an asset of the highest value and it has therefore been included in this baseline.



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## 4.2 Assets within the Proposed Development Site Boundary

- 4.2.1 There are seven recorded non-designated heritage assets within The Proposed Development Site (see **Figure 15A.1b** at the end of this report). For ease of reference these have been separated by the areas of the Proposed Development Site, as described in **Chapter 4: The Proposed Development** (PEI Report Volume 1) and shown on **Figure 3.2** (PEI Report Volume III).

### Water Discharge Corridor

- 4.2.2 At the far north-east end of the Water Discharge Corridor (refer to **Figure 3.2** in PEI Report Volume III), a broad, dark mark, orientated NE-SW, 130m long and 30m wide, was mapped from air photographs in 2003 [MLS22755]. Based on location and form, the feature has been interpreted as a possible Prehistoric palaeochannel. South-west of this, a broad straight cropmark, again mapped from air photographs, was recorded orientated NE-SW, and interpreted as a post-medieval warping drain [MLS24691].

### Indicative Construction Laydown Areas

- 4.2.3 A number of construction laydown areas are currently being considered (refer to **Figure 3.2** in PEI Report Volume III).
- 4.2.4 One area available for laydown (K2/K3 turnaround area shown on Figure 3.2 in PEI Report Volume III) requires that no permanent structures are built on this land as it is reserved for Keadby 2 Power Station Carbon Capture Readiness – as such any material should be able to be removed in 2 years. The area is currently used by the Keadby 2 construction site for turnaround camps and stores. High voltage overhead lines also run through this area.
- 4.2.5 A further area lies to the south of Keadby and Stainforth Canal, north of the Proposed Development Site access road and comprises an area of mown improved grassland which includes existing car parking for the Keadby 2 construction site.
- 4.2.6 Within these areas, the following assets have been identified:
- K2/K3 turnaround area: Geoarchaeological works in this area in advance of the Keadby 2 Power Station works identified below ground horizons of peat, with radiocarbon dates demonstrating that the peat accumulation had occurred from the late Neolithic period to at least the early Bronze Age (2870 cal BC – 2350 cal BC) [AECOM1111] (Headland Archaeology 2018b, 6); and
  - Laydown Area between Proposed Development Site access road and Stainforth and Keadby Canal: An auger survey was conducted in advance of the construction of Compound 3 of Keadby Wind Farm. The survey identified the presence of well-preserved peat deposits [MLS22432], which contained fragments of birch, alder and oak remains (Headland Archaeology, 2012c).

### Land within the Keadby Power Station Site

- 4.2.7 Within the area of already developed land, the location of an unnamed 19th century farmstead is recorded [MLS25874], as well as the location of the recovery of red deer

antlers, found during the construction of the Keadby Power Station in 1951 [MLS15717]. Although no associated finds were identified with the antler, the find was recorded as having been found within the peat and of possibly Bronze Age date. Since antlers were used throughout the prehistoric period to fashion tools, its presence may indicate prehistoric activity within the area.

#### Construction and Operational Access Route and Gatehouse

At the southern end of the Proposed Development Site access road, within the north-east corner of the field adjacent to (but not included within) the Proposed Development Site, cropmarks suggest the presence of a possible post-medieval warping compartment [MLS21639], a feature associated with systems to control flooding of land in order to trap fluvial silts. In this instance the feature appears as a rectangular enclosure, approximately 80m across.

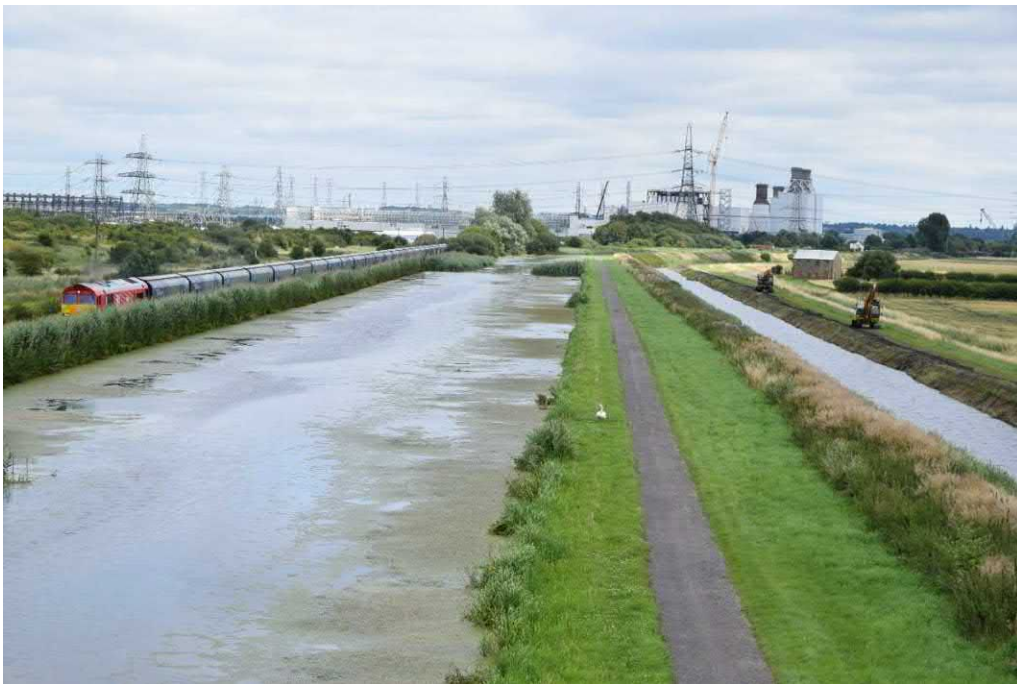
### **4.3 Physical Site Conditions**

#### Site Topography

- 4.3.1 The Proposed Development Site lies within the Isle of Axholme, an island that before large-scale drainage programs, was bounded by the River Trent to the east, the Idle to the south, the Don to the west and the Torne to the north (Lord and Macintosh 2011, 14). The isle comprises low flat lands around areas of higher ground, wherein the historic settlements of the area are located, such as Crowle, approximately 3.6km west of the Proposed Development Site.
- 4.3.2 The Proposed Development Site encompasses a large and varied topographical landscape including areas of existing power station infrastructure (notably for Keadby 1 Power Station, which is operational, and Keadby 2 Power Station, which is under construction), fields, landfill sites, former ash tip mounds, temporary spoil heaps, field drainage systems, and existing settlement. Further details on the areas within and surrounding the Proposed Development Site are supplied within **Chapter 3: The Site and Surrounding Area** (PEI Report Volume I) and supporting **Figure 3.2** (PEI Report Volume III).
- 4.3.3 The Proposed Development Site is bounded to the east by the River Trent and to the south lies the North Soak Drain, Scunthorpe to Doncaster Passenger Railway Line, Stainforth and Keadby Canal, and South Soak Drain (**Plate 1**). To the west, the Proposed Development Site is bounded by former ash tips, and to the north the land comprises flat arable fields occupied by the existing turbines of Keadby Windfarm, intersected by land drains.
- 4.3.4 The Proposed PCC Site is bounded to the north, south, west and east (partial) by linear land drains and separated into two land parcels by an east-west unnamed land drain (**Plate 2**). The northern parcel is relatively flat, at approximately 1m Above Ordnance Datum (AOD) with slightly higher areas of ground, banked either side of the land drains (**Plate 3**). The southern parcel is currently being used for temporary spoil heaps, generated by the construction of Keadby 2, with material piled approximately 4m high in parts (**Plate 4**). According to available satellite imagery from 2008 (Google Earth), prior to the accumulation of spoil heaps, the area was relatively flat.

- 4.3.5 To the south of the Main Site (the northern part of the Proposed PCC Site shown on Figure 3.2 in PEI Report Volume II\_, the land is relatively flat at approximately 1.5m AOD, currently occupied by laydown areas for the construction of Keadby 2 Power Station, upon a slightly higher, prepared, ground surface (**Plate 5**). To the west, outside of the Proposed Development Site, the landform of the former Keadby Ash Tip rises to in excess of 19m AOD .

To the south of the Stainforth and Keadby Canal, the land is relatively flat, with a small parcel of land currently using as a temporary laydown and carparking associated with the construction of Keadby 2 Power Station (**Plate 6**).



**Plate 1: View of the North Soak Drain, South Yorkshire Railway Line, Stainforth and Keadby Canal, and South Soak Drain (foreground), and Keadby 1 and 2 Power Stations (background) (north-east facing).**





**Plate 2: View of Keadby Common, with temporary spoil heaps (right of picture), field (left of picture) and the east-west land drain dividing the two (east facing).**



**Plate 3: View of the flat northern land parcel of Keadby Common, bounded by land drains on each side, and Keadby Windfarm turbines to the north of the area (north-east facing).**



**Plate 4: The spoil heaps currently overlying the southern land parcel of Keadby Common (north-west facing).**



**Plate 5: The existing laydown area, south of Keadby Common, on an area of prepared, made ground (north facing).**





**Plate 6: View of the area to the south of the Stainforth and Keadby Canal (south facing).**

#### 7Site Geology

- 4.3.6 Although not mapped at the site, Made Ground (to circa 2m depth below ground level (BGL)) is expected across large areas of the Proposed Development Site given the historical site use.
- 4.3.7 The majority of the Proposed Development Site lies with an area of Warp (clay and silt) which is some areas within the eastern extent of the Proposed Development Site is underlain by cohesive and granular alluvium. Thicknesses of Warp/ alluvium up to 12-17m are anticipated. According to published sources, the Warp consists of a deep sequence of late Pleistocene and Holocene clays, sands, silts and in some areas, peat horizons, reflecting the low-lying, wetland character of the area (Le Quesne 2015, p.7).
- 4.3.8 Mercia Mudstone comprises the bedrock beneath the Proposed Development Site extending to significant depth (circa 200m) (BGS, Geology of Britain Viewer and **Appendix 13A**: Phase 1 Desk Based Assessment in PEI Report Volume II). This bedrock forms an elevated ridge, upon which the primary historic settlements of Crowle, Belton, Epworth and Haxey are located (ibid).
- 4.3.9 A considerable amount of geotechnical investigation, including geoarchaeological-focussed investigations, has been conducted within and in close proximity of the Proposed Development Site (see Section 4.4).

#### Findings from Site Inspection

- 4.3.10 An initial walkover of the Proposed Development Site was conducted on the 16 July 2020 by an AECOM Built Heritage Consultant and an AECOM Archaeological Consultant. The walkover comprised inspection of all areas within the Proposed Development Site, excluding the active construction area for Keadby 2 Power Station, the Water Discharge Corridor and the existing National Grid 400kV Substation. These areas were omitted due to site safety restrictions and for Water Connection Corridor, the lack of potential for impact.
- 4.3.11 During the site inspection of the Proposed PCC Site, differences in grass colour and growth were observed in the northern land parcel. Three linear strips were noted along the eastern, northern and western boundary, parallel to the northern, eastern and western land drains. Their form (linear) and location (alongside existing land drains) indicate that these may represent locations of former land drains (**Plates 7 and 8**). No other areas of archaeological interest were observed during the site inspection.



**Plate 8: View of the north-south linear cropmark parallel to the western field drain at the Proposed PCC Site (south facing).**



**Plate 9: View of the east-west cropmark, parallel to the northern field drain of the Proposed PCC Site (east facing).**

## **4.4 Archaeological and Historical Background**

### Palaeoenvironmental

- 4.4.1 During the last glaciation, approximately 18,000 years ago, glaciers extended as far south as the Lower Trent Valley, including Keadby, blocking the Humber Gap, and creating 'Lake Humber' (Van de Noort and Ellis 1998, p.11). The subsequent melting of the ice led to the re-opening of the Humber Gap and the silting up of Lake Humber by approximately 9000BC (Le Quesne 2015, p.7). The creation of a wide alluvial plain followed, with an early form of the River Trent flowing in braided channels across the plain (ibid).
- 4.4.2 A considerable amount of geoarchaeological study has been conducted within the study area, including the Proposed Development Site, in advance of the Keadby Wind Farm development and Keadby 2 Power Station. The data from these studies has demonstrated the presence of peat deposits throughout the area, with peat deposition occurring from 11,423–11,196 cal BC through to the Iron Age (350–54 cal BC).
- 4.4.3 Such organic-rich sediments are preserved within waterlogged environment and have the potential to be of particular archaeological value for the following reasons:
- the potential to preserve proxy indicators (pollen, plant, insect remains etc) of past environments (climate, vegetation etc);
  - the potential for well-preserved structural remains and artefacts made of organic materials (for example wooden platforms, fish weirs, trackways etc); and



- the yielding of suitable samples for scientific dating, including radiocarbon dating.

#### Keadby 2 Power Station Works

- 4.4.4 A programme of archaeological investigations within an area of the Proposed Development Site was conducted between 2018 and 2019 as part of the Keadby 2 Power Station development. The programme consisted of the excavation of eight trial trenches located within the footprint of the proposed Keadby 2 Power Station, followed by the drilling of 23 geoarchaeological boreholes (including [AECOM 1111]), and finally an archaeological watching brief (Headland Archaeology 2018a, 2018b, 2019). The generalised stratigraphic sequence recorded in the trial trenches comprised topsoil overlying modern deposits (made ground) (between 0.3m and 1.8m thick) generated through the demolition of the former Keadby coal fired power station. This in turn, overlay alluvium (up to 0.6m thick) and peat deposits (Headland Archaeology 2018a).
- 4.4.5 The geoarchaeological boreholes located in the northern half of the Proposed Development Site, recorded 'a tripartite natural sequence beneath the modern made ground. This consisted of stiff greenish-grey silty clay (1), overlying black to reddish-brown peat (2), overlying greenish-grey to pinkish-grey fine sandy silt, grading downwards into brown and grey medium to coarse sands (3)' (Headland Archaeology 2018a, 5). Peat was widespread across the Proposed Development Site, recorded in all the completed boreholes, and ranging from 0.15m to 0.64m thick (Headland Archaeology 2018a, 12). The peat was also recorded as 'tripartite' in character in many of the cores, with the upper and lower horizon recorded as 'silty peat' or 'peaty silt', and the middle horizon described as 'wood or reed peat' (ibid).
- 4.4.6 Of the peat samples recovered from the geoarchaeological boreholes, three sub-samples from a single core were selected for further palaeoenvironmental analysis [AECOM 1111] (Borehole 27: 1.30m – 1.35m, 1.46-1.50m and 1.56m-1.60m below ground level). In addition to this, two pieces of 'woody material' were selected from the sub-samples for radiocarbon dating (Headland Archaeology 2018b, 2). The dating and assessment provided the following results:
- the radiocarbon dates from remains from the basal part of the peat indicate formation during the Late Neolithic to Early Bronze Age. A further 0.3m thickness of peat overlaid this, suggesting that waterlogged conditions continued through the Bronze Age (Headland Archaeology 2018b, 6);
  - macroscopic plant remains suggest the basal sediments were laid down in a woodland carr environment with occasional fragments of larch/ spruce/ pine charcoal (ibid.);
  - the macroscopic plant remains in the middle and upper sediments are dominated by fibrous stem fragments 'suggesting the woodland carr developed into an open rush/ sedge/ reed marshland environment with little indication of woodland in situ or in the near vicinity' (ibid.); and
  - the pollen data supported the macroscopic plant evidence, indicating a fen woodland that became more open and reed-dominated (ibid), demonstrating marine transgressions and a change in environmental conditions.

#### Keadby Wind Farm Works

- 4.4.7 The Keadby Wind Farm works extended north, south and west of the Proposed Development Site, covering an area approximately 4.5km by 3km. The programme of archaeological investigation carried out to inform and support the windfarm development comprised an initial auger survey, targeted trial trenching and coring survey, an auger/ trial trenching evaluation of 'Compound 3' (located on the south side of the Stainforth and Keadby Canal) and a final phase of watching brief and excavation (Headland 2012a, 2012b, 2013 and 2014).
- 4.4.8 The initial auger survey was organised along twelve transects and generated a 2D contour map of peat thicknesses, as well as demonstrating the presence of two main episodes of peat formation (at 0.8m to 1m AOD and -0.25m to 2.1m AOD) (Headland 2012, 5).
- 4.4.9 Core samples were taken from two cores during the second phase of investigations in advance of the Keadby Wind Farm: Core 1, located approximately 1.2km north of the Proposed Development Site; and Core 2, located approximately 1km south of the Proposed Development Site [MLS22702]. The samples from these cores indicated four separate periods of peat formation (Headland 2013). These were as follows:
- Peat 1. Only identified within Core 1, the peat was recorded at -3.88m to -4.20m OD. Dating from this phase of peat deposition, from the top and bottom of the deposit, indicate a date range between 11,423–11,196 cal BC (calibrated years BC) and 9,660–9,304BC. The early date indicates that peat began to develop almost immediately after the Younger Dryas period (the near-glacial period, 12,900 to 11,700 years before present). The presence of juniper and dwarf birch indicate sub-Arctic conditions and are among the first trees to have colonised Britain following the end of the last glacial period;
  - Peat 2. Only identified in Core 1 this peat horizon was recorded at -3.12 to -3.52m OD. The peat was not scientifically dated but its stratigraphic position indicates a Mesolithic date (before 4,000BC);
  - Peat 3. This horizon was identified in both cores and based on the previous auger survey this peat accretion was almost ubiquitous across the area. Within Core 1 the peat formation occurred at -0.82m to -2.47m OD and in Core 2, at 0.25 to -2.03m OD. The dates from the two cores are very similar, forming at 3341-3013 cal BC in Core 1 and at 3339–3029 cal BC in Core 2. The cessation of this peat formation was recorded as occurring in the Iron Age between 537–387 cal BC (Core 1) and 350–54 cal BC (Core 2). This particular horizon has yielded large wood fragments, of types that indicated a landscape of carr woodland throughout much of the Neolithic, Bronze Age, and Iron Age periods; and
  - Peat 4. A thin layer of silty peat recorded during the previous auger survey that likely developed after the Iron Age.
- 4.4.10 The following sequence was recorded within Core 2:
- Peat deposit (lowest level) at 2.58 to 2.59m bgl, developed at 3339-3029 cal BC (Neolithic);

- Peat deposit (upper level) at 2.33 to 2.34m bgl, developed at 2865-2573 cal BC (Neolithic), and containing wood fragments from a carr woodland environment;
- Overlain by a deposit of silty clay with peat inclusions, indicating flooding episodes;
- Overlain by peat deposit (lowest level) at 1.70 to 1.71m bgl developed at 2027–1881 cal BC (Early Bronze Age) and containing large wood fragments indicating the re-establishment of carr woodland;
- Peat deposit (upper level) at 0.84 to 0.85m bgl developed 350–54 cal BC (Iron Age); and
- Overlain by a 0.62m thick deposit of silty clay with peat inclusions, indicating flooding episodes, possibly occurring between Roman to medieval periods.

4.4.11 In addition to this, a further auger survey was conducted in the location of Compound 3 of Keadby Wind Farm. A total of eight augers were drilled, revealing the presence of wood peat, ranging between 0.22m and 2.43m thick, from 0.72m bgl [MLS22432]. Wood fragments from the basal peat were identified as alder and birch, indicative of wet woodland. The presence of an oak stump in the middle of the peat layer suggest the peatland was becoming more terrestrial (Headland 2012c, 5). No scientific dating was conducted on the auger samples.

#### Prehistoric (to AD43)

- 4.4.12 Within the Proposed Development Site and study area, any *in situ* prehistoric remains would be deeply buried beneath Roman and medieval alluvium, as well as post-medieval warping sediments. Consequently, much of the existing evidence for prehistoric activity within the area is located on the elevated ridges of Crowle and Belton.
- 4.4.13 The works associated with the Keadby Wind Farm and Keadby 2 Power Station have demonstrated that peat deposits within the area accumulated from the Late Neolithic period (3339-3029 BC), through to the Iron Age (350–54 BC). The wetland marsh would have been attractive to populations, with such an environment yielding rich resources (peat, fish, game, plants, wood). The proximity of the area to known sites of prehistoric settlement (such as at Crowle) mean that that this wetland environment would have been easily accessible during these periods.
- 4.4.14 The scientifically dated peat identified in Core 1 of the Keadby Wind Farm works, indicates an early accumulation, occurring during the early Holocene, at 11,423 – 11,196 cal BC (Peat 1), with a second period of accumulation (Peat 2) likely to have occurred during the Mesolithic period (Headland 2013). The presence of Peat 1 is considered of high significance since *‘it presents a rare opportunity to look at the landscape for this area immediately following the Younger Dryas’* (ibid).
- 4.4.15 Assessment of borehole and test-pit logs from previous geotechnical surveys east of Keadby 2 Power Station, combined with the Keadby Wind Farm cores and the identification of cropmarks [MLS22755] has indicated that a former channel of the Trent (palaeochannel) exists, running NE-SW beneath the footprint of Keadby 1 Power Station (Le Quesne 2015, p.9). Further, the data suggests that the area between the

palaeochannel and the River Trent existed as an island of sand (eyot) (ibid), in the area of the Water Connection Corridor.

- 4.4.16 To date, there are no known early prehistoric (Palaeolithic or Mesolithic) remains from within the study area. However, it is clear that beneath the peat deposits, there is a land surface, upon which there is some potential for early prehistoric remains to exist.
- 4.4.17 Archaeological evidence for late prehistoric period (Neolithic to Iron Age) activity within the study area is sparse. In 1912 a hoard of bronze socketed axes (listed as between 6 to 30 axes) was found by workmen sinking caissons for a new road and rail bridge over the River Trent [MLS2486]. The context of the finds was described as both '*10 feet under bed of Trent*' and '*30 feet below surface of River*'. Their presence is likely to have been votive, part of a widespread pattern of votive deposition in bodies of water during the Bronze Age and Iron Age (Le Quesne 2015, p.11).
- 4.4.18 During excavations for preparation of warping in 1843, approximately 2km southeast of the Proposed Development Site, a Bronze Age bronze shield was recovered (NLHER 1346). Approximately 1.7km east of the Proposed Development Site a possible Bronze Age one-tree log boat was identified near White House Farm, described as having been found within the peat (NLHER 25970).
- 4.4.19 Within the Proposed Development Site, red deer antlers were found during the construction of the former coal fired Keadby Power Station in 1951. The antlers were described as being found within peat, 12 feet deep and with no associated archaeological remains [MLS15717]. A possible Bronze Age date was given to the find and they were to be displayed in the office block of Keadby Power Station.

#### Roman (AD 43 – AD 450)

- 4.4.20 The occupation of Crowle continued into the Roman period. Here, a settlement grew on the banks of the River Don, possibly as a trading post. Within the surrounding area, domestic features have been recorded as well as agricultural enclosures (Mandeville 2015, p.3). East of Crowle, on the summit of its 'sand dune' concentrations of cropmarks including those of a trackway, with an associated enclosure and a concentration of Romano-British pottery has also been identified (ibid.).
- 4.4.21 Although, as stated previously, the Proposed Development Site was located within the Lower Trent floodplain during the Roman period, there are indications that some form of Romano-British settlement had developed in the study area. Between the existing power station and Keadby village, field-walking in 1982 identified a scatter of over 100 sherds of Romano-British pottery, interpreted as representative of a small Roman-British settlement [MLS17311]. The scatter was located in the north-east corner of the field, covering an area 80m by 90m. The assemblage included greyware and Dalesware pottery, spanning a 2nd century to 4th century AD date range, alongside a scatter of shell and bone and a roof tile. The type, form, quantity and context of the material suggests the presence of a small Romano-British riverside settlement in this area. To the north of this, north of Trent Road, three Roman copper alloy coins were recovered, dated to the 3rd and 4th centuries AD [MLS17335]. To the south, geophysical survey conducted south of the field did not detect any additional anomalies associated with the settlement.

- 4.4.22 As previously stated, the presence of a palaeochannel running NE-SW beneath Keadby 1 Power Station has been posited by data collected from geotechnical and geoarchaeological works. The area between the channel and the River Trent appears to have existed as a sand island, in the location of the Romano-British settlement [MLS17311].
- 4.4.23 Approximately 270m north of the Proposed PCC Site, a complete Romano-British female 'bog body' was discovered in 1747 [MLS71]. Her shoes were dated to the late 3rd to 4th centuries and was of a style common throughout the northern provinces of the Roman Empire (Loughlin and Miller 1979, p.156). Part of the body was initially discovered during peat extraction; the complete body was then subsequently excavated by Dr George Stovin, a local antiquarian. Dr Stovin wrote *'she lay upon her side in a bending posture, with her head and toes almost together...and tho' a great part of this moor has been formerly graved off, she lay seven feet deep from the present surface'* (National Record of the Historic Environment, Ordnance Survey/NAR/NMR/NRHE Records. Collection). Both shoes, a hand and a long bone were retained, with the remainder of the body buried in the churchyard at Amcotts.

#### Early Medieval (450 – 1066)

- 4.4.24 The place names 'Keadby' and 'Gunness' suggest Viking derivation, with Keadby thought to mean 'Kaeti or keti's farmstead' and Gunness to mean 'Gunn's headland' (Cameron 1998, 54 and 57). If settlements existed here at this time, they may have been connected to retreating positions of the Danes, mentioned in 11th century Anglo-Saxon chronicles as Danes taking shelter in the marshlands of Axholme in order to use its sea and river connections (Le Quesne 2015, p.11).
- 4.4.25 To date however, no early medieval remains have been recovered from the study area.

#### Medieval (1066 – 1540)

- 4.4.26 Keadby is not mentioned in the Domesday Survey of 1086AD. The first mention of Keadby (as 'Ketebi') occurs in c.1184 [MLS9632]. At this time, it is likely that Keadby was part of the manor of Althorpe. The manor was granted to the Knights Templar, who established a monastic house at Temple Belwood, north of Belton in 1145, and constructed the first known drainage dyke, Nofdyke, running from Temple Belwood to the River Trench. The marshland and moorland of Keadby were granted to the order in 1182, and constructed a riverside quay on the Trent, between Amcotts and Keadby (Fleet 2002, 21-22). Both developments can be seen in Vermuyden's map of 1626 (**Figure 15A.2**).
- 4.4.27 Throughout the medieval period, the Proposed Development Site and much of the study area is likely to have remained marshland, used as summer pasture and exploited for the rich fishing and hunting resources that such an environment provides. To date however, no medieval remains have been identified within the Proposed Development Site and the only remains recovered from the study area is a lead spindlewhorl, found in a garden in Gunness [MLS10358].



#### Post-medieval (1540 – 1900)

- 4.4.28 The post-medieval period saw dramatic and systematic drainage programmes on the Isle of Axholme, converting areas of marshland and moorland into organised, drained and fertile enclosures to create an entirely new landscape. The work comprised cutting of new drains, constructions of dykes, re-directing the flow of the island's bounding rivers, and warping systems. The ambitious programme began in the 1620s, designed by Cornelius Vermuyden, who had been commissioned by Charles I to drain the land. Vermuyden's map of 1626 shows the existing drainage channels within the Isle prior to his drainage programme (see **Figure 15A.2** at the end of this report). The map shows the Proposed Development Site occupying marshland during this period, with the village of Keadby ('Keteby') on the western bank of the River Trent.
- 4.4.29 Vermuyden redirected the flow of the Rivers Idle, Torne [MLS19587], and Don, by channelling them in large straight dykes into the River Trent (**Figure 15A.3**). A later addition consisted of the creation of the 'New Idle River' or Keadby Drain', running southwest to northeast to a new sluice gate south of Keadby village.
- 4.4.30 In 1792 the non-tidal Stainforth and Keadby Canal was cut and opened in 1802, linking the Rivers Don and Trent [MLS9485]. This enabled a waterway navigation for the industries of South Yorkshire and Nottinghamshire (Van de Nort and Ellis 1997). Drains were cut either side of the canal (the North and South Soak Drain), with the runoff being carried to Keadby outfall (ibid). A bridge was constructed over the canal, at the western end of Chapel Lane, and a swing bridge operated at its eastern end, at its confluence with the River Trent (Le Quesne 2015, p.14). The east-west Keadby Drain was also cut during this period, just north of Keadby village, and can clearly be seen on the earliest Ordnance Survey (OS) map of 1816 (see **Figure 15A.4** at the end of this report).
- 4.4.31 A system of complex ditches followed, as required by the 1816 Enclosure Act for Crowle, some of which can clearly be seen on the 1816 OS map (see **Figure 15A.4** at the end of this report). At this time the eastern portion of the Proposed Development Site was occupied by Keadby Common and a precursor of Chapel Lane, running north-south, separates the common from enclosures to the west.
- 4.4.32 The 1816 OS map is the first to show the tracks and buildings surrounding and within the Proposed Development Site (see **Figure 15A.4** at the end of this report). A 'decoy house' is mapped just to the west of the Proposed PCC Site [MLS21640], comprising two buildings within a rectangular land parcel and an east-west trackway leading to Chapel Lane. The area was surveyed in 2003; no trace of the structure was identified (Herring 2003). To the east of this, an unnamed farmstead is shown, on the western side of the Chapel Lane trackway [MLS25874]. Later maps show this structure to comprise a loose courtyard with three sides of the courtyard formed by working agricultural buildings and the farmhouse detached from the main working complex.
- 4.4.33 By 1836 the western portions of the Proposed Development Site are shown as encompassing 'old enclosures', the central portion as 'middle pasture' and 'old enclosures' to the east, with a network of ditches throughout the area (Le Quesne 2015, Figure 8).

- 4.4.34 By 1850, the tithe survey shows that by this time the entire area had been enclosed, as regular fields, presumably partly created by an ongoing system of warping (Le Quesne 2015, Figure 9).
- 4.4.35 In 1859 the South Yorkshire Railway Line opened between Thorne and Keadby [MLS8828], bordering the Proposed Development Site to the south and crossing the Stainforth and Keadby. A railway station at Keadby [MLS22626] was opened in 1859, closed to passenger traffic in 1874 and closed for all traffic in 1971.
- 4.4.36 A complex of 'warping' systems were created within the area during the post-medieval period and can be seen as a network of cropmarks. Such systems enabled a controlled flooding of lands utilising tidal fluctuations of the river. Temporary drains and banks would be created to trap fluvial silts from the Trent to enrich the soil – a process that would take around three years. In the enclosure Acts of the 1790s, a clause was included allowing drains to be used for warping in Amcotts, Owston, Haxey, Epworth and Belton (Le Quesne 2015). Instances of warping drains and associated enclosures have been recorded as the following:
- [MLS18404], 19th century date, comprising a rhomboidal-shaped cropmark measuring 130m x 50m, with internal features. Adjoining the western side of a modern north-south orientated drain, a partly double-ditched 3-sided feature, probably connected with drainage. Inside this, an apparently square enclosure with a central circular mark;
  - [MLS21088], 1700AD to 1900AD date, comprising cropmarks of a branching network of ditches, characteristic of a warping drain;
  - [MLS21639], 1540AD to 1900AD date, comprising three sides of an apparent rectangular enclosure, which may be a warping compartment;
  - [MLS24691], 1750AD to 1850AD date, comprising a broad, straight cropmark, orientated NE-SW, leading from the main warping drain;
  - [MLS24602], 1750AD to 1850AD date, comprising a series of broad, straight cropmarks. The main section was on Keadby Common, 65m south of the main warping drain and running parallel;
  - [MLS24703], 1750AD to 1850AD date, comprising two linear cropmarks west of Derrythorpe, both with a NW-SE orientation; and
  - [MLS17470]. 1540AD to 1900AD date, comprising an extensive network of post-medieval warping drains, visible as cropmarks.
- 4.4.37 Excavation prior to the construction of Wind Turbine 39, approximately 2.6km north of the Proposed Development Site, highlights the level of preservation and complexity of archaeological features that relate to warping in the area. Here, a substantial wooden structure was identified that likely represents a warping channel sluice inlet. Although the remains represent a process that is relatively recent, material evidence relating to the warping process has rarely been recorded during archaeological investigations (Headland 2014).

#### Modern (1901 – present)

- 4.4.38 The former coal fired Keadby Power Station (since demolished) was constructed on the Proposed Development Site in 1952. The power station was coal fired and comprised a coal store, compounds, chimneys, conveyors, turbine house, boiler house and further features (see **Figure 15A.5** at the end of this report). The power station operated until 1984 and was replaced in 1996 by Keadby 1 Power Station, a gas fired power station constructed on the main footprint of the previous station. The new construction required the demolition of White House Farm and Keadby Common Farm.

### 4.5 Previous Ground Disturbance

- 4.5.1 Considerable ground disturbance is expected to have occurred throughout the Proposed Development Site, associated with the construction and operation of the former coal fired power station, Keadby 1 Power Station and more recently, Keadby 2 Power Station.
- 4.5.2 According to Groundsure's Enviro Data viewer (<https://www.groundsure.io>, accessed 3rd March 2020) and **Appendix 13A: Phase 1 Desk Based Assessment (PEI Report Volume II)**, there are six historical landfill sites within the Proposed Development Site and a further two historical landfill sites within 0 – 250m of the boundary (AECOM 2020). These include the following:

**Table 1: Historical Landfill Site within and adjacent to Proposed Development Site**

Subject	Number present in relation to Proposed Development Site		Details
	On-site	0-250m	
Landfill Sites	6	2	<p><u>On-site:</u></p> <p><i>Historical landfill site;</i> Keadby Power Landfill located in the central part of the Proposed Development Site and licensed between 1992 and 2000. Reported to have received inert and industrial waste.</p> <p><i>Historical landfill site;</i> Keadby Central Electricity Generating Board located adjacent to the southern and western boundary of the Proposed Development Site, and licensed between 1977 and 1990, but with the first recorded input to have been in 1958 and last input in 1990.</p>



Subject	Number present in relation to Proposed Development Site		Details
	On-site	0-250m	
			<p>This landfill is indicated to have received inert, commercial, industrial and household waste.</p> <p><i>Licensed waste management facility and historical landfill site:</i> Keadby Power Station landfill located adjacent to the southern and western boundary of the Proposed Development Site and licensed in 1992. First recorded input in 1992 and last recorded input in 1993. This landfill is indicated to have received inert, commercial and household waste. Operated by Keadby Power Ltd. Maximum input: Medium (equal to or greater than 25,000 and less than 75,000 tonnes per year). Status: inactive.</p> <p><i>Licensed waste management facility and historical landfill site:</i> John Brown Engineering landfill located adjacent to the southern and western boundary of the Proposed Development Site, in a cluster with the previous two entries. Licensed between 1994 and 2000, but with the first input in 1994 and the last input recorded in 1995. This landfill is indicated to have received inert, industrial and liquid sludge waste. Operated by J Brown Engineering Ltd. Maximum input: Large (equal to or greater than 75,000 tonnes per year). Status: inactive.</p> <p><i>Registered landfill site and historical landfill site;</i> Transtore Industries/ Former Keadby Power Station landfill located in the west of the Proposed Development Site. Operated by the Central Electricity Generating Board, licensed from 1987 but received date of waste was from 1981. No indicated surrender dates. This landfill is indicated to have received inert, industrial, commercial, household and special waste. Maximum input: Very Small (less than 10,000 tonnes per year). Status: licence cancelled.</p>

Subject	Number present in relation to Proposed Development Site		Details
	On-site	0-250m	
			<p><i>BGS recorded landfill site and historical landfill site;</i> Keadby Power Station landfill located in the northern area of the Proposed Development Site and extends beyond the Proposed Development Site boundary to the west. Operated by the Central Electricity Generating Board with the first waste input recorded in 1958. Identified as having received inert and industrial waste.</p> <p><u>Off-site:</u></p> <p><i>Historical landfill site;</i> Keadby Power Station landfill located to the west of the Pulverised Fuel Ash (PFA) settlement lagoon and 15m west of the Proposed Development Site at its closest point. Operated by the John Brown Engineering. No licence or waste details indicated.</p> <p><i>Historical landfill site;</i> PFA Settlement Lagoon, Keadby Power Station, located to the east of the Keadby Power Station landfill and 25m west of the Proposed Development Site at its closest point. Operated by the Central Electricity Generating Board with no recorded licence details.</p>

- 4.5.3 An initial ground investigation is proposed to provide information to assess the geotechnical, geoenvironmental, geological and hydrogeological ground conditions. This will facilitate the development of the various design elements of the project and is likely to be undertaken prior to submission of the DCO Application which will enable the production of a below ground level deposit model, showing the locations and extents of this expected ground disturbance.

## 4.6 Historic Landscape

- 4.6.1 The lowland landscape around the Isle of Axholme is characterised as the 'The Axholme Fens (Character Zone CON3). The Historic Landscape Characterisation Project for Lincolnshire describes the farmland surrounding the historic settlements of the area as 'largely derived from the ancient open fields' with 'survival of large areas of open field farming in a largely altered state' (Lord and Macintosh 2011,14). The

assessment continues, that *'although the fenland has long since disappeared, the sophisticated drainage network is indicative of the former landscape. Even where fields have been consolidated, the essential rectilinear pattern remains visible'* (2011, 16). The Isle of Axholme itself was the subject of its own historic landscape characterisation project in 1997 (Miller 1997, see **Figures 15A.1c and 15A.1d** at the end of this report).

- 4.6.2 As previously discussed, the Proposed Development Site underwent considerable change in the post-medieval and modern period. The open, unenclosed moorland that characterised the landscape until the 18th century underwent significant change, to become an historic landscape characterised by warping and drainage, with regular fields interspersed with canals and drainage dykes. With the construction of the former coal fired power station in the 1950s, the construction of Keadby 1 Power Station and the current construction of Keadby 2 Power Station, the Proposed Development Site has again changed, to become industrial in character.
- 4.6.3 The character of the historic landscape differs either side of the Stainforth and Keadby Canal. To the north of the canal, the western half of the Proposed Development Site is characterised as 'derelict industrial land' [HLS3231], and the locations of the power stations as 'other industrial works' [HLS3241], [HLS3231] and [HLS3232]. To the east of this, the area is characterised as post-medieval to modern fields and enclosed land [HLS3236], and pre-1960s semi-attached housing and the historic settlement core of Keadby.
- 4.6.4 To the south of the canal the Proposed Development Site which comprises temporary construction laydown areas and the existing access road for Keadby 2 Power Station Construction, crosses an historic landscape that comprises post-medieval to modern private planned enclosures [HLS2798] and [HLS2932]; and modern fields [HLS2748].
- 4.6.5 The Isle of Axholme Area of Special Historic Interest is a non-designated asset of national significance within the extended study area (**Figure 15A.1b**). The Isle of Axholme Area of Special Historic Landscape Interest (that is protected by Policy LC14 of the saved North Lincolnshire Local Plan) protects the following:
- its core area of Ancient Open Strip Fields (AOSF);
  - Early Enclosed Land (EEL) which buffers the AOSF and comprises areas of piece-meal enclosure of blocks of former strips into small irregular fields; and
  - the Recent Enclosed Land (REL) which generally surrounds low-lying lands drained and enclosed for farmland from the seventeenth century.
- 4.6.6 These three historic landscape character types encompass the majority of the policy area. The policy area extends northwards as far as the A18, approximately 2km south of the Proposed PCC site.

## 5.0 ASSESSMENT OF BASELINE

### 5.1 Designated Heritage Assets

#### Scheduled Monuments

- 5.1.1 Keadby Lock is a Scheduled Monument [1005204] and Grade II listed building [1342734] comprising a tidal canal lock and abutments for a former swing bridge constructed between 1793 and 1802 for the Stainforth and Keadby Canal. The lock is located at the eastern terminus of the canal, where it enters the River Trent basin. It is of stone ashlar and the timber lock gates and iron railings remain. An inscription records the fitting of new gates and sills in August 1932. When first constructed, the lock was crossed by a swing bridge and the bridge abutments survive to the west of the lock, featuring curved recessed retaining walls to the north and south. The current road swing bridge was constructed in the 1930s and does form part of the asset. A concrete platform, brick lock-keeper's hut and sheet steel pilings to the river front were added in the 1970s – 80s. The lock is of architectural and illustrative historical interest as a well-preserved section of canal infrastructure, demonstrating 18th century engineering and technical innovation.
- 5.1.2 The Stainforth and Keadby Canal, had been built to by-pass the lower reaches of the River Don. It was purchased by the South Yorkshire Railway Co in 1859 when a line was opened along its north bank. The terminus of the line, beside Keadby Lock, was superseded five years later when the line was diverted to the original Keady Swing Bridge, a mile to the south. This was subsequently replaced by the existing Grade II listed Keadby Bridge. The setting of the lock is informed by its relationship with the canal and river, as well as the other transport infrastructure features, such as the railway and Keadby Bridge. The close relationship between the railway and the canal demonstrates the rapid replacement of canals in Britain with the railways. The canal runs between the contemporary North and South Drains and the South Soak Drains as the construction of the canal interrupted the system of land drainage through this landscape created in the 17th century. These linear drains also form part of the wider setting of the canal and lock.
- 5.1.3 The canal lock is a semi-industrial feature, and this also characterises its setting with a large crane to its north side, views towards the existing Keadby 1 Power Station to its east, and views across the river to the industrial features of Gunness on its east side. Keadby 1 Power Station and its predecessor have formed part of the industrial setting of the lock for over 60 years.





**Plate 10: View east from the swing bridge overlooking Keadby Lock [1005204; 1342734].**



**Plate 11: View east along Keadby Lock [1005204; 1342734] at its exit to the River Trent.**



**Plate 12: Area of concrete hardstanding with large crane preset, to the north side of Keadby Lock [1005204; 1342734], looking east.**



**Plate 13: View north-west across Keadby Lock [1005204; 1342734], with Keadby 1 Power Station visible in the background.**





**Plate 14: View north-east across the swing bridge at the west end of Keadby Lock [1005204; 1342734], with Keadby 1 Power Station in the background.**



**Plate 15: View along the canal to the west of Keadby Lock [1005204; 1342734], featuring the existing Keadby 1 Power Station.**

- 5.1.4 Flixborough [1009382], a Scheduled Monument, comprises the remains of an Anglo-Saxon ecclesiastical site, probably a nunnery, and the remains of a ruined medieval church and its attached graveyard. Excavations on an area immediately adjacent to the monument in 1990 revealed evidence for a high-status settlement and for activity of a Middle-Saxon date. Occupation appears to have begun in around 700AD, when a number of substantial, high-status, timber buildings were constructed on the site. Over the course of the following 200 years they were rebuilt and replaced several times. A collection of objects associated with literacy were excavated and a small lead plaque bearing an inscription listing several Saxon female personal names was also discovered. This evidence for literacy, along with the other evidence for high-status activity indicates the ecclesiastical nature of the site. No documentary evidence confirming this identification survives, but an analysis of the various excavated evidence indicates that the site is likely to have housed a community of nuns. An alternative interpretation suggests that the site was not truly monastic, but merely a pseudo-monastery, a device used by Anglo-Saxon nobles to reduce the tax burden on their estates. The site excavated was abandoned in about 870. The excavated remains extended beyond the excavated area into the area included in the scheduling.
- 5.1.5 Immediately adjacent to the Saxon remains are the foundations of a medieval church and its attached graveyard. The first known church on the site was a Norman foundation, which was replaced in the 15th century. It is likely that the Norman church replaced an unrecorded late Anglo-Saxon building. The church was demolished in 1789 and replaced by a mortuary chapel, which is now also in ruins. Only a foundation platform and a few courses of masonry are visible, but remains of the churches from the eleventh century onwards are preserved beneath this platform.
- 5.1.6 The site has archaeological interest for the rare and extensive survival of high-status ecclesiastical settlement remains of Middle Saxon date at this site. Most of the site was sealed by blown sand after the ninth century and has not subsequently been disturbed, hence further archaeological remains will survive. Ecclesiastical use of part of the site continued throughout the medieval period, as indicated by the medieval church and graveyard.
- 5.1.7 The ruined remains of the church on the site provide it with some surface expression that is enhanced by earthwork remains within the site. These features allow for enhanced understanding of the buried asset and its place in the landscape. The monument is situated on a low south-facing terrace overlooking the plain of the River Trent. The site therefore responds to the local topography, being placed on an area that would have been dry land surrounded by marsh or the Trent's floodplain prior to the 17th century. Its setting is also informed by this relationship with the river, to the west, which would have been an important navigation throughout the Saxon and medieval periods. Intervening development is encroaching upon this relationship. A non-designated medieval moated site is present a short distance to the east of the asset and formed part of its contemporary landscape, at least by the medieval period. Beyond that a large-scale commercial development is present and extending around a short distance to the south of the asset.

### Conservation Areas

- 5.1.8 The 5km study area for assets of the highest significance includes Crowle Conservation Area. Whilst the conservation area is not considered to be of the highest significance itself, it contains and provides the immediate of, the Grade I listed Church of St Oswald and it has therefore been included in this baseline assessment.
- 5.1.9 Crowle Conservation Area benefits from a Conservation Area Appraisal (North Lincolnshire Council 2004a), a Townscape Analysis (North Lincolnshire Council 2004b) and a Supplementary Planning Document (North Lincolnshire Council 2004c). These define what makes the area special and provide management objectives aimed at conserving and enhancing the area's character and appearance.
- 5.1.10 The settlement at Crowle has medieval origins, as demonstrated by the standing medieval remains in the Church of St Oswald, in the town's layout with its central market place nearby to the church and buildings occupying former burgage plots, and in its name, which originates from the Old English river name, *crull*, meaning winding river or stream (North Lincolnshire Council 2004a). A nucleated settlement was probably established here in the Anglo-Saxon period. It was granted its first market character in 1305. Despite these earlier origins, the town's character and appearance is of an 18th -19th century market town.
- 5.1.11 The character of the town is defined by its appearance as an 18<sup>th</sup> and 19<sup>th</sup> market town, with modest two-storey terraced houses, many with ground floor shop, being the predominant building type. The rectangular Market Place is of particular note with its associated Victorian Gothic Market Hall. It, together with High Street, was the commercial focus of the town. Fieldside, running parallel to High Street, was of secondary importance, but contains several non-designated buildings of 'townscape merit', identified in the Townscape Analysis (North Lincolnshire Council 2004b).
- 5.1.12 Towards the Church of St. Oswald, in Cross Street and Church Street, there are slightly grander houses, marking what was probably the centre of the medieval settlement. Some of these buildings retain important examples of Georgian detailing. Throughout the town there are reminders of the previous links with agriculture, and many small barns and workshops still survive, although these are generally tucked-away behind more prestigious buildings to the front of plots.
- 5.1.13 Another major influence on the character and appearance of the Crowle Conservation Area is the large number of Non-Conformist chapels which remain, several on the east side of Fieldside. These demonstrate the wealth and size of their congregations which tended to be composed of those involved in local industries.
- 5.1.14 The setting of Crowle settlement is influenced by the past development of its surrounding landscape. It is situated on a major north-south route across the Isle of Axholme which is formed by a series of hills, encircled by rivers which in the past resulted in the surrounding marchland being almost permanently flooded. The 17th century the dutchman, Cornelius Vermuyden, devised and built an extensive system of ditches and dykes to drain the area and create fertile agricultural land (North Lincolnshire Council 2004a). Around Crowle, the distinctive surrounding landscape is therefore flat open fields crossed by canals and ditches. The settlement is located on

slightly higher ground which slopes westwards towards the Old River Don. Its surroundings have been influenced by successive improvements to transport infrastructure including the creation of the Stainforth and Keadby Canal, the railway, and more recently the M180. To the west of the settlement there is substantial woodland that provides an enclosed character to that side, whilst to the east more open views across the low-lying land are available and these feature views of Keadby Windfarm and the network of electricity pylons leading to Keadby's power station(s). The conservation area is restricted to the historic core of the settlement, however, and views out over the surrounding landscape are not a feature of its character and appearance, as those are blocked on all sides by intervening residential suburbs surrounding the historic core. The key views identified within the Townscape Analysis (2004b) are all inward looking along the settlement's key streets and featuring groups of its key buildings and spaces. Views within the conservation area towards the Church of St Oswald are highlighted as important in the Supplementary Planning Guidance Document (2004c).

- 5.1.15 The conservation area provides the setting for the listed buildings it contains. These are detailed in Table 2. It also contains a number of non-designated 'buildings of townscape merit', identified in the Townscape Analysis (North Lincolnshire Council 2004b). These are considered as a part of the wider assessment of the conservation area and are not detailed separately within this baseline.

**Table 2: Listed Buildings within Crowle Conservation Area**

NHLE Ref.	Name	Type	Grade
1346672	Church of St Oswald	Church	I
1359670	Churchyard Cross approximately 5 metres South of Church of St Oswald	Cross	II
1063740	Number 1 and Gate Piers to Left	House	II
1065721	2 and 4 Woodland Av., 1 and 3 Cross Street	Inn	II
1068609	49 High Street	House	II
1083262	5 Cross Street	House	II
1083265	84 High Street	House	II
1083266	White Hart Inn	Inn	II
1083267	2 Cross Street, 1-11 High Street	House	II
1083268	47 High Street	Shop	II
1083269	The Cross Keys Inn	Inn	II
1083300	The Old Vicarage	Vicarage	II
1346694	7 and 9, Cross Street	House and shops	II
1356167	Fernlea	House	II



5.1.16 The breakdown of the types and ages of the listed buildings within the conservation area is reflective of the area's identified character. St. Oswald's Church and the White Hart Inn are the earliest buildings in the area, predating 1700. The majority of the remaining buildings date to the 19th and early 20th centuries with a few 18th century survivals. These buildings are generally two-storey shops and houses, built in the local vernacular style, with simple dark red brick elevations, in some cases rendered, with timber vertically-sliding sash or casement windows and clay, pantiled roofs. The listed buildings line the area's important streets and appear in key views in groups alongside non-designated 'buildings of townscape merit' demonstrating the historic integrity of the area and contributing to each other settings and significance in demonstrating the development of the settlement and its purpose as a market town (**Plates 15-19**).



**Plate 16: View of the White Hart Inn [1083266] in Crowle from the south.**





**Plate 17: View of the non-designated Market Hall, a 'building of townscape merit' on the east side of the market square in Crowle.**



**Plate 18: View west along Church Street, from High Street, showing the Grade II listed No.1 [1063740] and the non-designated war memorial in the foreground. Also, the squat tower of St Oswald's Church [1346672] visible in the background.**



**Plate 19: View north on High Street, showing the Grade II listed Fernlea [1356167] and the Grade II listed No 2 and 4 Woodland Avenue / No. 1 and 3 Cross Street [1065721].**



**Plate 20: View south-west on High Street, showing the Grade II listed 2 Cross Street / 1-11 High Street [1083267].**



- 5.1.17 The medieval parish Church of St Oswald [1346672] is the oldest building in the settlement and demonstrates its medieval origins. As such is a key building within the conservation area, and in its own right, which is demonstrated by its listing at Grade I. It comprises 12th century south and west walls to the nave, and north wall of the chancel, a 13th century chancel arch, lower sections of the tower, and portions of the outer arches of north arcade, 14th to 15th century windows in the south wall of the nave, a 15th century north aisle, clerestory and upper stage of tower, and a 15th to 16th century arch to the north chapel. Repair and restoration took place in various stages during the late-18th century all the way to 1900, when the south porch was rebuilt. The continued development and investment in the church throughout its long lifespan demonstrates the continued importance of the church in people's lives, but also the continued prosperity of the settlement. This development is reflected in the building which displayed various different architectural styles and window types. It is predominantly of limestone ashlar, with some rock-faced ashlar to south porch and ashlar dressings. Roofing includes lead, Westmorland slate and Welsh slate. It also contains a reused 10th century Anglo-Scandinavian cross shaft or monument bearing carved figures, interlaced animals and a runic inscription. The asset has archaeological and architectural interest in its development sequence and medieval origins, and illustrative and communal historical interest in its demonstration of the central place of the church in people's lives, and settlements, throughout the previous eight centuries and continuing in the present day.
- 5.1.18 The church is located on a low rise within the settlement, and it is thought that this would have been where the medieval settlement was focused, making use of the rise as reliable dry land in the surrounding marshes. There is a churchyard to its north, east and south sides enclosed by a brick wall. The churchyard has been cleared of its memorials and the area is grassed over and contains some mature trees to the north and west sides of the church (**Plate 20**). Despite being on a low rise within the town, long views of the church are limited by intervening buildings and the rather squat church tower. This gives the church and churchyard an enclosed and quiet character that contrasts with the busy High Street. The church's setting is informed by its functional and visual setting relationship with a truncated Grade II listed churchyard cross [1359670] to its south side, and the Grade II listed Old Vicarage [1083300] to the south, constructed in c.1700 (**Plate 21**). These asset's and the enclosed churchyard setting contribute to the church's illustrative historical value.



**Plate 21: View of the Grade I listed Church of St Oswald [1346672] in Crowle from the south-east.**



**Plate 22: View south-east from the Church of St Oswald [1346672] in Crowle showing the Grade II Churchyard Cross [1359670] and Old Vicarage [1083300].**

### Listed Buildings outside the Conservation Area

- 5.1.19 Aside from the Church of St Oswald in Crowle, and Flixborough Nunnery Scheduled Monument, both discussed above, one further asset of the highest significance is located within the wider 5km study area; the Grade I listed Church of All Saints in Belton [1083293].
- 5.1.20 The Church of All Saints [1083293] is a parish church largely dating to the 14th or 15th century but with reused 13th century masonry arches in the nave and reused 14th century windows in the north aisle. The church was restored in 1851 which included the insertion of a new east window. Further 19th century work is seen in the reflooring, reseating and reroofing of the church. The church contains notable memorials dating from the 14th, 15th, 17th, 18th and 19th centuries, whilst 19th and 20th century stained glass is also present. As was the case at the Church of Oswald, the continued development and investment in the church throughout its lifespan demonstrates the continued importance of the church in people's lives and as a place to memorialise their dead. This development is reflected in the building which displays various different architectural styles and phases. It is predominantly of limestone ashlar, with some rendering to the north and south sides. Roofing includes lead, Welsh slate and concrete tiles. The asset has archaeological and architectural interest in its development sequence and medieval origins, and illustrative and communal historical interest in its demonstration of the central place of the church in people's lives, and settlements, throughout the previous six centuries.
- 5.1.21 The church is located on a low rise within the settlement. 19th century Ordnance Survey maps show this location to be central to the settlement, perhaps adjacent to a former medieval village green. The green has been subsequently built over with building of 18th and 19th century appearance, as well as some modern development within the asset's setting. The character of the asset's surroundings reflect a rural village location and contribute to the asset's significance through demonstrating its central importance within the settlement. It is within a churchyard containing updating memorials and mature trees bounded by a low brick wall, which has been rebuilt in places. Despite being on a low rise within the settlement, long views of the church are limited by intervening buildings in close proximity. This gives the church and churchyard an enclosed and quiet character. The church's setting is informed by its functional and visual setting relationship with its churchyard, and the Grade II listed former Rectory [1338879] to its north-east side, constructed in the late-17th to early-18th century. These contribute to the church's illustrative historical value.
- 5.1.22 Within the 3km study area around the Proposed Development Site, listed buildings are largely concentrated in the area's surrounding settlement foci and the vast majority are Grade II listed. The Church of St Oswald [1083258] in Althorpe is the only exception, listed at Grade I. Being located in settlement foci, these assets are predominantly houses and religious buildings, with a small number of former farmhouses and agricultural buildings that are illustrative of the rich agricultural landscape in this area, following the 17th century land improvements. There are assets located in:
- Keadby approximately 0.7km to the east;
  - Gunness approximately 1.2km to the east;



- Althorpe approximately 1.9km to the south-east;
- Burrington approximately 2.4km to the south-east;
- Amcotts approximately 2.7km to the north-east; and
- Ealand approximately 2.8km to the west.

5.1.23 In Keadby there is the Grade II listed Keadby Lock [1342734] and the Grade II listed Keadby Bridge [1067725], linking the settlement to Gunness across the River Trent. The significance and setting of Keadby Lock has been discussed above under its Scheduled Monument designation.

5.1.24 Keadby Bridge [1067725] was formerly known as King George V Bridge. It is a rail and road rolling lift bridge constructed in 1912-16. It spans the River Trent and links the settlements of Keadby and Gunness. It was designed by C.A. Rowlandson and J.B. Ball, engineers, for the Great Central Railway. It carries a double track railway on the wider southern section, with a double carriageway road on the north side. A cantilevered footway has been added to its north elevation. The bridge is of steel construction on stone piers with blue brick abutments. It comprises three girders including a moving span of a Scherzer rolling lift type, in which the counterbalanced tail, on the Gunness side of the Trent, rolls back, raising the nose until the bridge is nearly vertical. It was electrically powered using a storage battery fed by petrol-driven generators, but later using mains electricity. The bridge was the Great Central Railway's greatest bridge undertaking and replaced their nearby 1866 swing bridge. At the time of its construction it was one of the first Scherzer bridges in Britain, the heaviest and longest in Europe, and the first anywhere with three girders. A plaque formerly on the eastern parapet recorded the opening in 1916. The bridge has architectural interest in its innovative construction and its solid industrial scale and appearance. It also has illustrative historical value in the way in which the Great Central Railway had to allow for the passage of river traffic by having the lifting section. This demonstrates the continued importance of River traffic in this area in the early 20th century, something that continues to the present day. Some artistic interest is also apparent in the monumentality of the bridge and its landmark quality.

As a rail and road bridge the setting of the bridge is informed by its relationship with the river, railway and road, aptly named Station Road. Althorpe Station platform (Althorpe settlement is approximately 1km south) is located immediately to the west of the bridge and provides part of the functional setting of the asset. The metal railway footbridge adds visual interest in combination with views of the bridge on approach from the west. The appearance of the bridge is demonstrably industrial and its setting, particularly on the Gunness side of the Trent, but also to the Keadby side, is also industrial in character. Views north from the bridge include views of wind turbines, pylons and the power station on the Keadby side and wharfs, cranes and industrial warehouses on the Gunness side. Keadby 1 Power Station and its predecessor have formed part of the asset's setting for much of its existence. The industrial setting reflects the bridge's setting at the time it was built and contributes to the architectural and illustrative historical interest of the bridge. As a high point in an otherwise flat landscape the bridge provides expansive views northwards over its surroundings, from the cantilevered footbridge on its north side (**Plates 22–23**). The industrial landscape is now softened somewhat by the residential settlements of Keadby and Gunness with surrounding flat

green fields, and by the meander of the River Trent, with its green earthwork flood embankments. Despite having landmark quality, the bridge is screened from view by intervening buildings when traveling through the large proportion of the surrounding landscape. Key views of it are achieved from the river to its north and south sides, and whilst on the bridge by road and rail. The earthen flood embankments along the east side of the Trent, and the open aspect to the east end of Old School Lane, also provide key views towards the asset where its full extent, monumental size and architectural interest can be appreciated. In these views it appears alongside the industrial development of the opposing riverside in Gunness.



**Plate 23: Aerial view of the Grade II listed Keadby Bridge in 2018 looking north-east towards Keadby (image: <https://www.youtube.com/watch?v=vXnJp3URnxk>)**



**Plate 24@ View north-west from the eastern end of Keadby Bridge (image: Google StreetView™ capture 2019)**

- 5.1.25 In Gunness there is the Grade II listed Old Rectory [1346861], the Grade II listed Old Stables [1103719], 94 Old Village Street [1346862].
- 5.1.26 The former rectory [1346861] and its stables and carriage house [1103719] are a group of associated assets, located to the south of the historic core of the village of Gunness, but now firmly within the bounds of the expanded settlement. They were built in 1864-6, by the diocesan architect, James Fowler of Louth. The buildings are of Gothic Revival style, constructed of rock-faced limestone with ashlar dressings, under plain-tiled roofs. The rectory is aligned onto Station Road and the stables is located to the rear. The two assets have group value within one another and a shared setting. The stables were listed for their group value with the rectory. The buildings have architectural and illustrative historical value as examples of the scale, quality of design and grandeur of the housing supplied for a rector in the mid-19th century. The rectory has been converted to a care home.
- 5.1.27 The rectory and stables were originally located at some distance from the main settlement of Gunness and surrounded by fields to all sides with an open aspect towards the River Trent to the west. They are not found in association with a church. That setting has undergone comprehensive change. Station Road is now a major thoroughfare and there are industrial developments of wharves and warehouses to the west side of the road leading onto to the river. The former fields surrounding the assets have been built over with post-war housing and there is a used car salesroom to the immediate north side of the assets. The buildings sit within a large plot bounded by a low stone wall and mature trees. The setting of the assets does not contribute to their significance, except in their association with one another.



- 5.1.28 94 Old Village Street [1346862] is a late-18th to early-19th century house constructed in colour-washed brick under a pantile roof with stone copings. It has a symmetrical front elevation with a central flat-roofed entrance porch carried on Tuscan columns and sash windows throughout. The building has architectural and illustrative historic interest as an example of a moderately wealthy house of the late-18th to early-19th century located in a rural village.
- 5.1.29 The house is surrounded by residential development of varying ages, although the buildings along Old Village Street have a markedly 19th century character. As the street name suggests, this formed part of the historic core of the settlement and the road winds northward through the settlement before turning to the east. The collection of historic buildings along the route, and its winding nature and differing boundary treatments, contribute to the asset's illustrative historical value. On the northward approach to the asset an open aspect is available to the west of the route over a former orchard. This features clear views across the Trent to Keadby where the existing Keadby 1 Power Station and its associated pylons and Keadby Windfarm are prominent features in the view that contrast with the residential character of this part of Gunness (**Plate 24**). The building's immediate setting including its garden and boundary treatments have been modernised and when this is set against some of the modern housing in its surroundings, this erodes an element of understanding of the building's true age and therefore erodes some of its illustrative historic interest.



**Plate 25: View west from Old Village Street in Gunness on the approach to No. 94 Old Village Street.**

- 5.1.30 In Althorpe there is the Grade I listed Church of St Oswald [1083258], the Grade II listed Grove House [1346691], the Grade II listed Old Rectory [1083259], and the Grade II listed Old Hall [1076980]

- 5.1.31 The medieval Parish Church of St Oswald [1083258] in Althorpe was rebuilt in 1483 for Sir John Neville, although earlier remains survive in the nave, and there is reused 14th century masonry in the chancel arch. Various repairs and restorations have been made from the late-18th century to the most recent in the 1980s. The building's materials and features reflect its long developmental sequence. It is constructed of Roche Abbey limestone ashlar to the tower, chancel and vestry east wall, roughly coursed limestone rubble and reused ashlar to the nave, north aisle and north wall of north chapel and vestry. There is rendered brick to the south porch and brick internal partition walls. The building comprises a west tower, nave with south porch, north aisle, chancel, north chapel (now incorporating organ chamber) and a vestry. The tower features various heraldic panels of the Nevilles with those of Newmarch, Mowbray and the builder, Lambton. All windows have Perpendicular tracery and moulded reveals. The continued development and investment in the church throughout its long lifespan demonstrates the continued importance of the church in people's lives, but also the continued prosperity of the settlement of Althorpe. The building has archaeological and architectural interest in its development sequence and medieval origins, and illustrative and communal historical interest in its demonstration of the central place of the church in people's lives, and settlements, throughout the previous five centuries and continuing in the present day. The heraldic devices displayed on the building also provide associative historic interest with key noble families in the area in the late-medieval to early post-medieval period.
- 5.1.32 The church is set back from Main Street on Church Lane, within the historic core of the settlement (**Plate 25-27**). It has a small churchyard to all sides, bounded by a brick wall, with an extended area of consecrated ground to its north side, also enclosed by brick walls (**Plate 26**). The churchyard has been cleared of memorials and it is now grassed over. Two cross memorials are present within the additional consecrated ground and the village's war memorial is located on the opposite side of Main Street in small grove of trees. These features contribute to the architectural and illustrative historical value of the church. 18th- 19th century houses have built close up to the west end of the churchyard with their gardens partially encroaching on what was probably original part of the churchyard (**Plate 27**). The church sits behind these buildings on the near approach along Main Street from the south, where the pleasant mix of brick and stone contributes to the church's architectural interest. Coming from the north end of the village, the church tower also rises above surrounding buildings. The church is also a prominent feature in views across the landscape from Crowle Bank Road, providing a landmark for Althorpe village (**Plate 28**). Here the church tower appears elevated above the brick residential buildings in the foreground of the view, backed by mature trees and a pylon route. These wider landscape views of the church and settlement also feature views of the clutter of electricity pylon routes and Keadby 1 Power Station and Windfarm, as well as the A18 (**Plate 29**).





**Plate 26: View of the Grade I listed Church of St Oswald [1083258] in Althorpe from the south-east.**



**Plate 27: View of the Grade I listed Church of St Oswald [1083258] in Althorpe from the north overlooking its additional portion of consecrated ground.**



**Plate 28: View of the Grade I listed Church of St Oswald [1083258] in Althorpe from the south-west.**



**Plate 29: View of Althorpe from Crowle Bank Road featuring the church tower of the Grade I listed Church of St Oswald [1083258], looking north-west.**





**Plate 30: View from Crowle Bank Road featuring Keadby 1 Power Station, looking north.**

- 5.1.33 The Old Hall [1076980] is a former mid-17th century manor house, that was divided into two houses in the 19th century. The building may have earlier origins. It has later alterations, including 19th and 20th century refenestration. It is of two-storeys in red brick in English bond, under a pantile roof. It is an irregular U shape in plan. A 19th century drawing shows the building with narrow windows, some mullioned, a steeply pitched roof with curvilinear gables, and a tall panelled stack to the south wing. The building has undergone change since. All windows are 20th century in rendered arches or bracketed wooden hoods (**Plate 30**). The building is of archaeological and architectural interest due to its age and phases of development which have the potential to elucidate aspects of early post-medieval elite lifestyle. It is also of illustrative historic interest due to its position with the settlement and the spatial relationship between it and the medieval Church of St Oswald.
- 5.1.34 The Old Hall is located in proximity to the medieval Church of St Oswald, which lies a short distance to its north-east side. This places the building in a central position within the medieval settlement of Althorpe, and the spatial relationship between the two elucidates the early post-medieval layout of secular and religious authority in the settlement. The building's setting is otherwise informed by its relationship with the wider settlement which features a variety of 18th and 19th century buildings that contribute to asset's illustrative interest. Some out of character modern buildings and areas of hardstanding are present to the south side of the building. It has a large garden to the west side with some modern development on Half Acre Wood.



**Plate 31: View of the Old Hall [1076980] in Althorpe, looking west.**

- 5.1.35 Grove House [1346691] is an early 19th century former farmhouse, now a residential home, with later 19th century additions and alterations. It is of two-storeys in red-brown brick in Flemish bond with a Welsh slate roof. It had an L-shaped plan originally. The north front was symmetrical with a central entrance in a Doric doorcase with engaged columns carrying a plain frieze and open segmental pediment. The building is of architectural and historic interest as an example of a polite farmhouse that demonstrates the importance of agriculture in the development of Althorpe settlement after the 17th century land improvements.
- 5.1.36 The building is located in an area of suburban character at the north end of Althorpe. Its former farmland is bisected by the A18 and in the immediate vicinity has been largely built over. One field remains between the asset and the A18, to its west side, but this is not readable at the asset's farmland context. The lack of agricultural buildings found in association with the asset also diminishes understanding of its former purpose. Some historic outbuildings do survive to its south side, linked by modern buildings, but these have the character of garden structures. The asset's setting therefore compromises understanding of its former function as farmhouse, it appears instead as a high-status village house of architectural interest in its symmetrical frontage and build quality, in the generous size of its plot.
- 5.1.37 The Old Rectory [1083259] in Althorpe is now a house. It was built in 1840 by Samuel Marshall of Hull. It is of two-storeys in grey brick, stuccoed to the basement, and with a Welsh slate roof which was originally double span. The entrance is of the east front, and a secondary frontage is provided onto the garden to the south. The building is large and imposing. The east front has a segmental-arched entrance flanked by 3-pane sidelights and an overlight. The windows throughout are 9 and 12-pane sashes, with some windows blind. The south front has 15-pane ground-floor sashes with sills at



plinth level. The building is large and imposing and it has architectural and historic interest in demonstrating the scale and quality of residences provided for the rectors in the early- to mid-19th century.

- 5.1.38 The building is located in Althorpe and it sits on a large garden plot enclosed by brick walls and containing mature trees. This largely screens the asset from view from with the settlement, except when viewed from the earthen flood embankment where the upper parts of the building are visible (**Plate 31**). From this vantage point the scale of the building is apparent. Principal views from the asset are to the west, east and south. To the north there is a small drive with outbuilding. There is no immediate relationship between the asset and a church, so it is not easily read as a rectory.



**Plate 32: View of the Old Hall [1076980] in Althorpe, looking west.**

- 5.1.39 In Amcotts there is the Grade II listed Church of St Mark [1083283], and the Grade II listed Old Rectory [1083282].
- 5.1.40 The Church of St Mark [1083283] is a Victorian parish church constructed in 1853. It uses traditional religious architectural styling and materials being a stone-built church with slate roof, comprising a west tower, nave, south porch, two-bay chancel and vestry. The windows are tall lancets or larger windows with Y-tracery. This traditional architectural styling would have stood in contrast to the austere, classical styling being employed in the rising number of non-conformist churches that were erected in the area in around the same period. In that regard the styling chosen for the building is a direct and deliberate expression of its denomination and traditional values that was intended to be easily read and understood by the surrounding population. This provides the church with architectural and illustrative historical value.

- 5.1.41 The church is located at the heart of the settlement in Amcotts along Church Lane, with a churchyard containing upstanding grave memorials to its south, east and west sides. The building draws some of its significance from these aspects of its setting which provide its congregation and functional context, whilst the churchyard further emphasises the traditional role of the church in the burial of the dead. Although not a large building, the church is a prominent feature of the settlement in views from the south due to the low-lying flat land in its surroundings. In these views it appears backed by mature trees emphasising its character as a small rural parish church. The building has group value and a functional setting relationship with the Grade II Listed Old Rectory to its east side.
- 5.1.42 The Old Rectory [1083282] is a Grade II listed building built in 1862 by James Fowler of Louth, the Diocesan Architect. It is now a house and was renovated in around 1980. The rectory is of two-storeys in red brick with ashlar and polychrome brick dressings, under a Welsh slate roof. It has a Victorian Gothic style that complements, but does not replicate, the traditional architectural styling of the Church of St Mark next door. The building has architectural and illustrative historic interest as a mid- to late-19th century rectory, demonstrating the scale and architectural quality of such buildings even within a predominantly rural location.
- 5.1.43 The setting of the Rectory is informed by its functional setting relationship with the Church of St Mark, next door, which was built just nine years before the rectory. This adds to understanding of the building's purpose and contributes to its illustrative historic interest. The rectory is aligned onto Church Street with a stone boundary wall and its grounds contain mature trees that complement the aesthetic qualities of the building. The mature trees screen views to and from the building, except from Church Street towards its front elevation.
- 5.1.44 In Burrington there is the Grade II listed Church of St John the Baptist [1083016].
- 5.1.45 The Church of St John the Baptist [1083016] was built in 1856-7 by S. S. Teulon. It is in the High Victorian Gothic Revival style constructed in red brick in English Bond, with black brick and limestone ashlar details, under a slate roof. The church comprises a west tower incorporating porch to south, a nave and an apsidal chancel with an organ chamber/vestry on north side. All openings have ashlar sills and pointed brick relieving arches. The south and east windows have 19th century stained glass. The building is of architectural and historic interest as a Victorian church employing the up-to-date Victorian Gothic style which lends itself to traditional church architecture, but in brick which would contrast with the predominantly stone materials of older churches. The church reflects the growth of the area in the 19th century.
- 5.1.46 The church lies within a churchyard with upstanding memorials bounded by a low hedge and containing mature trees to the borders. An extension to the graveyard has been created on the opposite side of the High Street, to the east of the asset, also featuring a low hedge and maturing trees. This gives the impression of traveling through the churchyard when passing along the road to the east of the site. The road affords good views of the asset through the trees, featuring its apsidal chancel. To the west the church overlooks the River Trent and a key view of it is from the opposite side of the river in Derrythorpe where it appears as a landmark structure on the riverbank.

- 5.1.47 In Ealand there is the Grade II Curlews Farmhouse [1083299] and the Grade II listed 61 Ealand Outgate [1083263].
- 5.1.48 Curlews Farmhouse [1083299] is an early-19th century former farmhouse with alterations and additions of the 1970s. Is of two-storeys in yellow brick with ashlar dressings, under a Welsh slate roof. The additions are in similar style and materials. There are two frontages; one to south and one to the west with additions to the north and east. The windows are sashes throughout and those in the first three bays of the south front have 19th century wooden louvred shutters. Whilst all windows to the west front have louvred shutters. The building has historic and architectural interest as an early-19th century polite farmhouse that demonstrates the wealth and importance of agriculture in the area's growth after the 17th century land improvements. It is labelled on historic Ordnance Survey maps as simply Curlews House and whilst a farmstead was present to its immediate east side, the main farmstead was located a little further east, away from the building, but linked by a track. It was probably tenanted.
- 5.1.49 The asset's setting is its surrounding agricultural land and gardens together with the surviving farmstead ranges to its immediate east side, as well as those in the farmstead a short distance further east. The setting has undergone relatively little change, limited to changes in the surrounding road network and the expansion of Ealand to its north side beyond the Stainforth and Keadby Canal. Some industrial type development is present to the west of the asset. The setting contributes to the asset's significance through providing understanding of its status as a wealthy farmhouse.
- 5.1.50 61 Ealand Outgate [1083263] is an early- to mid-18th century house with later alterations. It is single-storey and an attic, constructed of colour-washed brick, under a pantile roof. The house stands gable end to the street. The entrance is a 20th century glazed door flanked by 20th century casements in original openings beneath segmental arches. The right gable has an attic window with 20th century glazing and wrought-iron letters "M D". The adjoining extension to the left is not of special interest. The building is of architectural and illustrative historical value as an example of an early- to mid-18th century house located in a rural village.
- 5.1.51 The asset's setting is informed by its position on Outgate a historic route through Ealand, which expanded as a ribbon development along the road. The route features several historic buildings of differing scales, orientations functions and materials. The buildings orientation, end on to the road, reflects this haphazard collection of historic buildings. A bend in the road to the building's west side, coupled with its orientation, means that a full view of its front west elevation is achieved from the road and this contributes to appreciation of its architectural interest in combination with the other historic buildings lining the road.
- 5.1.52 Aside from assets these settlement foci, there is a cluster of assets at Tetley Hall, west of Ealand and south of Crowle, and a small number of isolated listed buildings, in the 3km study area.
- 5.1.53 At Tetley Hall there are a group of six Grade II listed buildings, namely:
- Tetley Hall [1346695];
  - Gravestones and Graveyard wall approximately 50m north of Tetley Hall [1356163];

- Pyramid Monument approximately 50m north of Tetley Hall [1346696];
- Font approximately 30m south of Tetley Hall [1083271];
- Stable/ Granary range approximately 50m south east of Tetley Hall [1068640]; and
- Carriage House/ Granary approximately 70m south east of Tetley Hall [1083270].

5.1.54 This asset group reflects the characteristics of an estate centre comprising the main house (Tetley Hall), its associated grounds that feature the graveyard and grave memorials, and the font, reputedly moved here from a protestant church in Sandtoft, together with an elite stables and carriage house a short distance to the south-east. The estate was established in the mid- to late-18th century with references to a George Stovin here from 1616, but the present hall was built in 1829-39 for Henry Lister Maw. The asset grouping relates mainly to the earlier Stovin ownership, and the Stovins were an important local Quaker family. The hall and estate has illustrative historical interest and architectural interest as an example of an 18th to 19th century elite estate centre with several structures surviving to the present day to demonstrate the scale, character and layout of such an establishment. The listed buildings have group value and functional and visual settings relationships with one another and in combination with non-designated historic buildings and structures that also survive, e.g. further boundary walls and farmstead ranges.

5.1.55 19th century Ordnance Survey maps indicate that the hall sat within a woodland garden with lakes and tree-lined footpaths through grounds, as well as a tree-lined avenue to the north. The woodland provided a degree of separation between the hall and the stables. A brick and tile works is shown to the south of the hall, but probably within its former estate. This setting has been extensively changed, most notably through the continued extraction of the land around the hall and farm complex, removing the wider parkland and farmland setting around the hall. The extracted areas have been redeveloped into a large leisure water park at 'Lakes County Park'. In Tetley Hall's immediate setting, the carriage house and stables have been converted to residential use with associated amenity areas created, but otherwise the woodland setting around the house, and the tree-lined avenue remains. This reflects something of its original setting and contributes to the illustrative historic interest of the grouping, but the wider estate has been comprehensively changed and does not contribute to significance.

5.1.56 The isolated listed buildings in the study area comprise three features related to the historic system of land improvement drains running through the study area, and one former parkland feature. These land improvement features are the Grade II listed Sluice off the Warping Drain in Derrythorpe [1076974] (**Plate 32**), and the Grade II listed Syphons carrying the South Level Engine Drain, on the A18, at Pilfrey [1346690] and the Hatfield Waste Drain at North Level Engine Drain, east of the A18-A161 junction, in Ealand [1084319]. The significance of these assets lies in their architectural and illustrative historic value linked to providing innovative engineering solutions to this important regional issue of water management and land improvement. The features also have associative historic value within important engineers of the early 19th century including Thackray and Samuel Foster, following John Rennie's proposals. The setting of these assets are the watercourses of which they form a part and the wider agricultural land that they assist in draining. For those facilitating drainage beneath roads, the roads also form part of the assets' functional settings. Assets linked in



function along the water course also have group value with each other as part of a functional network.



**Plate 33: View along Warping Drain to the west of the Sluice in Derrythorpe.**

- 5.1.57 The final asset is an isolated former parkland feature comprising the Grade II listed Belwood Obelisk [1083288]. The obelisk was erected probably in the mid- to late-18th century for Alan or William Johnson of Temple Belwood. Temple Belwood was a former estate with a surrounding park and garden. 19th century maps show the main house approximately 750m north of the obelisk. The obelisk is of brown brick with ashlar dressings and stands to a height of approximately 10m. It is said to have been erected in memory of a favoured horse, Sir Solomon, who is reputedly buried, along with two hounds, in the Dog and Horse Planation, shown on 19th century maps to the north-east of the former house. The obelisk was located in a narrow strip of trees on the southern boundary of the former parkland. It would have acted as a feature in the garden and eye-catcher from the southern side of the former Temple Belwood House. The structure has illustrative historical interest as an example of a late-18th century garden structure forming part of a former designed landscape.
- 5.1.58 As a garden structure, the asset should draw a substantial proportion of its significance from its setting, however, in the case of the Belwood Obelisk it is one of the last vestiges of the former estate and its setting has therefore been comprehensively changed. Temple Belwood House was demolished in the 1970s to make way for the M180 which now runs through the former parkland, dividing the obelisk from the former Dog and Horse Planation, which is now on the north side of the road. Without the house and parkland, the designed setting of the asset has been denuded and it is therefore assessed that the asset's setting not make a contribution to its significance. The purported relationship between the obelisk and the Dog and Horse planation has the

potential to contribute to the asset's significance in the future, if the claims were substantiated.

#### Assessment of Potential Impacts to Designated Assets

5.1.59 The site visit and the assessment of significance and setting outlined in the previous section allows for consideration of the potential for the Proposed Development to result in significant effects to designated assets through change to their settings. It also allows for the identification of assets where there is no potential for the Proposed Development to result in such effects. Such assets can now be scoped out of further assessment. Table 3 provides a summary of these assets and the rationale for scoping them out of further assessment, including, where relevant, with reference to **Chapter 14: Landscape and Visual Amenity Assessment** (PEI Report Volume I).

**Table 3: Designated assets scoped out of further assessment.**

<b>Asset ID Designation and Grade</b>	<b>Name</b>	<b>Rationale for scoping out of assessment</b>
Scheduled Monument 1009382	Flixborough Saxon nunnery and site of All Saints medieval church and burial ground	Whilst the Zone of Theoretical Visibility <sup>1</sup> (ZTV) (see <b>Figure 14-4</b> in PEI Report Volume III and context provided within <b>Chapter 14: Landscape and Visual Amenity Assessment</b> – PEI Report Volume I) demonstrates that views of the Proposed Development will be possible from the asset, the setting assessment concluded that the asset's setting is defined by its relationship with the river, to the west, and the moated site, to the east. The Proposed Development will be visible in views towards the river, however it is considered that the Proposed Development will be sufficiently distant, at approximately 4.9km away, and located within an area already defined by large-scale infrastructure, such as the existing Keadby I Power Station and Keadby Windfarm. The addition of the Proposed Development will not be incongruous in this location and will not cause any impact upon the significance of the asset.

<sup>1</sup> In order to identify locations with potential to have views of the Proposed Development, a Zone of Theoretical Visibility (ZTV) has been produced as described below. The ZTV identifies those areas which have potential for views of the Proposed Development and to what extent it is likely to be visible. Full details of the ZTV are available within **Chapter 14: Landscape and Visual Impact Assessment** (PEI Report Volume I).

Asset ID Designation and Grade	Name	Rationale for scoping out of assessment
Conservation Area and the Listed Buildings therein: 1063740 1359670 1356167 1346694 1346672 1083300 1083269 1083268 1083267 1083266 1083265 1083262 1068609 1065721	Crowle	The Proposed Development Site does not form part of the setting of the conservation area or the listed buildings it contains. The conservation area is focused on the historic core of the settlement and it is surrounded by modern housing developments. The key views are inward looking along its historic streets. The ZTV demonstrates that the conservation area has no inter-visibility with the Proposed Development Site. Further details are supplied within <b>Chapter 14: Landscape and Visual Amenity Assessment</b> (PEI Report Volume II).
Listed Building Grade I 1083293	Church of All Saints	The Proposed Development Site does not form part of the asset's setting. The setting of the asset is defined by its place within the churchyard and settlement and long views are not a feature of its setting. The ZTV demonstrates that no views of the Proposed Development will be possible from the asset. The Proposed Development will have no impact upon the significance of the asset. Further details are supplied within <b>Chapter 14: Landscape and Visual Amenity Assessment</b> (PEI Report Volume II).
Listed Building Grade II 1346861	Old Rectory	The setting of this asset has been comprehensively changed and it no longer contributes to the asset's significance beyond its boundary wall and its group relationship with the Old Stables [1103719]. These aspects will be unaffected by the Proposed Development and there will be no impact to the asset's significance.

Asset ID Designation and Grade	Name	Rationale for scoping out of assessment
Listed Building Grade II 1103719	Old Stables	The setting of this asset has been comprehensively changed and it no longer contributes to the asset's significance beyond its boundary wall and its group relationship with the Old Rectory [1346861]. These aspects will be unaffected by the Proposed Development and there will be no impact to the asset's significance.
Listed Building Grade II 1076980	Old Hall	The Proposed Development Site does not form part of the asset's setting. The setting of the asset is the settlement of Althorpe and the asset's spatial relationship with the Church of St Oswald. Views of and from the asset do not interact with the Proposed Development. Although the ZTV indicates that there would be views of the Proposed Development from this location, the site visit confirmed that there will be no views available. The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1346691	Grove House	Whilst the ZTV demonstrates that views of the Proposed Development will be possible from the rear of the asset, the setting assessment concluded that the asset's setting is defined by its place within the settlement, where it is now understood as a village house, rather than a farmhouse. The asset's former farmland, one field of which survives to its west side, and where views towards the Proposed Development are possible, no longer makes a contribution to its understanding. The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1083259	Old Rectory	The Proposed Development Site does not form part of the asset's setting. The setting of the asset is enclosed within its large garden plot with mature trees to all sides, and then beyond the placement of the building within the settlement of Althorpe. Views of and from the asset do not interact with the Proposed Development. Although the ZTV indicates that there would be views of the Proposed Development from this location, the site visit confirmed that there will be no views available.



Asset ID Designation and Grade	Name	Rationale for scoping out of assessment
		The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1083283	Church of St Mark	Whilst the ZTV demonstrates that views of the Proposed Development will be possible from the south side of asset, within its churchyard, the site visit confirmed that the Proposed Development will be sufficiently distant, at approximately 3.2km away, and located within an area already defined by large-scale infrastructure, such as the existing Keadby 1 Power Station and Keadby Windfarm. Directly south of the asset there is also large-scale industrial units present on the bank of the Trent that are closer in the view than Proposed Development, and that this existing development does not diminish the asset's significance. The addition of the Proposed Development will be not be incongruous and will not cause any impact upon the significance of the asset.
Listed Building Grade II 1083282	Old Rectory	The setting assessment concluded that the setting of the Old Rectory is defined by its relationship with the adjacent Church of St Mark [1083283] and views towards its from Church Street. Whilst the ZTV demonstrates that views of the Proposed Development will be possible from the rear of the asset, these views do not contribute to the asset's significance, and the Proposed Development will have no impact on significance.
Listed Building Grade II 1083016	Church of St John the Baptist	Whilst the ZTV demonstrates that views of the Proposed Development will be possible from the asset, the setting assessment concluded that the asset's setting is defined by its relationship with the churchyard and river. Key views of the asset are from the churchyard and river and these views are not influenced by the existing infrastructure of Keadby 1 Power Station and Keadby Windfarm approximately 2.6km to the north-west. The addition of the Proposed Development will be not be incongruous in this location and will not cause any impact upon the significance of the asset.

Asset ID Designation and Grade	Name	Rationale for scoping out of assessment
Listed Building Grade II 1083299	Curlews Farmhouse	The Proposed Development Site does not form part of the asset's setting. The setting of the asset is defined by its garden, farmsteads and farmland to the south of the canal. Within this area, whilst the ZTV demonstrates that some distant views of the Proposed Development may be possible, the asset will still be understood as a polite farmhouse, found in association with its farmsteads and farmland. The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1083263	61 Ealand Outgate	The Proposed Development Site does not form part of the asset's setting. The setting of the asset is Outgate and the historic buildings along its route. The ZTV demonstrates that no views of the Proposed Development will be possible from the asset. The Proposed Development will have no impact upon the significance of the asset.
Group of Listed Buildings Grade II at Tetley Hall 1346695 1356163 1346696 1083271 1068640	Group of Listed at Tetley Hall	The Proposed Development Site does not form part of the asset's setting. The setting assessment of these assets found that their wider parkland and landscape setting has been comprehensively changed and no longer contributes to the significance of the asset. The immediate woodland setting provides an enclosed aspect for the asset grouping which is not influenced by their wider surroundings.
Listed Building Grade II 1076974	Sluice off the Warping Drain in Derrythorpe	The Proposed Development Site does not form part of the asset's setting. As a historic landscape management feature the setting of this asset is assessed as its relationship with the drain and group value with other contemporary land improvement features in the area. The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1346690	Syphon carrying the South Level Engine Drain, on the A18, at Pilfrey	The Proposed Development Site does not form part of the asset's setting. As a historic landscape management feature the setting of this asset is assessed as its relationship with the drain and group value with other contemporary land improvement features in the area. The

Asset ID Designation and Grade	Name	Rationale for scoping out of assessment
		Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1084319	Syphon carrying the Hatfield Waste Drain at North Level Engine Drain, east of the A18-A161 junction	The Proposed Development Site does not form part of the asset's setting. As a historic landscape management feature the setting of this asset is assessed as its relationship with the drain and group value with other contemporary land improvement features in the area. The Proposed Development will have no impact upon the significance of the asset.
Listed Building Grade II 1083288	Belwood Obelisk	The setting assessment concluded that the asset's setting does make a contribution to its significance. The Proposed Development Site does not form part of the asset's setting.

- 5.1.60 The remaining assets are those where the assessment and consultation with the NLC Conservation Officer has identified the potential for the Proposed Development to result in impacts to the assets.
- 5.1.61 Keadby Lock scheduled monument and Grade II listed building [1005204; 1342734] is located immediately adjacent to the Proposed Development Site. It has the potential to experience nearby change to its setting in both fixed point and kinetic views along the canal, and through potential noise impacts. There is also the potential for physical impacts through vibration. The Proposed Development will therefore have the potential to impact upon the asset through change to its setting and physical impacts.
- 5.1.62 Initial consideration of potential impacts have been assessed and where considered necessary, design and additional mitigation measures to reduce the potential for significant effects on this asset are reported in this PEI Report (refer to **Chapter 9: Noise and Vibration** in PEI Report Volume I). Impacts and effects on this asset will be assessed in the Cultural Heritage Environmental Statement Chapter.
- 5.1.63 Keadby Bridge Grade II listed building [1067725] is located approximately 1.1km south-west of the Proposed Development. It has the potential to experience change to its setting in both fixed point and kinetic views along the railway, road and river that will need to be assessed and potentially mitigated as part of the EIA. This asset will be assessed in the Cultural Heritage Environmental Statement (ES) Chapter that will accompany the DCO Application.
- 5.1.64 94 Old Village Street Grade II listed building [1346862] in Gunness is located approximately 0.6km east of the Proposed Development Site. It has the potential to undergo change to its setting on approach northwards towards the asset on Old Village Street, where open views across the Trent towards the Proposed Development Site are possible. This change will need to be assessed and potentially mitigated as part of the EIA. This asset will be assessed in the Cultural Heritage ES Chapter.

5.1.65 Church of St Oswald Grade I listed building [1083258] in Althorpe is located approximately 2km south-east of the Proposed Development. It has the potential to undergo change to its setting on approach westwards towards Althorpe on Crowle Bank Road, where a key view looking west towards the asset is experienced in combination with views northward featuring the existing Keadby 1 Power Station and Keadby Windfarm. The addition of Proposed Development into this view will need to be assessed and potentially mitigated as part of the EIA. This asset will be assessed in the Cultural Heritage ES Chapter.

## **5.2 Non-designated Heritage Assets**

- 5.2.1 The Isle of Axholme Area of Special Historic Landscape Interest is defined in the North Lincolnshire Local Plan under policy LC14. The policy area protects its core area of Ancient Open Strip Fields (AOSF) which are buffered by Early Enclosed Land (EEL), comprising areas of piece-meal enclosure of blocks of former strips into small irregular fields, and the Recent Enclosed Land (REL) which generally surrounds low-lying lands drained and enclosed for farmland from the seventeenth century. The landscape has archaeological and illustrative historical value as a rare survival of medieval strip fields and turbaries which are described in the Landscape Character Assessment (Miller 1997) as 'the largest and most varied survival of open-field strip-cultivation in the country'. The policy area extends northwards as far as the A18, approximately 2km south of the Proposed Development Site.
- 5.2.2 The Landscape Character Assessment (Miller 1997) extended as far as the Proposed Development Site which was defined partly as 'derelict' and 'other industrial land' and partly as 'post-medieval to modern fields and enclosed land'. The Proposed Development Site is therefore located on land that partly conforms to the character of Recent Enclosed Land (REL) that is also seen within the Isle of Axholme policy area. The change in the character of the remainder of the Proposed Development Site to industrial land reflects its historic and current use for power generation, that would be continued as a result of the Proposed Development. With the construction of the former coal fired power station in the 1950s, the construction of Keadby 1 Power Station and the current construction of Keadby 2 Power Station, the Proposed Development Site changed to become primarily modern derelict industrial land and industrial works, and the immediately surrounding landscape comprises REL, industry and commerce, and the Trent riverside.
- 5.2.3 From the A18, at the northern limit of the Isle of Axholme policy area, there are distant views across the flat landscape, featuring the existing Keadby 1 Power Station and its associated pylons, together with closer in views of Keadby Windfarm. A double line of pylons also crosses the A18 and enters the Isle of Axholme area at this point. Due to these views of the Proposed Development Site from the asset, it has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.
- 5.2.4 Eleven non-designated standing buildings are identified in the North Lincolnshire HER within 1km of the Proposed Development Site. As with the designated listed buildings, several of these are located in the area's settlement foci, but a number of isolated farms are also recorded. This is an asset type that is not featured as strongly in the designated assets.



- 5.2.5 The Wesleyan Methodist Chapel in Keadby [MLS21604] was constructed in 1881. It is of red brick with austere buff-brick detailing. There is a date stone on its east elevation where an insensitive roller shuttered opening has been inserted below to facilitate the use of the building for storage. The asset has architectural and historic interest in demonstrating the growth of non-conformist worship in the 19th century. The asset is much-altered, currently overgrown and apparently disused. The asset's setting is informed by its place within Keadby settlement, which also contains 19th century housing, providing its functional purpose. The building's proximity to the existing Keadby 1 Power Station and Keadby Windfarm mean that these development feature prominently in the asset's setting moving through the settlement. The asset has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.



**Plate 34: The Wesleyan Methodist Chapel in Keadby [MLS21604].**

- 5.2.6 The Ironstone Wharf Inn in Gunness [MLS22119] is located on the west side of Station Road. It is a 19th century, two-storey brick-built public house, painted white. The building has illustrative historical value as a 19th century working man's public house. This is demonstrated by the modest size of the building and its name referencing the ironstone wharf in Gunness where many local men would have worked when it was built. The asset's setting was and still is industrial, although the buildings around it are modern rather contemporary. Views from the asset and or the asset are constrained by large industrial units, and no views possible from the asset or its immediate surroundings towards the Proposed Development Site. The Proposed Development does not therefore from part of the asset's setting and the Proposed development will not have an impact on its significance This asset is therefore scoped out of further assessment.

- 5.2.7 North Pilfrey Farm [MLS25266] is located immediately to the north of the Stainforth and Keadby Canal and approximately 0.45km west of the Proposed Development Site. It is depicted on the OS map of 1885 as a U-shaped farmstead of three conjoined yards, with the farmhouse forming the north-west corner. A garden was shown to the west side. The farmhouse and the north and east ranges of the complex remain. The farmhouse is rendered, of two-storeys, with a catslide roof to the north side. The farm buildings are of brick with hipped pantile roofs. The complex has historic and architectural interest as an example of a 19th century farm. The asset's setting has been altered with the addition of large modern agricultural buildings to its east side, together with the addition of Keadby 1 Power Station to its east side, which has impacted its former farmland as well as introducing views of the power station and its associated infrastructure into its surroundings. Due to its proximity, the asset has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.



**Plate 35: View towards North Pilfrey Farm [MLS25266], looking west.**

- 5.2.8 Ealand Warpings [MLS25267] is located immediately to the north of the Stainforth and Keadby Canal and approximately 0.5km to the south-west of the Proposed Development Site. It is depicted on the OS map of 1885 as a farmhouse with a detached farmstead to the south, comprised of two opposing linear ranges with two yards between. A garden was shown to the north side. The farmhouse and the east range of the farmstead remain. The farmhouse is rendered, of two-storeys, with a pitched roof, whilst the surviving historic farm building is of brick with a hipped pantile roof. The complex has historic and architectural interest as an example of a 19th century farm. The asset's setting has been altered with the addition of large modern agricultural buildings to its east side, together with the addition of Keadby 1 Power Station to its east side, which has introduced views of the power station and its associated infrastructure into its surroundings. Due to its proximity, the asset has the

potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.

- 5.2.9 Ealand Grange [MLS25268] is located approximately 0.5km to the west of the Proposed Development Site. It is depicted on the OS map of 1885 as a square courtyard of buildings with the farmhouse forming the south-west corner, and an L-shaped range projecting to the north. A garden was shown to the south side. The farmhouse remains and has historic and architectural interest as an example of a 19th century farmhouse, however the loss of the farmstead diminishes its significance. The asset's setting has been altered with the addition of several detached ranges in the place of the former farmstead. The addition of Keadby 1 Power Station to its east side has also introduced views of the power station and its associated infrastructure into its surroundings. Due to its proximity, the asset has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.
- 5.2.10 The HER description of Pilfrey Farm [MLS25289] suggests that the asset is a partially extant 19th century farmstead, however comparison of the existing buildings with depictions on 19th century OS maps indicates that no buildings from the 19th century remain. This asset is therefore scoped out of further assessment.
- 5.2.11 Salisbury House [MLS25440] is located on the B1392, approximately 0.7km north-east of the Proposed Development Site. It is depicted on the OS map of 1885 as a farmhouse with an irregular detached farmstead to the south and west, comprising a long row of linear farm ranges, with two sets of detached ranges to the north. The farmhouse and the east range of the farmstead remain. The majority of the complex remains. The farmhouse is aligned onto the road and constructed over several periods, revealed in the combination of buff brick and red brick ranges. It is of two-storeys, now with a double pitched roof. The farmstead ranges are low single-storey brick buildings with replaced cement-tiled pitched roofs. The complex has historic and architectural interest as an example of a 19th century farm, that survives with a range different building ranges and an irregular layout. The asset's setting has been altered with the addition of housing to its north and south sides, giving it an enclosed appearance from the road that alters understanding of it as a farm. The farmland to its west side remains and contributes to its significance. Due to the asset's proximity, the asset has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage ES Chapter.
- 5.2.12 Manor Farm in Gunness [MLS25491] is located on Old Village Road towards the north end of the settlement, approximately 0.7km east of the Proposed Development Site. It is depicted on the OS map of 1885 as a farmhouse, to the west with two side-by-side courtyards of farm buildings to the east. The farmhouse and two isolated farmstead ranges remain. The majority of the complex had been demolished and its plan form has been lost. The farmhouse is aligned gable end onto the road, facing west over a small garden enclosed by a brick wall. It is of red-brick and two storeys under a pantile roof. The farmstead ranges are low single-storey brick buildings with pantile roofs edged in stone tiles. The brick enclosing wall of the farmyard remains. The complex has historic and architectural interest as an example of a 19th century farm, built in the local vernacular, and where the former purpose of the complex can be understood. The buildings and boundary walls contribute to the character of Old Village Road and the



setting of the Grade II listed No. 94 Old Village Road. The asset's setting has been altered with the addition of housing to its north side, on its former farmland. It now has an enclosed appearance from the road, altering but not removing understanding of its former purpose. The setting of the asset does not extend to the Proposed Development Site due to intervening buildings and no impacts are anticipated as a result of the Proposed Development. This asset will be scoped out of further assessment.

- 5.2.13 Canwick House in Gunness [MLS25492] is located at the east end of Old Village Road, approximately 0.75km east of the Proposed Development Site. It is depicted on the OS map of 1885 as a farmhouse, to the east, labelled as Canwick House, with a U-shaped farmstead to the west forming one foldyard. The farmhouse remains, whilst the farmstead has been largely demolished. The farmhouse sits within a large garden plot bounded by brick walls. It is an active farm, with several large modern agricultural units now present to the west and north of the house. The farmhouse has historic and architectural interest as an example of a 19th century farmhouse, however the loss of the farmstead erodes understanding and the presence of the large modern farm buildings are out of scale with the house, diminishing appreciation of its architectural interest. The farm is at the end of Old Village Road and therefore it still sits within its farmland context to the south and east sides, contributing to the asset's significance. The setting of the asset does not extend to the Proposed Development Site due to intervening buildings and the focus of the setting being to the east, away from the Proposed Development. No impacts are anticipated as a result of the Proposed Development and therefore the asset will be scoped out of further assessment.
- 5.2.14 Keadby Grange [MLS25539] is located approximately 0.67km south of the Proposed Development Site. It is depicted on the OS map of 1885 as a square courtyard of buildings with the farmhouse detached and to the south of the complex and surrounded by a garden. The farmhouse has been demolished along with the south-west corner of the courtyard of farm buildings, but the remainder of the complex is still extant. The remaining buildings have historic and architectural interest as an example of a 19th century farmstead, however the loss of the farmhouse diminishes its significance. The asset is surrounded by its former farmland on the south side of the Stainforth and Keadby Canal. This provides contextual understanding. The addition of Keadby I Power Station in proximity to the asset has also introduced views of the power station and its associated infrastructure into its surroundings. Views of the asset from the south-west, for example, are dominated by the existing power station. Due to its proximity, the asset has the potential to undergo change to its setting as a result of the Proposed Development and it will therefore be assessed in the Cultural Heritage Environmental Statement Chapter.
- 5.2.15 The Church of St Barnabas in Gunness [MLS25991] is located on Station Road. It was built in the post-war period to designs by Haynes and Johnson of Brigg. It is of buff brick with cement-formed windows. The design takes inspiration from the architecture of the 1930s, but it was constructed in the 1950s. The building has architectural interest as an example of a post-war Anglican Church. The building is surrounded by residential development that provides its congregation. The setting of the building does not extend as far as the Proposed Development Site and it is therefore scoped out of further assessment.



5.2.16 There are currently seven known non-designated, below ground, heritage assets within the Proposed Development Site. These are listed in Table 4. Asset [MLS15717] is no longer in situ and has been removed from the Proposed Development Site.

**Table 4: Known below ground heritage assets within the Proposed Development Site.**

HER reference	NGR	Name	Type	Description	Period
MLS15717	SE 828 116	Deer antlers, Keadby Power Station, 1951	Findspot	Red deer antlers found in peat during the construction of Keadby Power station.	?Bronze Age
MLS21639	SE 805 103 (248m by 440m)	Cropmark, NW of Pilfrey Farm	Enclosure, land improvement drain	A large rectangular enclosure, measuring approximately 80m across. Other linear marks within the field appear to be warping drains, so together may represent a warping compartment.	Post-medieval
MLS22432	SE 8114 1125	Peat deposit, South Soak Drain	Peat deposit	Peat deposits up to 2.4m deep, recorded during an auger survey in 2012. The peat contained fragments of birch and alder, together with large oak tree remains.	Unknown
MLS22755	SE 8356 1223 (141m by 84m)	Palaeochannel, north of Keadby	Palaeochannel	A former watercourse (palaeochannel) just west of the River Trent was mapped from air photographs in 2003.	Prehistoric

HER reference	NGR	Name	Type	Description	Period
MLS24691	SE 832 119 (401m by 274m) SE81SW	Warping Drain (site of), north of Chapel Lane	Land improvement drain	The site of a post medieval warping drain visible as cropmarks, north of Chapel Lane Keadby.	Post-medieval
MLS25874	SE 8258 1177	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished unlisted farmstead.	Post-medieval
AECOM1111		Scientifically Dated Peat Deposits	Peat deposit	A core sample collected in 2013 contained peat deposits dating from the prehistoric period, from the Neolithic to the late Iron Age.	Neolithic, Bronze Age

### 5.3 Assessment of Archaeological Potential

- 5.3.1 This section assesses the potential for unrecorded buried archaeological remains to be present within the Proposed Development Site. The assessment of archaeological potential and significance is based on the data available at the time of writing and takes into consideration the known archaeological assets within the Proposed Development Site and study area, historical and cartographic evidence presented in the baseline, and regional and thematic archaeological resource assessments and research frameworks (see Section 3.5).
- 5.3.2 **Palaeoenvironmental:** Geoarchaeological works conducted within the study area and Proposed Development Site as part of Keadby 2 Power Station and the Keadby Windfarm developments have demonstrated the presence of buried peat deposits. The Keadby 2 Power Station investigations have shown that the peat formed between the Late Neolithic to Early Bronze Age and through the Bronze Age. These deposits have the potential to contain important palaeoenvironmental data which could contribute to the archaeological modelling of the historic landscape. In addition, works associated with the construction of the Keadby Wind Farm has recorded the presence of significantly earlier peat horizons occurring during the early Holocene, at 11,423–11,196 cal BC, with a second period of accumulation likely to have occurred during the Mesolithic period (Headland 2013). The potential for encountering palaeoenvironmental remains in the Proposed Development Site is considered **high**. The remains could potentially contribute to regional and local research agendas and would be of **medium significance**.

- 5.3.3 **Early Prehistoric:** Although there are no known early prehistoric (Palaeolithic or Mesolithic) remains from within the study area a pre-peat land surface exists beneath the peat deposits. There is some potential for early prehistoric remains to be associated with this land surface. The potential for early prehistoric remains in the Proposed Development Site is considered to be **low**. However, should they be encountered, they would have the potential to contribute to national, regional and local research agendas and be of **medium to high significance**
- 5.3.4 **Later Prehistoric:** Although no archaeological remains were encountered during the recent archaeological works associated with the Keadby 2 Power Station, the known presence of peat within the Proposed Development Site raises the potential for later prehistoric remains to be present. A likely votive hoard of Bronze Age axes was found beneath the bed of the River Trent, and further afield, a Bronze Age shield and possible Bronze Age log boat were recovered from within peat horizons. Known later prehistoric activity has been identified on the elevated ridge of Crowle, and it is likely that prehistoric peoples would have exploited the rich resources of the lower marshlands, within which the Proposed Development Site is located. There exists therefore, a potential for later prehistoric remains associated with such activities (hunting, fishing etc).
- 5.3.5 In addition to this, based on the possible presence of a palaeochannel running through Keadby 1 Power Station, and absence of peat to the east of this, an area of higher ground may have existed in the location of the Water Connection Corridor. This location may have acted as an eyot (island) during the later prehistoric period and suitable for temporary occupation. The potential for later prehistoric remains is considered to be **medium** and if present, would be of **medium significance** with the potential to contribute to local and possibly regional research agendas.
- 5.3.6 **Roman:** A possible small Romano-British settlement has been identified from a dense scatter of Romano-British pottery, south of the Water Connection Corridor. The quantity and assemblage, alongside associated scatters of shell, bone and a roof tile are indicative of a small, Romano-British riverside settlement. It is expected that features associated with the settlement will extend beyond its current, recorded, limits. This settlement may be associated with occupation of an eyot (island) during the Roman period. Outside of this location, the rich resources of the marshland are likely to have been exploited during the Roman period (hunting, fishing etc.). The potential for Roman remains is considered to be high and if present would be of **low-medium significance** with the potential to contribute to local and possibly regional research agendas.
- 5.3.7 **Early medieval:** To date no early medieval remains have been found within the study area. The potential for remains dating to this period is considered **low** and of **low significance**.
- 5.3.8 **Medieval:** The Proposed Development Site is likely to have remained marshland within the medieval period, used as summer pasture and exploited for rich fishing and hunting resources. Apart from a spindlewhorl found on the eastern side of the River Trent, no other medieval remains have been identified within the study area, the potential is considered **low** and of **low significance**.

- 5.3.9 **Post-medieval:** As discussed, the Proposed Development Site lies within an area that experienced extreme and varied drainage programmes throughout this period. With works including the creation of dykes, land drains and warping systems. There is some potential for encountering features associated with these works; the potential is considered **medium** and of **low significance**. Although archaeological recording of warping systems and processes are relatively rare, these features are considered to be of local interest.
- 5.3.10 **Modern:** Within the Proposed Development Site, power stations have operated since 1952. The earliest iteration – a former coal fired power station, having been replaced with Keadby 1 Power Station and with Keadby 2 Power Station currently under construction. Their presence is evident, and they are considered to be of **low significance**.



## 6.0 CONCLUSIONS

### 6.1 Overview

6.1.1 This assessment has identified two scheduled monuments (one of which is also a listed building), one conservation area (Crowle Conservation Area), a further 38 listed buildings and 11 non-designated buildings within the defined study areas around the Proposed Development Site. Of these, it was found that the Proposed Development Site did not form part of the following assets' settings, or that the Proposed Development would not change these assets' settings and would not have an impact on the significance of these assets:

- Flixborough Saxon Nunnery scheduled monument [1009382];
- Crowle Conservation Area and the 14 listed buildings therein;
- Old Rectory [1346861] (grade II);
- Old Stables [1103719] (grade II);
- Old Hall [1076980] (grade II);
- Grove House [1236691] (grade II);
- Old Rectory [1083259] (grade II);
- Church of St Mark [1083283] (grade II);
- Old Rectory [1083282] (grade II);
- Church of All Saints [1083293] (grade I);
- Church of St John the Baptist [1083016] (grade II);
- Curlews Farmhouse [1083299] (grade II);
- 61 Ealand Outgate [1083263] (grade II);
- Tetley Hall Tetley Hall [1346695] (grade II);
- Gravestones and Graveyard wall approximately 50m north of Tetley Hall [1356163] (grade II);
- Pyramid Monument approximately 50m north of Tetley Hall [1346696] (grade II);
- Font approximately 30m south of Tetley Hall [1083271] (grade II);
- Stable/Granary range approximately 50m south east of Tetley Hall [1068640] (grade II);
- Carriage House/Granary approximately 70m south east of Tetley Hall [1083270] (grade II);
- Belwood Obelisk [1083288] (grade II);
- Sluice off the Warping Drain in Derrythorpe [1076974] (grade II);
- Syphon carrying the South Level Engine Drain, on the A18, at Pilfrey [1346690] (grade II);

- 
- Syphon carrying the Hatfield Waste Drain at North Level Engine Drain, east of A18 and A161 junction [1084319] (grade II);
  - Ironstone Wharf Inn [MLS22119] (non-designated);
  - Pilfrey Farm [MLS25289] (non-designated);
  - Manor Farm [MLS25491] (non-designated);
  - Canwick House [MLS25492] (non-designated); and
  - Church of St Barnabas [MLS25991] (non-designated).
- 6.1.2 As there is no potential for impact on these assets as a result of the Proposed Development, they have not been taken forward for assessment in **Chapter 15: Cultural Heritage** (PEI Report Volume I).
- 6.1.3 The assessment identified four designated heritage assets and seven non-designated assets that have the potential for impact from the Proposed Development as a result of changes to their settings; these are:
- Keadby Lock [1005204; 1342734] (scheduled monument and grade II);
  - Keadby Bridge [1067725] (grade II);
  - 94 Old Village Street [1346862] (grade II);
  - Church of St Oswald, Althorpe [1083258] (grade I);
  - Isle of Axholme Area of Special Historic Landscape Interest (locally designated);
  - Wesleyan Methodist Chapel, Keadby [MLS21604] (non-designated);
  - North Pilfrey Farm [MLS25266] (non-designated);
  - Ealand Warpings [MLS25267] (non-designated);
  - Ealand Grange [MLS25268] (non-designated);
  - Salisbury House [MLS25440] (non-designated); and
  - Keadby Grange [MLS25539] (non-designated).
- 6.1.4 As there is the potential for impact on these assets as a result of the Proposed Development, they have been taken forward for assessment in **Chapter 15: Cultural Heritage** (PEI Report Volume I).
- 6.1.5 All known non-designated archaeological assets that lie within the Proposed Development Site may be impacted by the Proposed Development through intrusive works such as topsoil stripping and excavations relating to the construction of the Proposed Development. These activities could result in the truncation or removal of
- peat horizons that contain evidence of past environments [AECOM1111] and MLS22432– situated beneath the proposed K2/K3 turnaround area K2 laydown (Figure 3.2 I PEI Report Volume I);
  - a palaeochannel [MLS22755] – situated at the northern end of the northern Water Connection Corridor.

- post-medieval land improvement drains (including warping channels) [MLS21639] located beneath the footprint of the existing skew access road to be used by abnormal loads entering the Proposed Development Site and [MLS24691] located within the Water Discharge Corridor; and
- a post-medieval farmstead [MLS25874] located to the north of the existing above ground distillate storage tanks associated with Keadby 1 Power Station – although these form part of Keadby 2 Operational/ Laydown/ CCR area (see Figure 3.2 in PEI Report Volume III), this land is only included within the Proposed Development Site boundary for the purposes of connections e.g. to the Canal Water Abstraction Option.

- 6.1.6 This assessment has identified a **high potential** for the Proposed Development Site to contain previously unrecorded palaeoenvironment and Roman remains and a **medium potential** for archaeological remains dating to the later prehistoric and post-medieval periods. These remains, if present, could be truncated or removed by intrusive ground activities and therefore have the potential to be impacted by the Proposed Development.
- 6.1.7 The historic landscape character within the Proposed Development Site to the north of the Stainforth and Keadby Canal has been assessed as being of **low sensitivity to change**. As previously discussed, the Proposed Development Site underwent considerable change in the post-medieval and modern periods. The open, unenclosed moorland that characterised the landscape until the 18th century underwent significant change, to become an historic landscape characterised by warping and drainage, with regular fields interspersed with canals and drainage dykes. With the construction of the coal fired power station in the 1950s, the construction of Keadby 1 Power Station and the current construction of Keadby 2 Power Station, the Proposed Development Site has again changed, to become industrial in character. The existing landscape within the Proposed Development Site consists primarily of modern derelict industrial land and industrial works, and the surrounding landscape comprises recently enclosed land, industry and commerce, and the Trent riverside. 20th century interventions therefore have eroded the character of the historic landscape, rendering it not sensitive to change.
- 6.1.8 To the south of the Stainforth and Keadby Canal however, the historic landscape character is not one of industry and derelict land but characterised as post-medieval to modern private planned enclosure and modern fields. Both types are categorised as ‘recently enclosed land’ within the Axholme Historic Landscape. The Proposed Development Site, south of the Canal, borders the Isle of Axholme Area of Special Historic Landscape Interest (that is protected by Policy LC14 of the saved North Lincolnshire Local Plan). Due to this proximity the historic landscape character of this part of the Proposed Development Site has been assessed as being of **medium sensitivity to change**.
- 6.1.9 The impact of the Proposed Development on these heritage assets has been discussed within **Chapter 15: Cultural Heritage** (PEI Report Volume I), for which this desk-based assessment has been completed to provide baseline information.

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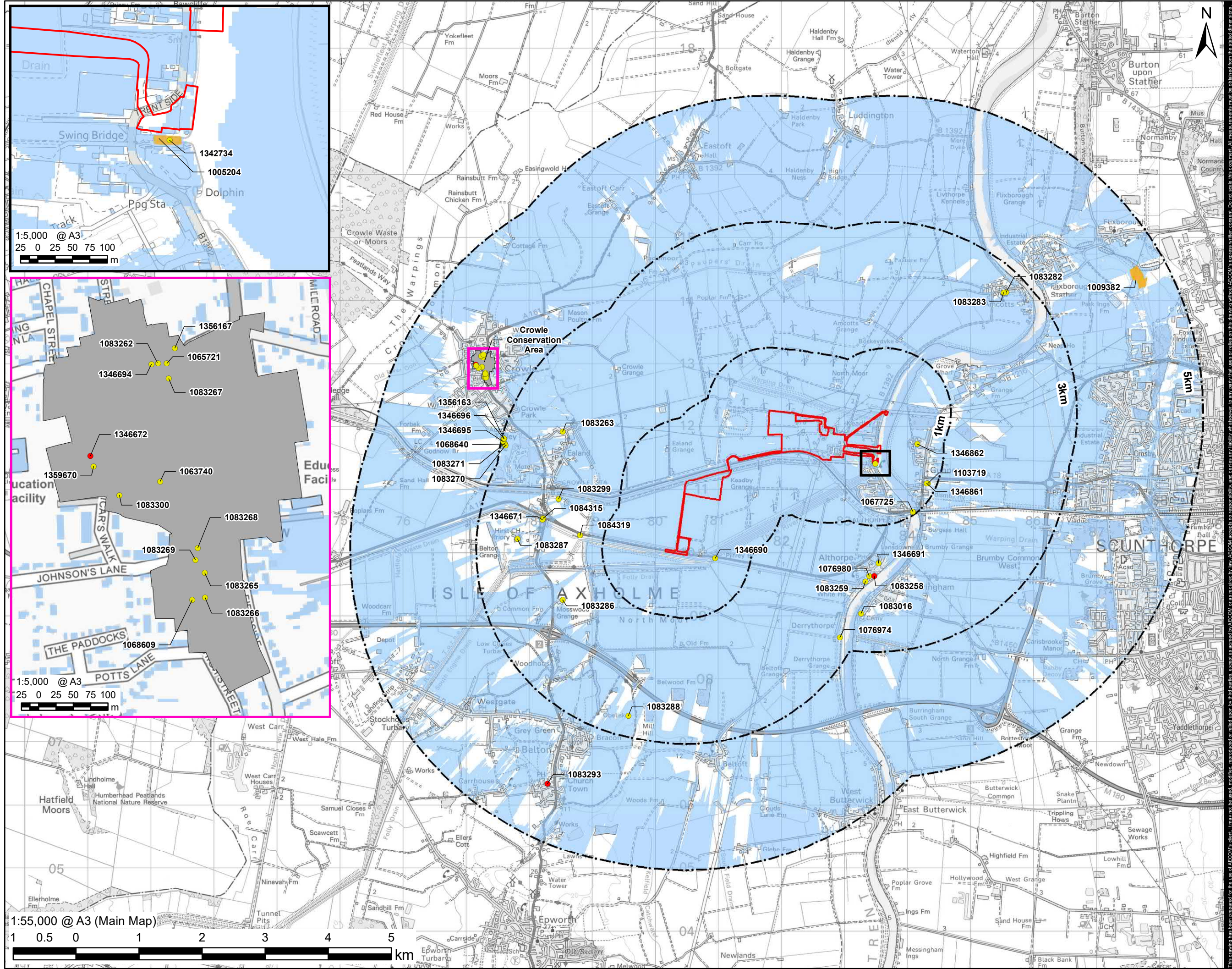
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## FIGURES

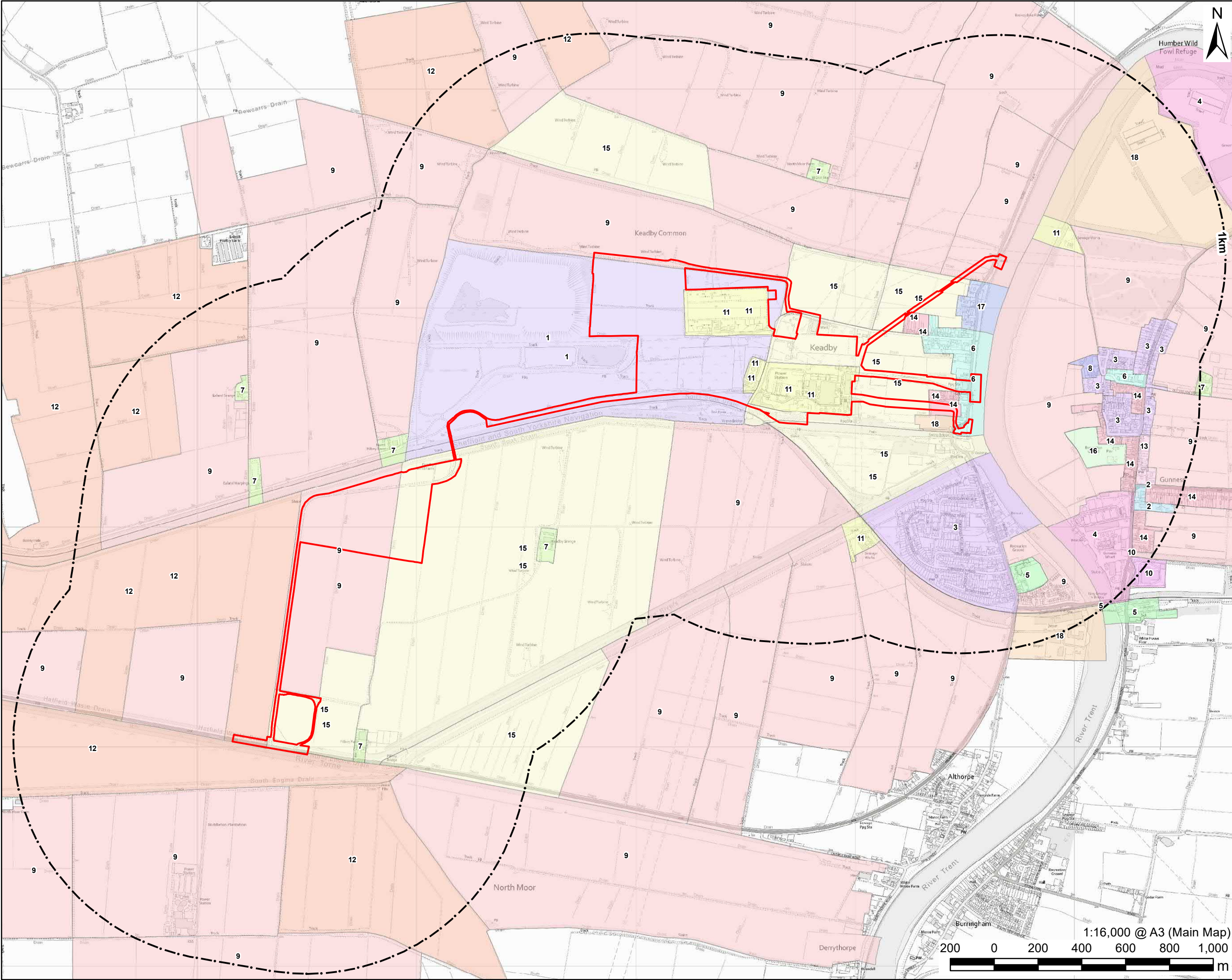












PROJECT

Keadby 3 Low-Carbon Gas Power Station Project  
Preliminary Environmental Information Report

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SSE Generation Limited

CONSULTANT

AECOM Limited  
Midpoint  
Alencon Link  
Basingstoke, RG21 7PP  
T: +44-(0)20-7061-7000  
www.aecom.com

LEGEND

- Proposed Development Site
- 1km Study Area
- Historic Landscape Character:
  - 1 Derelict Industrial Land
  - 2 Detached Housing (C19th)
  - 3 Detached Housing (C20th)
  - 4 Docks, Wharves and Havens
  - 5 Educational
  - 6 Historic Settlement Core
  - 7 Isolated Farmstead
  - 8 Livestock Rearing
  - 9 Modern Fields
  - 10 Other Factory
  - 11 Other Industrial Works
  - 12 Parliamentary Planned Enclosure
  - 13 Planned Residential Development
  - 14 Pre 1960s Semi Detached Housing
  - 15 Private Planned Enclosure
  - 16 Recreation Ground
  - 17 Terraced Housing (C20th)
  - 18 Warehouses and Distribution

NOTES

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ISSUE PURPOSE

PEI REPORT

PROJECT NUMBER

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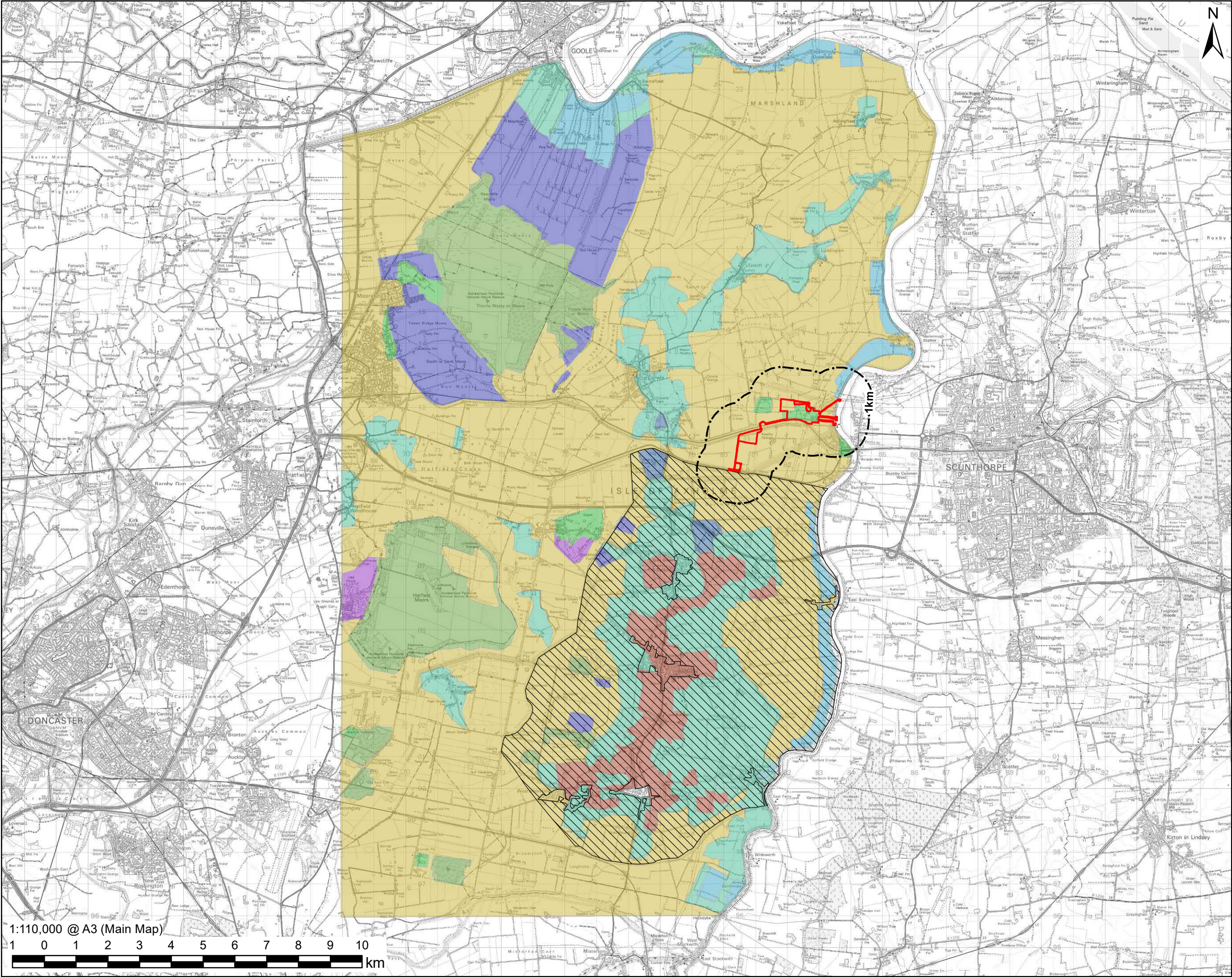
SHEET TITLE

Historic Landscape Character

SHEET NUMBER

Figure 15A.1C





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Basingstoke, RG21 7PP  
T: +44-(0)20-7061-7000  
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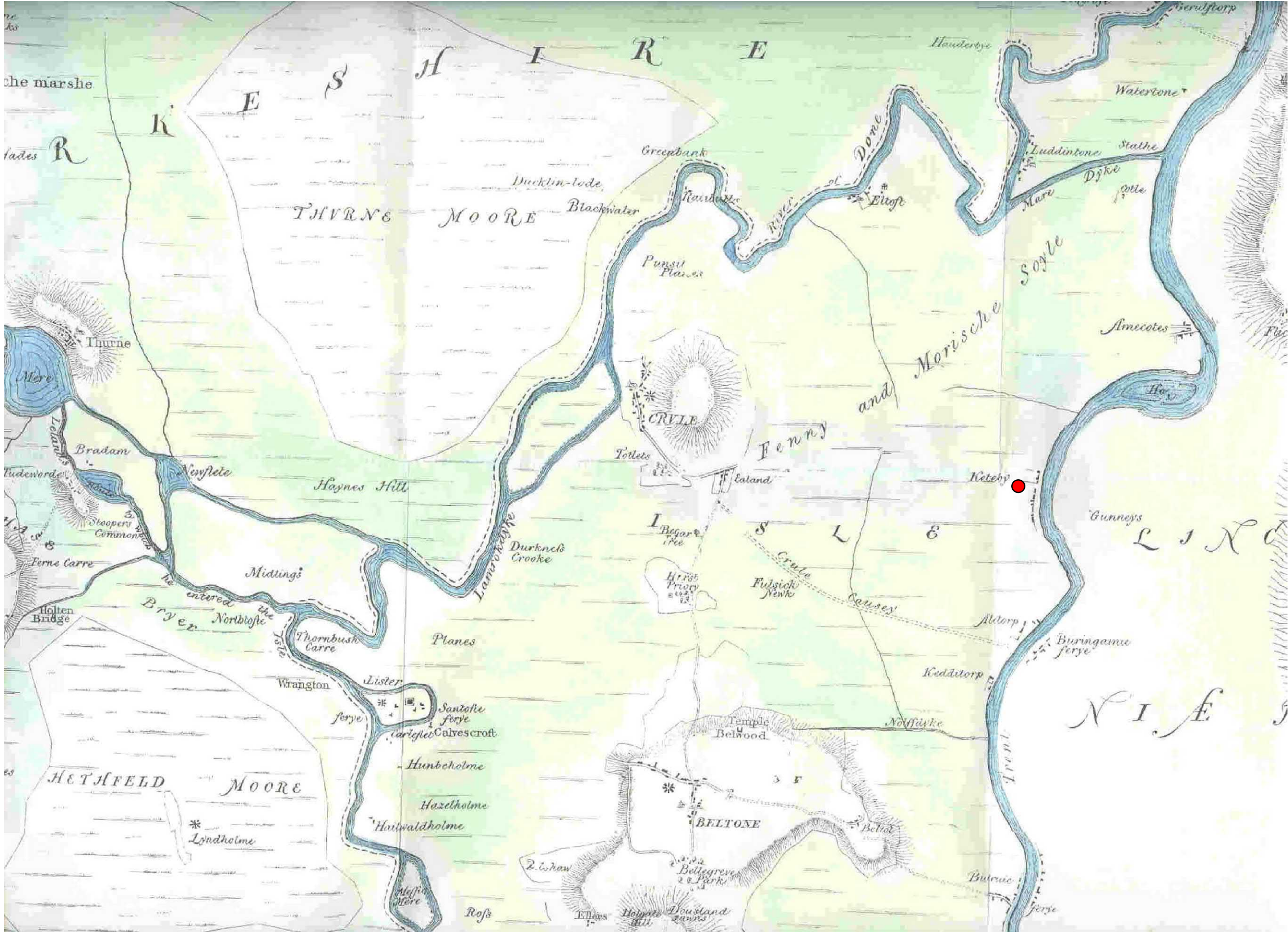
- LEGEND**
- Proposed Development Site
  - 1km Study Area
  - Area of Historic Landscape Interest (HE2p)
  - Axholme Historic Landscape Character:
  - Unknown
  - Design/Functional Zone (Airfields)
  - Design/Ornamental (Parklands)
  - Early Enclosed Land
  - Industry and Commerce
  - Isle of Axholme
  - Moorland Allotments
  - Raised Mire and Turbarry
  - Recently Enclosed Land
  - Trent & Ouse Riversides

**NOTES**  
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**ISSUE PURPOSE**  
PEI REPORT  
**PROJECT NUMBER**  
60625943  
**SHEET TITLE**  
Axholme Historic Landscape Character

**SHEET NUMBER**  
Figure 15A.1D





# AECOM

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AECOM Limited  
Midpoint  
Alencon Link  
Basingstoke, RG21 7PP  
T: +44-(0)20-7061-7000  
www.aecom.com

**LEGEND**  
 Approximate Location of Proposed Development Site

**NOTES**

**ISSUE PURPOSE**  
PEI REPORT

**PROJECT NUMBER**  
60625943

**SHEET TITLE**  
Map of the Isle of Axholme before Vermuyden's drainage, 1629

**SHEET NUMBER**  
Figure 15A.2





**PROJECT**  
Keadby 3 Low-Carbon Gas Power Station Project  
Preliminary Environmental Information Report  
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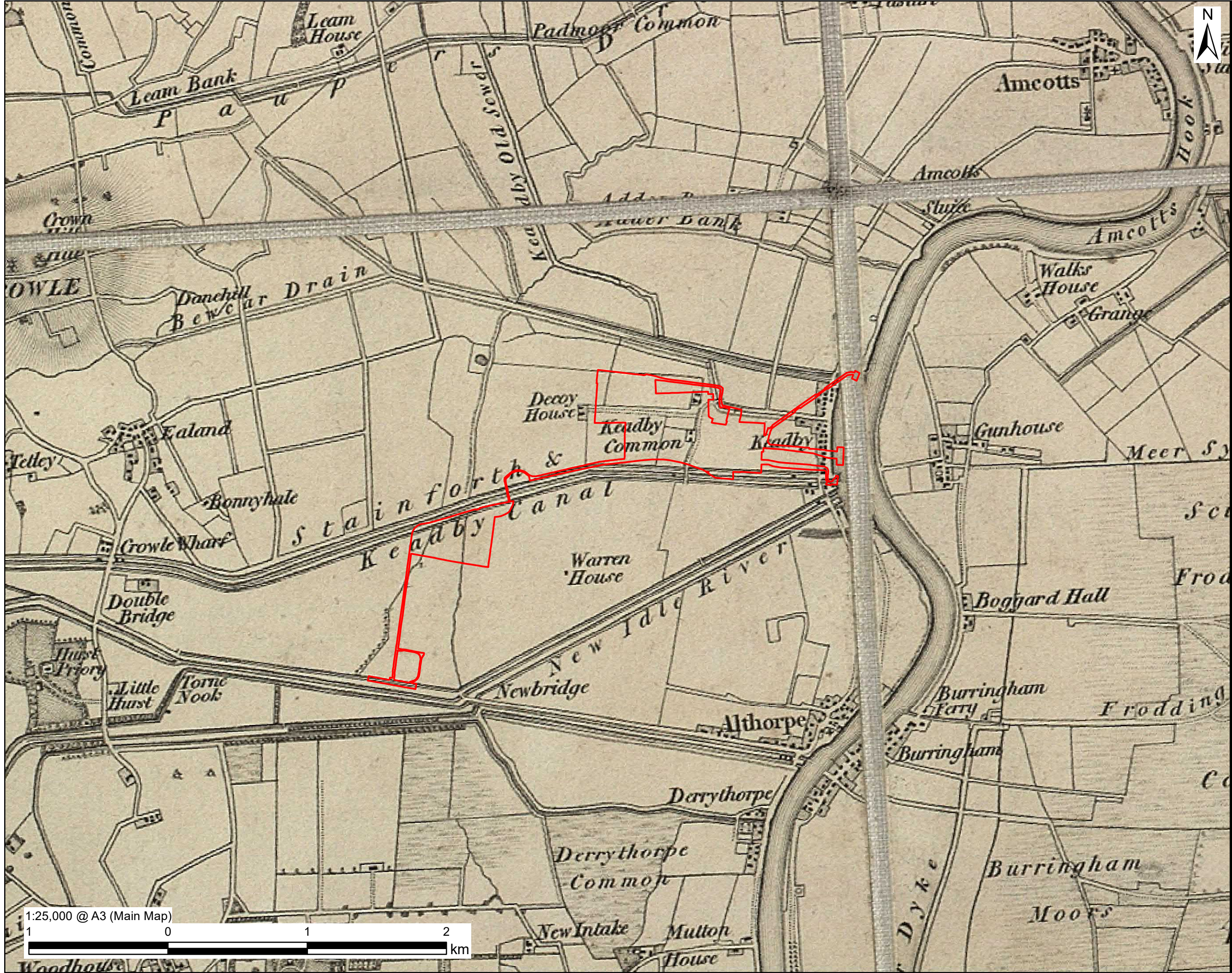
**CONSULTANT**  
AECOM Limited  
Midpoint  
Alencon Link  
Basingstoke, RG21 7PP  
T: +44-(0)20-7061-7000  
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**LEGEND**  
● Approximate Location of Proposed Development Site

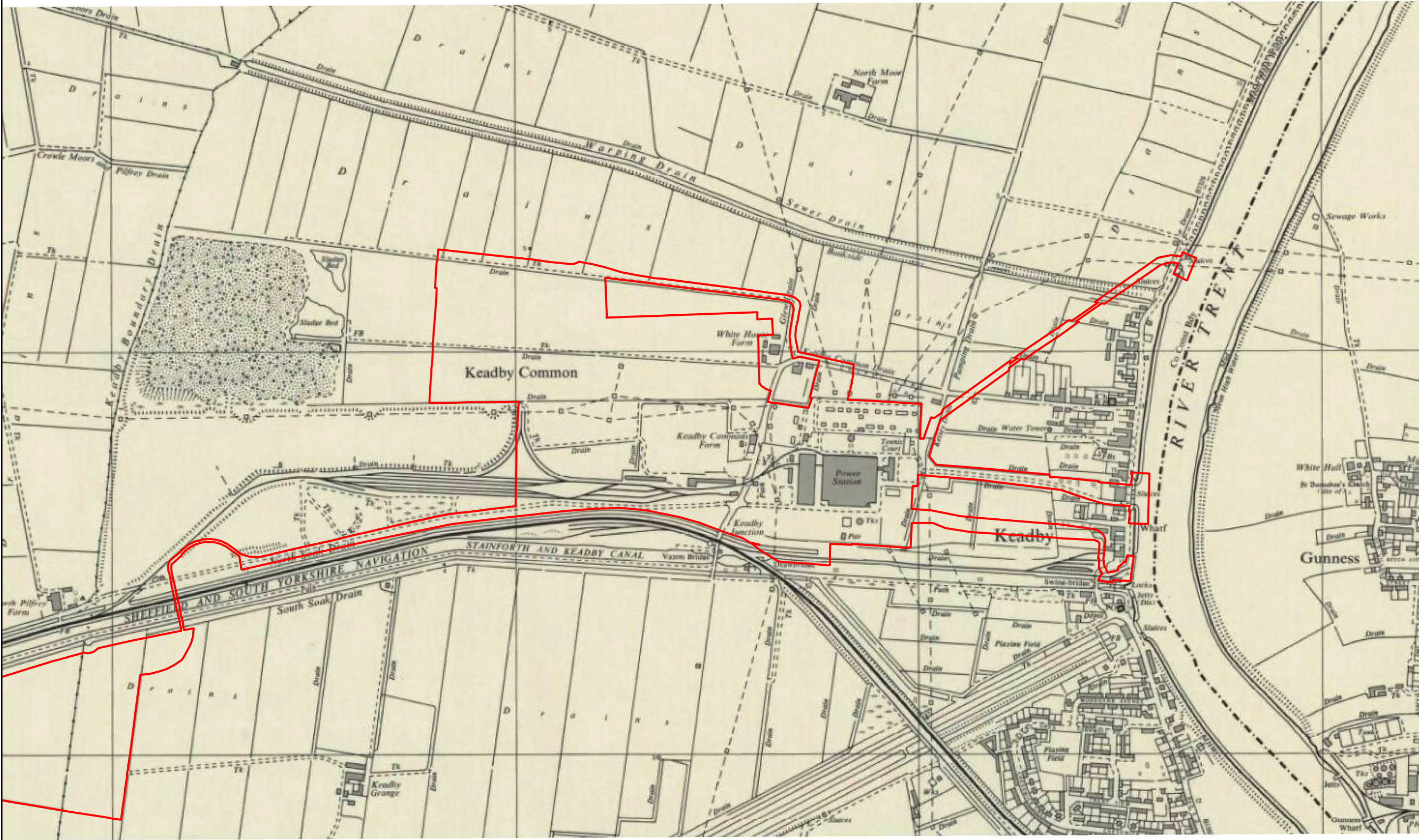
**NOTES**  
Areas coloured yellow are above the fen level.  
Rivers coloured red existed before and after the drainage. Uncoloured river courses disappeared on account of the drainage.  
Drains marked green cut were cut by Vermuyden.

**ISSUE PURPOSE**  
PEI REPORT  
**PROJECT NUMBER**  
60625943  
**SHEET TITLE**  
Map of the Isle of Axholme after Vermuyden's drainage, 1626-1629  
**SHEET NUMBER**  
Figure 15A.3









**AECOM**

**PROJECT**

Keadby 3 Low-Carbon  
Gas Power Station Project  
Preliminary Environmental  
Information Report

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AECOM Limited  
Midpoint  
Alencon Link  
Basingstoke, RG21 7PP  
T: +44-(0)20-7061-7000  
www.aecom.com

**LEGEND**

Proposed Development Site

**NOTES**

**ISSUE PURPOSE**

PEI REPORT

**PROJECT NUMBER**

60625943

**SHEET TITLE**

Ordnance Survey Map, 1969

**SHEET NUMBER**

Figure 15A.5

1:10,000 @ A3 (Main Map)





## ANNEX A GAZETTEER OF HERITAGE ASSETS

### Designated Heritage Assets

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1009382	Scheduled Monument	-	SE 87665 14363	Flixborough Saxon nunnery and site of All Saints medieval church and burial ground	Nunnery	The monument at Flixborough includes the remains of an Anglo-Saxon ecclesiastical site, probably a nunnery, and also the remains of a ruined medieval church and its attached graveyard. The monument is situated on a low south-facing terrace overlooking the plain of the River Trent. Excavations on an area immediately adjacent to the monument in 1990 revealed evidence for a high-status settlement and for activity of a Middle-Saxon date. Occupation appears to have begun in around 700AD, when a number of substantial timber buildings were constructed on the site. The scale of these buildings indicates that the occupants of the site were of some status.	Anglo-Saxon
1005204  1342734	Scheduled Monument  Listed Building Grade II	4710 – MLS4710	SE 8347 1141	Keadby Lock	Lock	Tidal canal lock and abutments for former swing bridge constructed between 1793 and 1802 for the Stainforth and Keadby Canal. Ashlar-faced lock basin and bridge abutments with timber lock gates and iron railings. The outer flood gates to the River Trent are nearly 8 metres high. The lock wall	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						has depth gauge in Roman numerals inscribed on north side and an inscription recording the fitting of new gates and sills in August 1932. To west of lock are abutments for former swing road bridge. A concrete platform, lock-keeper's hut and sheet steel pilings to river front were added in the 1970s – 80s.	
1083293	Listed Building Grade I	-	SE 78290 06336	Church of All Saints	Church	A parish church of the 14th to 15th century, but also containing reused 13th century arches to nave arcades and 14th century windows to north aisle. The church was restored in 1851 and again in the later-19th century when it was refloored, reseated and reroofed. It is constructed of limestone ashlar, with some rendered areas, and lead roofs to the aisles, north chapel and porch, Welsh slate roofs to nave and chancel, and concrete tile roof to the vestry.	Medieval
1346861	Listed Building Grade II	4831 – MLS4831	SE 8430 1110	The Old Rectory, Doncaster Road (east side)	Rectory	Former rectory, built in 1864-6, with minor alterations of 1885-6, by the diocesan architect, James Fowler of Louth. Constructed in Gothic Revival style of rock-faced limestone with ashlar dressings, under a hipped, plain-tiled roof with lead copings and wrought iron finials. It is of two-storeys with irregular fenestration and a balanced	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						asymmetrical front featuring a full height entrance bay, chamfered plinth, moulded string course, a 3-light window divided by colonnettes with foliated capitals, large cross mullion and transom windows to the first floor and a ground floor bay with foliated jambs and a mullioned oriel window. The Old Rectory has group value with the Grade II listed stables to the north (1103719).	
1103719	Listed Building Grade II	4832 – MLS4832	SE 8434 1110	Stable block 10m north east of Old Rectory, Doncaster Road (east side)	Stable	Gothic Revival style stables and carriage house, now partly used as offices, that were built in 1864-6 by James Fowler of Louth. It has a two-storey entrance bay, flanked by single-story bays, constructed in rock-faced limestone with ashlar dressings under a plain-tiled roof with wrought iron finials. Windows are sashes throughout. The building is listed for its group value with the Grade II listed Old Rectory to the south (1346861).	Post-medieval
1346862	Listed Building Grade II	4833 – MLS4833	SE 8416 1172	94 Old Village Street (north side)	House	A late 18th to early 19th century house constructed in colour-washed brick under slate roof with stone copings. It is two-storeys with a symmetrical front elevation featuring a central flat-roofed entrance porch carried on Tuscan columns with	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						pilasters flanking a 19 <sup>th</sup> century part-glazed and panelled door and rectangular overlight with a central oval motif. The windows are flush sashes with stone sills under channelled and keyed stucco arches.	
1067725	Listed Building Grade II	7331 – MLS7331	SE 8410 1065	Keadby bridge, Keadby.	Railway Bridge	A rail and road rolling lift bridge constructed in 1912-16 and designed by C.A. Rowlandson and J.B. Ball, engineers, for the Great Central Railway. It was built by Sir William Arrol and Co. It carries a double track railway on the wider southern section, with a double carriageway road on the north side. It is a steel bridge on rusticated ashlar piers with blue brick abutments with rusticated ashlar dressings and a brick engine room. The bridge has three main spans including a moving span of a Scherzer rolling lift type, in which the counterbalanced tail rolls back, raising the nose until the bridge is nearly vertical. It was electrically powered using a storage battery fed by petrol-driven generators, but later using mains electricity. The bridge was the Great Central Railway's greatest bridge undertaking and replaced their nearby 1866 swing bridge. At the time of construction, it was one of the first Scherzer bridges in	Modern

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						Britain, the heaviest and longest in Europe, and the first anywhere with three girders. A plaque formerly on the eastern parapet recorded the opening in 1916.	
1346690	Listed Building Grade II	10474 – MLS10474	SE 8095 0990	Syphon carrying South Level Engine Drain, A18, Pilfrey	Drain	A drain syphon built in c. 1813 by Thackray. It is 97approx. 50m long from north to south and constructed in brick to the tunnels with a tooled ashlar facing and parapet. The tunnels slope sharply down below the waterline. The drain carries the combined waters of South Level Engine Drain and Folly Drain below the former course of the River Torne (now disused) and the A18 road. The River Torne was cut between 1629-39 by Cornelius Vermuyden; South Level Engine Drain [prior to 1858 known as the New Idle River] was cut as part of the improvements made by Samuel Foster 1795 or shortly after. The syphon appears to be part of further improvements made by Thackray in or after 1813, following John Rennie's proposals. The upper drain (River Torne) has since been diverted and the original course now fallen into disuse. The syphon has group value with other surviving drain syphons at Sandtoft, Belton parish, and south of the A18, Crowle parish.	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1063740	Listed Building Grade II	Crowle Conservation Area	SE 77254 12948	Number 1 and Gate Piers to Left	House	<p>A mid-18th century house and gate piers. It is of two-storeys with an attic, constructed in brown brick in Flemish bond, rendered to ground floor below sill level and with a concrete tile roof. It has a symmetrical frontage with a feature entrance in a Doric doorcase with fluted pilasters and moulded frieze and pediment. The windows are 19th century four-pane sashes in original flush wooden architraves with ashlar sills beneath rubbed-brick flat arches with projecting ashlar keystones. There are recessed rectangular stuccoed panels over each window beneath eaves.</p> <p>The gate piers are ashlar and square section, each with plinth, panelled sides, moulded cornice and ball finial.</p>	Post-medieval
1359670	Listed Building Grade II	Crowle Conservation Area	SE 77158 12970	Churchyard Cross approximately 5 metres South of Church of St Oswald	Cross	<p>A medieval churchyard cross of limestone ashlar. Square in section with a base of three steps, a square pedestal and a carved octagonal top carrying a worn stump of a chamfered cross shaft with broach stops.</p> <p>The cross has group value with the Grade I listed Church of St Oswald (1346672).</p>	Medieval, Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1356167	Listed Building Grade II	Crowle Conservation Area	SE 77275 13140	Fernlea	House	A house constructed in c. 1830 for the Brunyee family. It is of two-storeys in brick with a Welsh slate roof. The building's frontage is symmetrical with a central entrance with a 20th century 6-fielded-panel door in original surround with moulded lintel and plain overlight in roll-moulded wooden architrave beneath a painted wedge lintel. The windows are 12-pane sashes in similar roll-moulded architraves with sills beneath wedge lintels.	Post-medieval
1346694	Listed Building Grade II	Crowle Conservation Area	SE 77241 13117	7 and 9, Cross Street	Houses and shops	A pair of houses and shops built in c.1830, now houses. The building is of two-storey constructed in red and yellow brick in contrasting Flemish bond with a Welsh slate roof. Each former shop was flanked by a through-passage to the right with kitchens to the rear. The former shopfront to No 9 has a 6-fielded-panel door beneath moulded lintel and plain overlight with a 25-pane segmental bow window to the side with a boarded apron under an entablature carried by a surround with ribbed pilasters. The shopfront to No 7 is similar, but with a 20th century part-glazed door to right of shop window.	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1346691	Listed Building Grade II	-	SE 83545 09832	Grove House	Farmhouse	An early 19th century former farmhouse, now a residential home, with later 19 <sup>th</sup> century additions and alterations. It is of two-storeys in red-brown brick in Flemish bond with a Welsh slate roof. It had an L-shaped plan originally. The north front was symmetrical with a central entrance in a Doric doorcase with engaged columns carrying a plain frieze and open segmental pediment. There are early 19th century ground-floor canted bay windows to either side with 12-pane front sashes and 8-pane side sashes. A later bay added to the left 20th century two-light casements in 19th century openings. Windows to the first floor are 16-pane sashes to original section and 12- pane sash to left bay.	Post-medieval
1346672	Listed Building Grade I	Crowle Conservation Area	SE 77153 12985	Church of St Oswald	Church	Medieval parish church comprising 12th century south and west walls to the nave with a doorway, and the north wall of the chancel, a 13th century chancel arch, lower section of tower, and portions of outer arches of north arcade; 14th to 15th century windows in the south wall of the nave; a 15 <sup>th</sup> century north aisle, clerestory and upper stage of tower; and a 15th to 16th century arch to the north chapel. The nave was re-	Medieval, Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						<p>roofed in 1785, and the north aisle was taken down in 1792. The chancel was partially rebuilt in 1856; then there were restorations in 1884 by A S Ellis of London that included rebuilding the north arcade and north aisle. Finally, the south porch was rebuilt c. 1900. This development is reflected in the building which displayed various different architectural styles and window types. It is predominantly of limestone ashlar, with some rock-faced ashlar to south porch and ashlar dressings. Roofing includes lead, Westmorland slate and Welsh slate.</p> <p>The church has group value with the Grade II listed Old Vicarage (1083300) and the Grade II listed churchyard cross (1359670) to its south side.</p>	
1083288	Listed Building Grade II	-	SE 79574 07416	Belwood Obelisk	Memorial	<p>Mid-late 18th century constructed in brown brick with sandstone ashlar dressings. Brick pedestal with plain ashlar base and cap, surmounted by brick obelisk with pointed ashlar cap. The south side of the obelisk contains 3 rectangular openings, somewhat damaged, probably nesting holes. Overall height approximately 10m.</p>	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1084319	Listed Building Grade II	-	SE 78807 10274	Syphon Carrying Hatfield Waste Drain Below North Level Engine Drain approximately 580 metres East of A18-A161 Road Junction	Drain	A drain syphon probably between 1795-1813 with revetment walls probably dated to the later 19th century. It is approx. 22m long from north to south and constructed in brick and ashlar to the tunnels with a tooled ashlar facing, parapet and revetment walls. The tunnels slope sharply down below the waterline. Adjoining stone-coped revetment walls to the lower drain flank each side. Hatfield Waste Drain (the southern of the Double Rivers) passes under North Level Engine Drain because it is obstructed by the River Torne. Although drains were cut here by Cornelius Vermuyden in the mid-17th century, no constructions of that period are visible, and it is likely that the syphon was part of late 18th to early 19th century improvements, perhaps those made c. 1795 by Samuel Foster, or c. 1813 by Thackray, following John Rennie's proposals. Similar to the smaller syphon at Sandtoft, Belton parish.	Post-medieval
1083300	Listed Building Grade II	Crowle Conservation Area	SE 77195 12928	The Old Vicarage	Vicarage	A former vicarage, now a residential hom, built in c. 1700 with 18th and 19th century additions and alterations, including the early-mid 19th century refronting and doorcases. It is of two-storeys and an attic in brick,	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						<p>stuccoed and incised in imitation of ashlar to early section, and colour-washed throughout. It has a concrete tile roof to early section and Welsh slate on the later ranges. The original entrance front to the north has irregular fenestration and a doorcase with bold ribbed pilasters and frieze. There is a tripartite sash with glazing bars to right, a 12-pane hung sash to left, and a 12-pane sliding sash to the far left at higher level. The first floor has three 12-pane sashes. All windows are in flush wooden architraves with sills. There is a taller two-storey wing set forward to the left which has an earlier three-window section with slightly recessed single- window extension to left. The principal south garden front was formerly symmetrical and has a projecting flat- roofed entrance porch with slender columns and a plain frieze. There is a tripartite ground-floor sash to the right and an inserted French window to the left. On the first floor there is a full-length 24-pane sash in flush wooden architrave to the central bay, with a tripartite sash to the right and a 20th century imitation sash to left.</p>	



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						The former vicarage has group value with the Grade I listed Church of St Oswald (1346672).	
1083299	Listed Building Grade II	-	SE 78467 10851	Curlews Farmhouse	Farmhouse	An early-19th century former farmhouse with alterations and additions of the 1970s. Is of two-storeys in yellow brick, finely jointed in Flemish bond, with ashlar dressings, under a Welsh slate roof. The additions are in similar style and materials. There are two frontages; one to south and one to the west with additions to the north and east. The south front entrance has a half-glazed panelled door with margin lights beneath moulded lintel and plain overlight. There are original slightly recessed 12-pane sashes, one to the left and two to the right, with sills and wedge lintels. The extension has two similar 20th century windows. The first floor has three original 12-pane sashes to the left, a narrow sash to the right and a pair of 20th century to the extension. The first three bays have 19th century wooden louvred shutters. The west frontage has full-length ground-floor 12-pane sashes and similar to the first floor. All windows to the west front have louvred shutters.	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1346695	Listed Building Grade II	-	SE 77589 11765	Tetley Hall	House	House and adjoining ranges. The main range is of 1829-39 constructed for Henry Lister Maw. In the courtyard the range to the right is of mid- to late 18th century for George Stovin (later Lister). The house is of red-brown brick with a Welsh slate roof to main range, whilst the courtyard has a pantile roof. The main range is T-shaped in plan, of two-storeys with an asymmetrical frontage. The courtyard and outbuildings are enclosed by a screen wall to south. The asset has group value with assets in the Tetley Hall complex.	
1356163	Listed Building Grade II	-	SE 77602 11812	Gravestones and graveyard wall c. 50m north of Tetley Hall	Memorials	An 18th to 19th century graveyard containing 18th century memorials of the Quaker Stovin family who occupied Tetley Hall in the 18th century. There are five gravestones: 1) to Joan, wife of James Stovin, of 1729; 2) to James Stovin of 1762; 3) to Mary, daughter of George and Sarah Stovin, of 1759; 4) to Sarah, daughter of George and Sarah Stovin, of 1733; 5) a finely inscribed stone of 1724 recording burial of James, George and Sarah Stovin, with inscription below a roundel containing relief of Stovin crest.	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						The asset has group value with the Pyramid monument [1346696] and other assets in the Tetley Hall complex.	
1346696	Listed Building Grade II	-	SE 77604 11806	Pyramid Monument c.50m north of Tetley Hall	Memorial	18th century pyramid monument, probably burial vault of Stovin family. It is constructed in brick with ashlar casing and comprises a low 4-sided pyramid, approximately 3 metres square, on pedestal with cyma-moulded plinth and cornice. The asset has group value with the graveyard [1356163] and other assets in the Tetley Hall complex.	Post-medieval
1083271	Listed Building Grade II	-	SE 77608 11733	Font c.30m south of Tetley Hall	Font	A font of probable mid-17th century date. In limestone comprising a tub with square lower section and octagonal upper section. East side bears two roughly inscribed 17th century dates with final figures very worn: the lower one perhaps 1660. Reputedly from the Protestant church in the fortified settlement at Sandtoft founded in the mid-17th century by the Dutch drainers. Presumably retrieved by one of the Stovin family of Tetley Hall. Included partly for historical associations. The asset has group value with assets in the Tetley Hall complex.	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1068640	Listed Building Grade II	-	SE 77621 11724	Stable/Granary range c.50m south east of Tetley Hall	Stable	Stables and stable/granary range. c1787 for George Stovin of Tetley Hall, with early 19th century additions. The building is L-shaped in plan with a single-room stable/granary and a single- room stable at right angles to south, and later single-room addition to the west. The building is of red-brown brick with ashlar dressings under pantile roofs. The asset has group value with assets in the Tetley Hall complex.	Post-medieval
1083270	Listed Building Grade II	-	SE 77627 11704	Carriage House/Granary c.70m south east of Tetley Hall	Carriage House	A carriage house and granary of the late 18th century for George Stovin of Tetley Hall. Constructed in red-brown brick with a pantile roof. Single-room plan, with later outshut to north. Single storey with attic. Included for group value. The asset has group value with assets in the Tetley Hall complex.	Post-medieval
1083283	Listed Building Grade II	-	SE 85528 14125	Church of St Mark	Church	A parish church constructed in 1853. It is of rock-faced ashlar with rusticated and tooled ashlar dressings, under a Welsh slate roof. The church comprises a west tower with octagonal stair turret to south-east angle, a four-bay nave, south porch and a two-bay chancel with an adjoining vestry on the north side. There are diagonal buttresses to the tower, nave and chancel. The windows to the	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						tower comprise two-light Y-traceried west windows with single-light window above. The nave has single lancets with hoodmoulds, as does the chancel except on the east end where there is a pointed three-light window with stepped lancets and hoodmould and a small pointed oval light above. All windows have rock-faced rusticated jambs, tooled mullions and reveals.	
1083282	Listed Building Grade II	-	SE 85571 14131	The Old Rectory	Rectory	A former rectory built in 1862 by James Fowler of Louth, Diocesan Architect. It is now a house and was renovated in c. 1980. It is of two-storeys in red brick in English bond with ashlar and polychrome brick dressings, under a Welsh slate roof. It has an irregular double-depth plan with the entrance to the north. The north front has three gabled bays, with a projecting wing to the right. The entrance is in a porch in the angle of right wing. To the right there is an unequal 9-pane sash in a chamfered ashlar and herringbone brick decorative surround. To the left there is an unequal 6-pane sash in similar surround. On the first floor a central plate-traceried two-light window is above the porch flanked by 6-pane sashes to the side bays.	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1083269	Listed Building Grade II	Crowle Conservation Area	SE 77304 12835	The Cross Keys Inn	Inn	An inn with 18th century origins, rebuilt in 1832. It is of three-storeys in brown brick in Flemish bond with rendered to the left side, under a concrete tiled roof. It is L-shaped in plan with a double-depth main range, with a central entrance-hall to the front with a former passage to left which is now a room. The entrance has a 6-beaded-panel door and plain overhead in a ribbed reveal and roll-moulded architrave. Windows to the ground floor are slightly recessed 16-pane sashes with painted ashlar sills and similar lintels. To the left a window has been inserted into a former carriage opening with a raised stone tablet above inscribed: Rebuilt 1832. The first-floor windows are similar 16-pane sashes and on the second floor they reduce to unequal 9-pane sashes in similar surrounds. The right side of the buildings, facing High Street, has single 9-pane sashes to first and second floor of the main range. It has group value with the Grade II listed 47 High Street (1083268) next door.	Post-medieval
1083268	Listed Building Grade II	Crowle Conservation Area	SE 77308 12852	47 High Street, Crowle	Shop	A mid- to late-19th century shop constructed in colour-washes red brick with a hipped orange pantile roof. It is single-storey with a single bay street frontage featuring a 15-light	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						shop front with a fielded-panelled door and rectangular fanlight. The door and window are within a timber surround that has ribbed pilasters with plain bases, carrying a plain frieze with name board, and a shallow leaded hood. There is a low parapet wall with flat coping stones. Other elevations of the building are featureless although some blocked openings can be seen. It has group value with the Grade II listed Cross Keys Inn (1083269) next door.	
1083267	Listed Building Grade II	Crowle Conservation Area	SE 77266 13096	2, Cross Street	House	A mid-19th century terrace of houses and shops with late-19th to early 20th century shop fronts and some 20 <sup>th</sup> century infilling to the ground floor. The building is L-shaped and on a corner site, built to a height of three-storeys in red brick, under a Welsh slate roof. There are eight bays to the High Street elevation and four bays to the Cross Street elevation. There is an Art Nouveau-style draper's shopfront to north-east corner with the main entrance in a rounded angle. The shop window lights are divided by slender wooden shafts with shaped bases and capitals carrying graceful interlaced glazing bars. A slayed frieze above has its original carved name, largely covered by the	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						20th century name board. The right end of the Cross Street shop front has late late-19th century pilasters with a ribbed panel below and ribbed console with roundel ornament. The High Street shop front has similar pilasters, consoles and splayed frieze and a two-light plate-glass shop window above fielded-panel apron. It also has a through carriage entrance. Aside from the shop fronts, the windows on the ground and first floors are late-19th century 4-pane sashes with painted stone sills and cambered wedge lintels. The second floor has original unequal 9-pane sashes, apart from some 20th century casements.	
1083266	Listed Building Grade II	Crowle Conservation Area	SE 77319 12781	White Hart Inn	Public House	A 16th to 17th century public house, remodelled in the later-17th century to early-18th century, with further renovations in 1985. It is of two-storeys constructed in timber framing encased and rebuilt in brick, and rough rendered, under a pantile roof. The entrance is a 6-fielded-panel door flanked by tripartite sashes with glazing bars beneath segmental arches. One the first floor there are four 16-pane sashes. Timbers exposed during building work in 1980 suggested that the present building	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						incorporates two adjoining timber-framed houses.	
1083265	Listed Building Grade II	Crowle Conservation Area	SE 77318 12816	84, High Street	House	An early 19th century house with an inserted 20th century shop. It is of three-storeys in brown brick in Flemish bond, under a pantile roof. It had a symmetrical front with the inserted shop to the left. The entrance has a doorcase with reeded pilasters and frieze, containing a 20th century part-glazed door beneath with a plain fanlight. The first floor has original window openings with sills and stucco flat arches, whilst the second floor has shorter windows with similar sills and arches. All windows have 20th century glazing. Internally the building has similarities to the Grade II listed 5 Cross Street (1083262) and it is listed for its group value with that building.	Post-medieval
1083263	Listed Building Grade II	-	SE 78534 11920	61, Ealand Outgate	House	An early- to mid-18th century house with later alterations. It is single-storey and an attic, constructed of colour-washed brick, under a pantile roof. The house stands gable end to the street. The entrance is a 20th century glazed door flanked by 20th century casements in original openings beneath segmental arches. The right gable has an attic window with 20th century glazing and	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						wrought-iron letters "M D". The adjoining extension to the left is not of special interest.	
1083262	Listed Building Grade II	Crowle Conservation Area	SE 77251 13118	5, Cross Street	House	An early-19th century house with later alterations. It is of three-storeys in brown brick in Flemish bond, which is rendered below ground-floor sill level, under a pantile roof. It has a symmetrical south front with an unusual doorcase of twisted fluted half-columns and a pulvinated frieze with fluted twist mouldings and a carved fan motif to the spandrels. The windows to the ground floor are late-19th to early-20th century four-light casements with sills and stucco cambered arches. The first floor has two original 16-pane sashes in flush wooden architraves with ashlar sills and lintels, whilst the second floor has lower 8-pane sashes in similar surrounds. The distinctive decorative motifs used here are similar to those at the Grade II listed Old Rectory, High Street, Belton, 84 High Street (1083265) and 1-3 Market Place, Crowle with which it has group value.	Post-medieval
1083259	Listed Building Grade II	-	SE 83336 09545	The Old Rectory	Rectory	A former rectory, now a house, built in 1840 by Samuel Marshall of Hull, with later alterations to the roof. It is of two-storeys in grey brick in Flemish bond, stuccoed to the basement, and under a Welsh slate roof. The	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						<p>entrance is of the east front, and secondary frontage is provided onto the garden to the south. The east front has a segmental-arched entrance with 4-panelled door flanked by 3-pane sidelights and a 6-pane overlight. There is a 12-pane sash to the right, a narrower similar sash next to it and blind recessed window panel to the left. The first-floor windows are a pair of unequal 9-pane sashes, with blind panels to each side. The south front has unequal 15-pane ground-floor sashes with sills at plinth level, and 9-pane first-floor sashes similar to east front. All windows and blind panels have projecting sills and cambered rubbed-brick arches. The roof, now with a flat central section, was originally double span with a central lantern.</p> <p>The decorative scheme here has similarities with the Grade II listed 5 Cross Street with which it has group value.</p>	
1083258	Listed Building Grade I	-	SE 83478 09625	Church of St Oswald	Church	A parish church rebuilt in 1483 for Sir John Neville, with earlier origins to the nave, and reused 14 <sup>th</sup> century masonry in the chancel arch. The nave roof was lowered in c. 1794, restorations in 1864 included reflooring and reseating, and the nave roof was repaired in	Medieval, Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						<p>1928. The north aisle was re-roofed in 1955, the porch was rendered in c. 1970 and restorations were carried out in 1983-4, including rendering to the plinth and parapet. The building's materials and features reflect its long developmental sequence. It is of Roche Abbey limestone ashlar to the tower, chancel and vestry east wall, roughly coursed limestone rubble and reused ashlar to nave, north aisle and north wall of north chapel and vestry, with ashlar dressings. There is rendered brick to the south porch and brick internal partition walls. The roof is variously in lead, copper, and Welsh slate roof. The building comprises a west tower, four-bay nave with south porch, north aisle, three-bay chancel with 2-bay north chapel (now incorporating organ chamber) and a vestry. There are buttresses throughout. The tower features various heraldic panels of the Nevilles with those of Newmarch and Mowbray and the builder, Lamton. The Mowbray arms also feature on the chancel. All windows have Perpendicular tracery and moulded reveals; those to chancel and tower are particularly fine, with cinquefoiled ogee lights, wave-and-hollow moulded reveals, hoodmoulds and carved figure stops. Natte's</p>	



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						drawing shows the nave rendered, the clerestory blocked and the brick porch in place by August 1794. The Perpendicular window tracery is similar in style to that current in East Yorkshire in the 15th century.	
1083016	Listed Building Grade II	-	SE 83265 09038	Church of St John The Baptist	Church	A church built in 1856-7 by S. S. Teulon. It is in the High Victorian Gothic Revival style constructed in red brick in English Bond, with black brick and limestone ashlar details, under a slate roof. The church comprises a west tower incorporating porch to south, a five-bay nave and an apsidal chancel with an organ chamber/vestry on north side. The short tower has buttresses at junction with nave. All openings have ashlar sills and pointed brick relieving arches. Those to the apse, tower and porch have ashlar blocks at the cusps. The windows are variously two-light with trefoil-heads with a pierced quatrefoil over, three-lights with foliate capitals, and sunk trefoil above or two-lights with dividing shafts and pierced roundels over. The chancel has lancets and three two-light trefoil-headed windows with pierced quatrefoils. The south and east windows have 19th century stained glass.	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
1076980	Listed Building Grade II	-	SE 83396 09626	The Old Hall	Manor House	Former mid-17th century manor house, divided into two houses in the 19th century. The building may have earlier origins. It also has later alterations, including 19th and 20th century refenestration. It is of two-storeys in red brick in English bond, under a pantile roof. It is an irregular U shape in plan. The south wing has a central entrance hall flanked by a short single-room east wing and three-room west wing. The courtyard entrance has a moulded brick surround of pilasters with moulded capitals beneath an ovolo-moulded floating pediment. There are straight joints between this range and the two side wings. All windows are 20th century, mostly with inappropriate plate glass, in rendered arches or bracketed wooden hoods. A 19th century drawing shows the building with narrow windows, some mullioned, a steeply pitched roof with curvilinear gables and a tall panelled stack to the south wing.	Post-medieval
1076974	Listed Building Grade II	-	SE 82932 08653	Sluice at Outfall of Warping Drain into The River Trent	Sluice	A sluice constructed between 1795 and 1801. It is of tooled ashlar with a timber sluice gate and an iron hoist mechanism. The west face has a segmental tunnel arch flanked by coped revetment walls. The gate	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
				Immediately North of Millfield House		and hoist are still in place, with a lifting bar passing through a wheeled ratchet mechanism attached to the parapet. The Warping Drain was part of the drainage works undertaken by Samuel Foster between 1795 and 1801. This sluice was superseded by mechanical pumps in the 1930s	
1068609	Listed Building Grade II	Crowle Conservation Area	SE 77300 12777	49, High Street	House	A pair of houses mid-18th century houses including a bank and former shop, perhaps with earlier origins. There are 19th century alterations and shopfronts and 20th alterations. It is of two-storeys in rendered brick, under a pantile roof. The frontage onto Market Street features a pair of entrances to right of centre with an ornate top section of a former early-19th century doorcases. There are canted bay windows to either side with four-pane sashes to front and two-pane side sashes. On the first floor there are four four-pane sashes in flush wooden architraves with sills. The frontage onto High Street features a large central 12-pane window flanked by a shopfront to the left comprising a door and window in a panelled surround with pilasters. To the right another shop front comprising a tripartite window with glazing	Post-medieval



Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						bars under a plain frieze, modillioned cornice and hood. The first-floor windows are a mix of 12-pane sliding sashes and 20th century casements.	
1065721	Listed Building Grade II	Crowle Conservation Area		1 and 3, Cross Street	Inn	A former inn, now converted to two houses and shop, built in c. 1830 for the Brunyee family, with later alterations. It is of two storeys with an attic the higher Cross Street building range. It is constructed in brick under a pantile roof and is an L-shaped building with a rounded angle, with frontages onto Cross Street and Woodland Avenue. The Cross Street frontage has two entrances up a short flights of steps and two small cellar windows. The ground floor features varied fenestration comprising an original 12-pane sash, a 19 <sup>th</sup> century four-pane and an early-20 <sup>th</sup> century flat-roofed rectangular bay shop window with small panes above large single panes. The first-floor features 12-pane sashes to left and right in roll-moulded architraves, with 20th century plain glazing to central window. The Woodlands Avenue frontage features an early-20th century shop front with short flight of steps to the entrance, flanked by single-pane windows with small panes above, in a pilastered surround. The	Post-medieval

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						windows are varied comprising an original 12-pane sash, a basement window, and a former ground-floor segmental bow window with ribbed pilasters containing an inserted 20th century casement. The first floor has original window openings with inserted 20th century glazing.	
-	Conservation Area	-		Crowle	Settlement	<p>Crowle is a small Isle of Axholme market town serving the surrounding farm community. It had a fortnightly stock market held in March, April and May, and a weekly market held every Friday. The town was associated with flax and potato dealing, milling and brick making, with a wide variety of tradesmen, including wheelwrights, blacksmiths, furniture makers, carpenters, joiners, etc. and numerous shops. The majority of shops in the town were situated on either side of High Street forming terraces of two-storey buildings of different heights and dates.</p> <p>Contains the following listed buildings: 1063740 – Number 1 and Gate Piers to Left; 1359670 – Churchyard Cross approximately 5 metres South of Church of St Oswald;</p>	Medieval – present

Asset ID	Designation and Grade	Secondary reference	NGR	Name	Type	Description	Period
						1356167 – Fernlea; 1346694 – 7 and 9, Cross Street; 1346672 – Church of St Oswald; 1083300 – The Old Vicarage; 1083269 – The Cross Keys Inn; 1083268 – 47 High Street; 1083267 – 2 Cross Street; 1083266 – White Hart Inn; 1083265 – 84 High Street; 1083262 – 5 Cross Street; 1068609 – 49 High Street; and 1065721 – 1 and 3 Cross Street.	



## Non-designated Heritage Assets

HER reference	NGR	Name	Type	Description	Period
71 – MLS71	SE 83 12	Female Bog Body, 1747	Inhumation	A complete Romano-British female bog body discovered in 1747.	Roman
1962 - MLS1962	SE 8416 1167 (57m by 31m)	Church of St Barnabas (site of), Old Village Street (south side)	Anglican Church, Cemetery?	The site of the church of St Barnabus, demolished in 1957.	Post-medieval
2486 - MLS2486	SE 8412 1064	Socketed axe hoard, River Trent	Findspot	A hoard of bronze socketed axes (between 6 to 30 axes) were found in 1912 during the sinking of caissons for a new road and rail bridge over the River Trent.	Bronze Age
8828 - MLS8828	SE 90 11 (30785m by 3837m)	Former Barnsley to Barnetby Railway	Railway	The Trent, Ancholme and Grimsby Railway line, which later became known as the Barnsley to Barnetby line.	Post-medieval
9485 - MLS9485	SE 7771 1153 (11633m by 1400m)	Stainforth and Keadby Canal	Canal	The canal was cut in 1792 between the Don and the Trent to enable navigation between the industries of South Yorkshire and Nottinghamshire.	Post-medieval
9602 - MLS9602	SE 843 112	Medieval and Post-medieval Settlement, Gunness	Village	The settlement of Gunness.	Medieval, post-medieval
9632 - MLS9632	SE 835 114	Medieval and Post Medieval settlement, Keadby	Village	The settlement of Keadby.	Medieval, post-medieval
10358 - MLS10358	SE 841 117	Medieval spindlewhorl	Findspot	A medieval lead spindlewhorl found in c.1983.	Medieval

HER reference	NGR	Name	Type	Description	Period
15717 - MLS15717	SE 828 116	Deer antlers, Keadby Power Station, 1951	Findspot	Red deer antlers found in peat during the construction of Keadby Power station.	?Bronze Age
17311 - MLS17311	SE 832 116 (100m by 77m)	Romano British settlement, Trent Road, Keadby	Occupation site	Fieldwalking in 1982 defined a scatter of over 100 Romano-British pottery leading to interpretation of the site as a Romano-British settlement.	Roman
17335 - MLS17335	SE 832 118	3 Roman coins, Chapel Lane, Keadby	Findspot	Three Roman coins (3rd and 4th century AD) found in the vicinity of Chapel Lane.	Roman
17336 - MLS17336	SE 8347 1187	Primitive Methodist chapel (site of), Keadby	Primitive Methodist chapel	The chapel was opened in 1887 and demolished between 1968 and 1982.	Post-medieval
17337 - MLS17337	SE 8366 1056	Keadby with Althorpe railway station (site of), Althorpe	Railway station	The site of Althorpe station, along the Barnsley to Barnetby railway line.	Post-medieval, modern
17470 - MLS17470	SE 805 121 (2126m by 1835m)	Warping Frains, E of Crowle Grange	Land improvement drain?	An extensive network of warping drains visible as cropmarks.	Post-medieval
18404 - MLS18404	SE 820 108 (1222m by 917m)	Warping drain, east of Keadby Grange	?Enclosure, land improvement drain	A large land improvement drain visible as cropmarks.	Post-medieval
18405 - MLS18405	SE 8277 1220 (58m by 58m)	Square enclosure (CM)	Square enclosure	A square enclosure, 15m by 15m, defined by a single ditch with central circular feature.	Unknown

HER reference	NGR	Name	Type	Description	Period
19587 - MLS19587	SE 7531 0662 (10918m by 7225m)	New River Torne	Land improvement drain	New River Torne drainage channel.	Post- medieval
19588 - MLS19588	SE 7701 0577 (7752m by 8178m)	South Engine Drain	Land improvement drain	South Engine Drain drainage channel.	Post- medieval
19591 - MLS19591	SE 7751 0321 (10757m by 13235m)	Folly Drain	Land improvement drain	Folly drain drainage channel.	Post- medieval
21088 - MLS21088	SE 8025 0958 (282m by 435m)	Former Warping Drain, North Moor	Land improvement drain	The cropmarks of a branching network of ditches, characteristic of a warping drain. South of Folly Drain.	Post- medieval
21369 - MLS21369	SE 8381 1079 (226m by 166m)	WWII Prisoner of War Camp (site of), Keadby	WWII Prisoner of War Camp (site of), Keadby	The site of a WWII prisoner of war camp, which was un use until 1948.	Modern
21604 - MLS21604	SE 8350 1169	Wesleyan Methodist Chapel	Former Wesleyan Chapel, Trentside	The chapel was built in 1881 and by 2011 had been severely altered and used for storage.	Post- medieval



HER reference	NGR	Name	Type	Description	Period
21639 - MLS21639	SE 805 103 (248m by 440m)	Cropmark, NW of Pilfrey Farm	?Enclosure, land improvement drain	A large rectangular enclosure, measuring c.80m across. Other linear marks within the field appear to be warping drains, so together may represent a warping compartment.	Post- medieval
21640 - MLS21640	SE 8175 1199	Decoy House (site of)	?Decoy pond, house	Site of a 'decoy house' and associated decoy pond.	Post- medieval
21641 - MLS21641	SE 8159 1090 (83m by 142m)	Keadby Grange	?Rabbit warren, house	Warren House' was marked on the OS 1" map of 1824. It is unclear whether the building is on the same site as Keadby Grange. It may indicate an undocumented rabbit warren in the vicinity.	Post- medieval
21749 - MLS21749	SE 8420 1168	Chapel (site of)	Chapel	Site of a chapel of unknown faith has since been developed into private residences with footprint of chapel preserved.	?Post- medieval
21892 - MLS21892	SE 8363 1112	Windmill (site of)	Windmill	Site of a corn mill shown on 1887 and 1907 25" maps to the south of Keadby Village.	Post- medieval
22118 - MLS22118	SE 8434 1164 (21m by 10m)	Smithy (site of), Old Village Road	Blacksmiths workshop	Site of a smithy recorded on 1887 and 1907 maps on the north side of Old Village Road.	Post- medieval
22119 - MLS22119	SE 8421 1084	Ironstone Wharf Inn, Gunness	Inn	Ironstone wharf inn located on the west side of Station Road south of Gunness village.	Post- medieval
22335 - MLS22335	SE 8352 1188 (15m by 6m)	Smithy (site of), Trent Side, Keadby	Blacksmiths workshop	Site of a smithy on the west side of Trent Side.	Post- medieval

HER reference	NGR	Name	Type	Description	Period
22336 - MLS22336	SE 8336 1185 (14m by 15m)	Temperance Hall (site of), Chapel Lane, Keadby	Temperance hall	Situated on the south side of Chapel Lane the hall was constructed in 1883 on the outskirts of the village.	Post- medieval
22432 - MLS22432	SE 8114 1125	Peat deposit, South Soak Drain	Peat deposit	Peat deposits up to 2.4m deep, recorded during an auger survey in 2012. The peat contained fragments of birch and alder, together with large oak tree remains.	Unknown
22619 - MLS22619	SE 8392 1062 (171m by 36m)	Althorpe Railway Station	Railway station	Althorpe station was on the new alignment of the Trent, Ancholme and Grimsby line, and opened in 1916.	Modern
22626 - MLS22626	SE 8337 1147 (169m by 45m)	Keadby Station (site of)	Railway station	A railway station at Keadby was opened in 1859. It closed to passenger traffic in 1874 and to all traffic in 1971.	Post- medieval
22702 - MLS22702	SE 8154 1042	Scientifically Dated Peat Deposits, SW of Keadby	Peat deposit	A core sample collected in 2013 contained peat deposits dating from the prehistoric period, from the Neolithic to the late Iron Age.	Neolithic, Bronze Age, Iron Age
22754 - MLS22754	SE 850 128 (1254m by 224m)	River Trent Palaeochannels, Grove Wharf	Palaeochann el	A sequence of three parallel swales' or former courses of the Trent were mapped from air photographs in 2003.	Prehistoric
22755 - MLS22755	SE 8356 1223 (141m by 84m)	Palaeochannel, north of Keadby	Palaeochann el	A former watercourse (palaeochannel) just west of the River Trent was mapped from air photographs in 2003.	Prehistoric
22756 - MLS22756	SE 823 110 (313m by 684m)	Palaeochannel, west of Keadby	Palaeochann el	A former watercourse (palaeochannel) to the west of Keadby was mapped from air photographs in 2003.	Prehistoric

HER reference	NGR	Name	Type	Description	Period
22803 - MLS22803	SE 8130 1271	Bewcarrs Pumping Station	Pump house	Bewcarrs pumping station, between Warping Drain and Eastoft Moors Drain. Now demolished.	Modern
24673 - MLS24673	SE 8130 1248 (90m by 91m)	Keadby Decoy	?Decoy pond	The probable location of Keadby duck decoy, east of Keadby Boundary Drain.	Post- medieval
24691 - MLS24691	SE 832 119 (401m by 274m) SE81SW	Warping Drain (site of), north of Chapel Lane	Land improvement drain	The site of a post medieval warping drain visible as cropmarks, north of Chapel Lane Keadby.	Post- medieval
24692 - MLS24692	SE 827 121 (712m by 359m)	Warping Drain (site of), Keadby Common	Land improvement drain	The site of a post medieval warping drain visible as cropmarks, north of Chapel Lane Keadby.	Post- medieval
24703 - MLS24703	SE 81 09 (933m by 864m)	Warping Drains	Land improvement drain	Linear cropmarks, visible on an aerial photograph interpreted as 19th century warping drains.	Post- medieval
24738 - MLS24738	SE 8412 1059 (145m by 61m)	Trent Railway Bridge (site of)	Railway bridge	The site of the original Trent railway bridge was a short distance south of the Keadby Bridge and demolished c. 1912	Post- medieval
25266 - MLS25266	SE 8086 1138	North Pilfrey Farm, Crowle and Ealand	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25267 - MLS25267	SE 8026 1119	Ealand Warpings, Crowle and Ealand.	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25268 - MLS25268	SE 8018 1162	Ealand Grange, Crowle and Ealand.	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval



HER reference	NGR	Name	Type	Description	Period
25289 - MLS25289	SE 8074 1001	Pilfrey Farm, Crowle and Ealand.	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25440 - MLS25440	SE 8351 1201	Salisbury House, Keadby with Althorpe	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25441 - MLS25441	SE 8283 1262	North Moor Farm, Keadby with Althorpe	Farmstead	Redeveloped 19th century unlisted farmstead.	Post- medieval
25442 - MLS25442	SE 8263 1201	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25490 - MLS25490	SE 8414 1142	Site of Unnamed Farmstead, Gunness	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25491 - MLS25491	SE 8423 1169	Manor Farm, Gunness	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25492 - MLS25492	SE 8457 1163	Canwick House, Gunness	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25494 - MLS25494	SE 8426 1091	Site of Unnamed Farmstead, Gunness	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25521 - MLS25521	SE 8351 1177	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25522 - MLS25522	SE 8348 1154	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval

HER reference	NGR	Name	Type	Description	Period
25537 - MLS25537	SE 8348 1150	The Auld South Yorkshire, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25538 - MLS25538	SE 8362 1110	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25539 - MLS25539	SE 8159 1092	Keadby Grange, Keadby with Althorpe	Farmstead	Partially extant 19th century unlisted farmstead.	Post- medieval
25540 - MLS25540	SE 8369 1101	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished 19th century unlisted farmstead.	Post- medieval
25874 - MLS25874	SE 8258 1177	Site of Unnamed Farmstead, Keadby with Althorpe	Farmstead	Demolished unlisted farmstead.	Post- medieval
25991 - MLS25991	SE 8431 1126	Church of St Barnabas, Station Road	Anglican church	The modern Anglican church of St Barnabas, Station Road.	Modern
AECOM111 1		Scientifically Dated Peat Deposits,	Peat deposit	A core sample collected in 2013 contained peat deposits dating from the prehistoric period, from the Neolithic to the late Iron Age.	Neolithic, Bronze Age