

Cumulative assessment SG15 and SG16

These two sites lie between the villages of Newbold Pacey and Wellesbourne to the east, and Charlecote to the west. SG15 consists of five parcels of land straddling the A429 on broadly agricultural land. Some of this is run on an experimental basis by the University of Warwick, which has a satellite campus in the centre of the site. SG16 has been reduced in size from its original iterations, and now consists of only one parcel of land south of SG15. This is in use as an airfield.



As the sites are adjacent to each other on either side of Stratford Road (B4086), there are several listed assets which fall within the 500m study area of both sites. These are:

- Wellesbourne Conservation Area, 220m east of SG15 and 400m north east of SG16, containing the Grade II* listed building Wellesbourne Hall, Wellesbourne Hall (NHLE 1382037), 400m east of SG15 and 450m north east of SG16; and 3, Stratford Road (NHLE 1382036) 500m east of SG15 and 480m north east of SG16.
- Grade II* Charlecote Park Registered Park and Garden (RPG), and Charlecote & Hampton Lucy Conservation Area, 10m west of SG15 and 200m north west of SG16. These overlapping assets contain many listed buildings, none of which are in the study area for both sites.

- Enclosures 600 yards (550m) E of King's Mead Scheduled Monument (NHLE 1005716), within SG15 and 10m north of SG16.

Wellesbourne and its assets have been assessed as not being impacted by development of SG15 and SG16, as the sites do not form part of their setting. Development of both sites would have no cumulative impact on these assets.

Charlecote Park and its associated assets and the scheduled monument Enclosures 600 yards E of King's Mead have been assessed as having the potential to be impacted by development of both sites.

The significance of Charlecote Park RPG and associated assets including the Conservation Area is derived in part from their wider rural setting. The development of the parcels of SG15 north of the A429 would have no impact on this, but the development of the SG15 parcels adjacent to the park boundary, and development of site SG16, would impact the setting. The cumulative impact of development stretching from well beyond the northern boundary of the park to well beyond the southern boundary of the park would be greater than the development of only one of these sites.

Similarly, the scheduled monument Enclosures 600 yards E of King's Mead would also suffer a cumulative impact if both sites were to be developed. Historic England has also expressed the view that the northern part of SG16 may contain features relating to the scheduled monument.

Also within the site SG15 is a further scheduled monument: Cursus and bowl barrow 450m south east of Jackson's Barn (NHLE 1020437). Both sites contain evidence of non-designated assets, with crop marks and find spots relating to various periods. The scheduled monuments and other assets suggest both sites have rich potential for further archaeological finds. There is the potential for a cumulative impact to such buried archaeology in terms of the destruction of evidence of the historical development of the area.

Mitigation and Recommendations

If both sites were to be taken forward, the cumulative impacts could be mitigated by removing the most southern parcel of SG16 from development. This is the parcel that is bounded by Charlecote Road to the north and Stratford Road to the south, which contains the scheduled monument Enclosures 600 yards E of King's Mead. It also contains the wooded channel of the River Dene, which is followed by footpaths connecting Wellesbourne to Charlecote.

This would remove physical impacts on the scheduled monument Enclosures 600 yards E of King's Mead and would reduce setting impacts on Charlecote Park and its associated assets.

Further buffer zones could be created at the northern edge of site SG16, to protect the scheduled monument, and at the western edge of site SG15 opposite Charlecote Conservation Area.

If both sites were to be taken forward, it would be advisable to require a study of the archaeological record followed by archaeological investigations prior to any construction.

Development should be planned to respect the agricultural features of the sites, retaining traditional boundary features such as hedgerows and respecting ancient rights of way.