

Report to Planning applications committee

Item

8 November 2018

Report of Head of planning services

Subject Applications 18/01082/F and 18/01083/L - Norwich
Castle Museum Castle Hill, Norwich, NR1 3JS

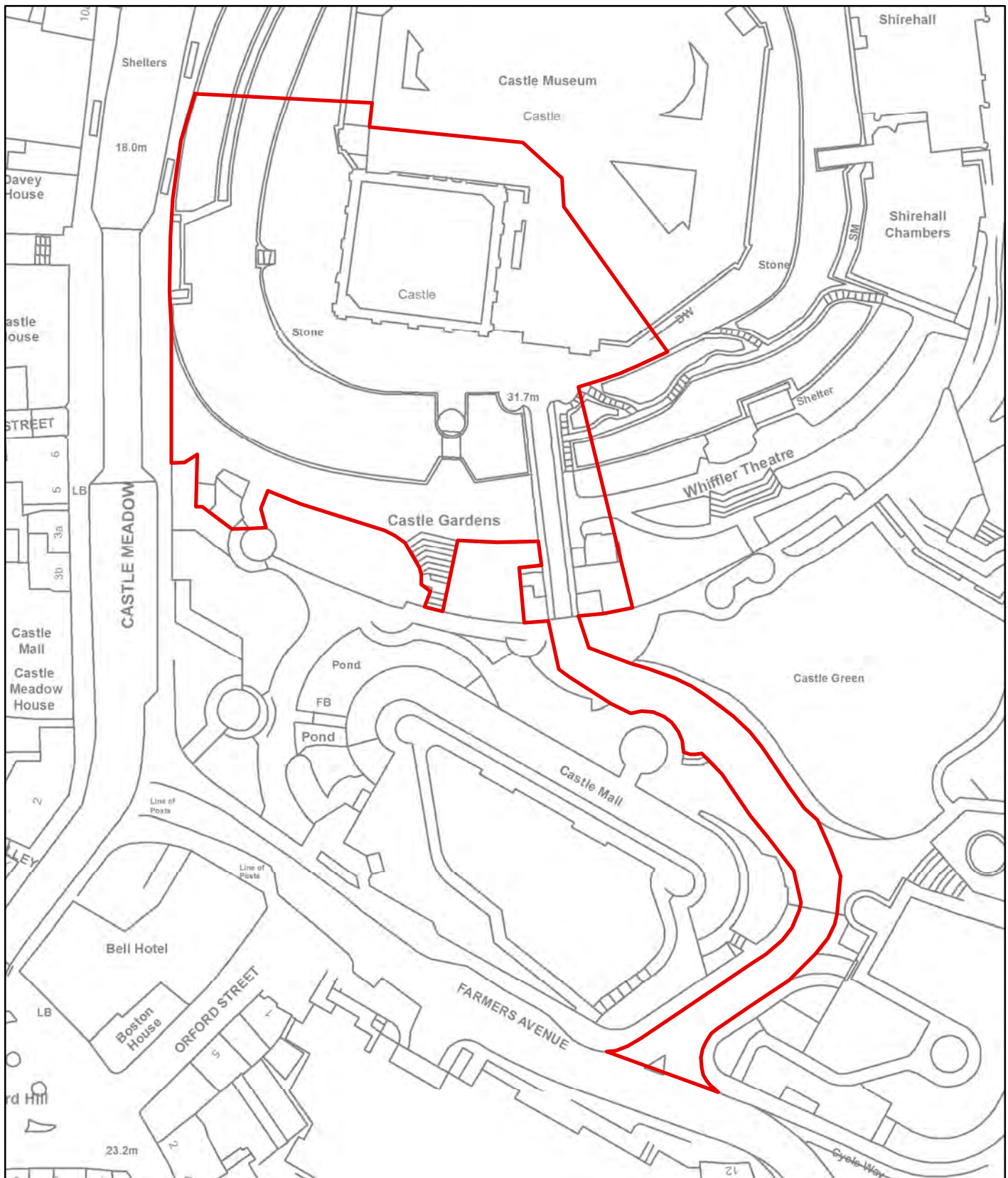
Reason for referral Objection and city council application or site

5(a)

Ward:	Mancroft
Case officers	Joy Brown - Joybrown@norwich.gov.uk Sophia Bix – sophiabix@norwich.gov.uk

Development proposal		
Internal and external alterations to the Castle Keep involving the removal of existing floor levels and the installation of new floor levels, creation of new gallery space, removal of the existing lift and its replacement with a new lift and stairs to a new roof viewing platform, the creation of new and enlarged openings within the Keep walls and the development of a bridge-link via the eastern elevation. Internal and external alterations to provide a new museum entrance and revised access arrangements, new café, lift, shop and reception areas. The erection of extensions above existing development within the perimeter walls and the installation of a further new lift.		
Representations		
Object	Comment	Support
2 – both within consultation period	0	0

Main issues	Key considerations
1	Principle of development
2	Design and heritage
3	Trees and landscape
4	Transport
5	Amenity
6	Flood risk
7	Biodiversity
Expiry date	12 September 2018 (extension of time agreed until 15 November 2018)
Recommendation	Approve



© Crown Copyright and database right 2018. Ordnance Survey 100019747.

Planning Application No 18/01082/F & 18/0183/L
Norwich Castle Museum
and Art Gallery

Site Address

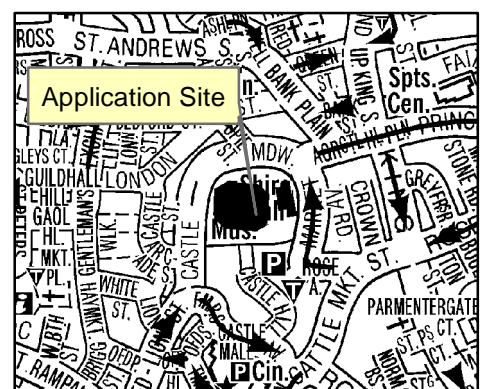
Scale

1:1,000



NORWICH
City Council

PLANNING SERVICES



The site and surroundings

1. The site, Norwich Castle, is a Grade I listed building situated within the Civic Character Area of the wider City Centre Conservation Area. The castle keep is a highly visible feature within the city and is identified as a city wide landmark in the conservation area appraisal. The castle is internationally significant and is one of a network of Norman castles stretching across England and France.
2. The castle originally dates from the 11th Century (C11) and is William I's only castle in East Anglia, built on the site of an earlier timber structure; the façade of the C11 Keep was re-clad in Portland stone in the 19th Century (C19), albeit relatively faithful to the original.
3. The building has housed a variety of uses and has been extended several times by several distinguished architects, having been converted to a prison and later in the C19 to the gallery and museum use with ancillary offices (which it remains today).
4. Given the city centre location, there are a mix of surrounding uses including retail, office, commercial, leisure and residential. Pedestrian access is via the medieval bridge, Castle Mall or Castle Gardens with vehicular access being provided via Farmers Avenue and across the medieval bridge which has a 7 tonne weight limit.

Constraints

5. The castle building, including the keep, is Grade I Listed whilst the mound and much of the surrounding area is a Scheduled Monument. The building and grounds are located within the Civic Character Area of the City Centre Conservation Area. The building remains in use as the county museum operated by the Norfolk Museums Service/County Council but remains in the ownership of Norwich City Council.

Relevant planning history

6. The site has an extensive planning history the most relevant of which is set out below.

Ref	Proposal	Decision	Date
4/2000/0419	Internal alterations to art display galleries (G16,G52,G55,G59,F22)	LBC	08/05/2001
4/2000/0852	Alterations to roof of ecology gallery (F22).	LBC	19/12/2000
4/2002/0253	Roof replacements to galleries 1, 14/ 14a and 22.	LBC	27/05/2002
4/2003/0389	Alterations to room G26 to incorporate a new steel framed mezzanine floor and forming of new openings, including provisions of services.	APPR	20/06/2003

Ref	Proposal	Decision	Date
4/2003/0672	Installation of balustrade infill glazing in education library (room G25).	APPR	28/08/2003
4/1988/1487	Erection of electricity board sub-station and reconstruction of entrance to castle garden to incorporate disabled access.	APCON	02/02/1989
4/1991/0677	Change of use of part of fourth floor from caretakers flat to office accommodation.	APCON	24/07/1992
4/1996/0010	Internal alterations, including removal of bar counter and installation of studwork to form storage and preparation area.	APCON	10/06/1996
4/1998/0580	Internal and external alterations including new link between Shirehall and Castle, new entrance to Shirehall Chambers, creation of more storage and gallery space within Castle, improved staff and public facilities	LBC	03/03/1999
4/1998/0594	Alterations and extensions within Castle Walls to create additional gallery and storage space, improvements to Castle Mound and access provision including new lift, alterations to existing Shirehall elevation to form new access, creation of new link between the Castle and the Shirehall and installation of fire controlled smoke ventilation outlets to roofs within Castle	APCON	03/12/1998
03/00030/L	Re-roofing of existing flat roof over Education Department Activity area.	APPR	24/11/2003
04/00049/L	Re-roofing of Rotunda roof.	APPR	04/03/2004
06/01206/L	Minor internal alterations (within room G20) to cover a series of 4 windows along one wall in a corridor to allow for additional display space.	APPR	05/02/2007
10/00522/L	Repairs and rebuilding works to chimney stacks on south elevation including dismantling, rebuilding and capping of 2 no. Bath Stone stacks and repointing and capping of 1 No. Portland stone stack.	APPR	10/06/2010

Ref	Proposal	Decision	Date
11/02029/L	Replacement of doors and frames accessing both the Cotman and Chrome galleries from the Rotunda.	APPR	02/02/2012
12/02121/L	Modification of three elements on the rotunda balcony of Norwich Castle to facilitate the installation of the Royal Norfolk Regimental Museum.	APPR	14/03/2013
15/00601/L	Relocation of Lutyens Roll of Honour from Castle Keep to City Hall.	APPR	08/06/2015
18/00101/L	Erection of two new signage panels mounted on a metal framework upon the principal elevation of the two stone gatehouses at the bottom of Norwich Castle Bridge.	APPR	06/04/2018

The proposal

7. Full planning permission and listed building consent is sought for significant internal and external alterations to this Grade I listed building in connection with a Heritage Lottery Fund bid for the 'Gateway to Medieval' Project. This includes the following:
 - (a) Introduction of a new floor at the level of the original Norman principle floor level of the keep, enabling a new layout to include a Great Hall, Kitchen, King's Chamber and Chapel and the development of a new mezzanine gallery space.
 - (b) The development of a new medieval gallery, created in partnership with the British Museum that will showcase national medieval treasures alongside objects from Norfolk's own internationally-significant collections of archaeology, art and costume and textiles.
 - (c) The insertion of new creative digital and learning spaces on the ground floor of the keep.
 - (d) The partial demolition and alteration of the Victorian Keep roof structure in order to allow a new lift and stairwell to allow inclusive access to a new roof viewing platform
 - (e) The installation of new stairs and lift to improve circulation, wayfinding and access arrangements in the keep and reception areas which will provide inclusive access and increased capacity within the keep
 - (f) The enlargement of existing openings within the keep walls and creation of two new openings to improve circulation, wayfinding and access and increased capacity, drainage and fire safety within the keep

- (g) Provision of a new front entrance and alterations to the museum entrance/lobby areas to be able to accommodate larger number of visitors and improve the visitor experience around the castle
- (h) The alterations of an external lightwell/perimeter wall and the creation of an above ground extension on the northern side of the keep to allow for the creation of a new dedicated school's entrance and new visitor facilities (toilets and changing places facilities).
- (i) Demolition of an existing 1960s link extension (between the entrance hallway and the rotunda) and development of a new double height, glass roofed atrium between the existing Boardman stone stairs in the entrance area and the Rotunda which will open up previously unseen views of the exterior of the keep from inside the museum.
- (j) The partial demolition of a 1960s education block to allow for the creation of a new café from which views of the eastern wall of the keep can be seen.
- (k) The creation of an opening within the eastern keep wall to allow for a proposed bridge linking to the 1960s block to enable inclusive and direct access from the reception/café to the principal floor level of the keep and secondary means of escape from the roof.
- (l) A third floor level extension to the 1960s block to provide new catering facilities and the associated provision of new roof mounted plant.
- (m) Associated temporary work.

Representations

8. Advertised on site and in the press. Adjacent and neighbouring properties have been notified in writing. Two letters of representation have been received citing the issues as summarised in the table below. Representations are available to view in full at <http://planning.norwich.gov.uk/online-applications/> by entering the application number unless they were made by letter and contain personal data. Redacted versions of the latter may be viewed on request.

Issues raised	Response
<p>The 19th century balcony is the work of the well know architect Edward Boardman who made such an impact in Norwich. There was a proposal to remove the balcony in the 1970s but opposition resulted in the balcony being listed. The removal of the internal balcony to make way for a floor flies in the face of the ethos of The Society for the Protection of Ancient Buildings who has always advocated preservation and not re-creation.</p> <p>The keep balcony is a magnificent and functional asset and affords a view up into</p>	<p>See main issue 2</p>

Issues raised	Response
<p>the roof which visitors are impressed by. Why should this genuine 19th century balcony be removed to make way for a scheme of medievalism which is conjectural? We have no evidence of floor arrangements, decoration or furnishings, so why replace a genuine feature with guess-work?</p> <p>The present balcony already demonstrates to visitors that there used to be a floor.</p> <p>Generations of people have appreciated the views and access to the balcony. Its removal will destroy something that local people have grown up with.</p> <p>All that is necessary is an improvement to some of the galleries and then the castle will remain an attractive experience for visitors.</p>	
<p>There has been a lack of site notices.</p>	<p>Six site notices were places around the site as well as there being a press notice.</p>

Consultation responses

9. Consultation responses are summarised below the full responses are available to view at <http://planning.norwich.gov.uk/online-applications/> by entering the application number.

Design and conservation

10. Detailed comments have been provided which form the basis for section 2 of this report. Overall it is acknowledged that the works will result in harm to this grade I listed building which can be considered to be 'less than substantial' in NPPF terms. Whilst it is acknowledge that this harm is regrettable, the proposal does better reveal the buildings principle significance as an outstanding example of a fortified Norman Castle, as well as providing many new visitor facilities and attraction and a more accessible and safe building.
11. The applicants have provided clear and convincing justifications for the proposed alterations and have exhausted all other design solutions in an attempt to mitigate harm and maximise opportunities to what is a rather complex and constrained historic site. Current planning policy and guidance requires the Local Planning Authority to take a balanced view in their decision making.

Historic England

12. Comment on plans as submitted - The proposal will result in harm to some aspects of the historic significance of the listed building in particular it will result in harm to the historic significance of the Victorian museum phase of Norwich Castle's development and some aspects of the medieval keep and castle complex. The proposal will however have a number of benefits including increased public access to the building, improved presentation and interpretation of the castle's medieval history and the enlargement of visitor facilities and the effect that this could have on public use of the museum and galleries. On balance we would not wish to object to the application in principle but there are several elements of the proposed works where we do not feel sufficient information has been submitted to allow full assessment of the impact on historic significance. We therefore feel it could be helpful for the council to request and consider further details.
13. Comments on additional information dated 14 September – The additional details supplied a considerable amount of information but some still remains outstanding.

Environmental protection

14. No comment.

Norwich Society

15. We are very supportive of this work, the comprehensive approach being taken and will be interested in how it looks when completed.

Highways (local)

16. No objection on highway grounds subject to the agreement of a satisfactory construction management plan. Congestion must be minimised on Castle Meadow.

Anglian Water

17. Development could lead to an unacceptable risk of flooding downstream and therefore conditions should be attached requiring a foul water strategy and a surface water management strategy. An informative should also be attached notifying the applicant that there are Anglian Water assets close to or crossing the site.

Landscape

18. No objection subject to further information of the external hard landscaping, including the roof deck, disabled parking, entrance and lighting. This can be secured by condition.

Norfolk historic environment service

19. Heritage assets with archaeological interest spanning the whole history of the site are present beneath the standing structures at the site, externally on top of the castle mound and within the mound itself. The proposed development will impact on buried archaeological remains through the excavation of new foundations, a lift pit, drains/services and the insertion of new piles. The extent of this physical impact has been minimised through the design of the development by positioning areas of

new ground-disturbance at locations known to have been previously disturbed or already archeologically excavated where possible. Even so the proposals will have some impact on previously undisturbed buried archaeological remains. However with appropriated mitigation measure, the impact will not constitute substantial harm. We therefore recommend that any consent is subject to a programme of archaeological mitigatory work.

Norfolk Police (Architectural Liaison)

20. Castle Hill and the surrounding streets do suffer high levels of crime. The Design and Access statement makes reference to some preventative security measures with regards to the physical security of the development during construction. A number of measures are suggested including fitting all internal doorsets with locking furniture, the provision of a safe and access controls to lifts if they go to non-public areas. Furthermore the design of the viewing platform should take into consideration people in crisis and have appropriate barriers in place to prevent access to an open height platform.

Victorian Society

21. We strongly object to the proposal. The parts of the proposals that concern us are as follows: To remove Boardman's floor gallery, and connecting staircase from the inside of the keep; to demolish a staircase and some walls within the entrance block in order to form a new entrance; to reorient Boardman's principal staircase within the current entrance hall; and to entirely demolish the rear wall of the current entrance hall. The Victorian Society believes these proposals to be unjustifiably harmful, both in their immediate impacts on the listed buildings of Norwich Castle and in the precedent they will set. The principles on which the proposal have been developed demonstrate some fundamental misunderstandings both of the nature of the existing building and of good conservation practice and many of the justifications offered for the interventions proposed are at best naïve and at worst disingenuous. Norwich Castle is not simply significant as a surviving Norman Castle, but a complex site with a long post-medieval history of re-use and development. All of the phases contribute to the significance of the building. The list description for examples not the elegant Victorian galleries as an explicit reason for its designation.
22. The proposal will harm the existing building as it involves the demolition of various aspects of Boardman's work in the Keep but moreover it will entail the total loss of one of Norwich's great public spaces, the huge volume that Boardman established within the walls of the keep itself, dramatically divided by his giant arcade and encircled by his fine timber gallery. The proposed works to the entrance hall include the removal of the entire rear wall and the re-orientation of Boardman's staircase. An additional entrance is to be made in the external wall of the Wilkins building involving the loss of a window, a staircase and some internal walls. The current decorative floor of the entrance hall will mostly be replaced, although some more significant elements will be relocated. In the keep Boardman's gallery will be removed, along with his fine stairs and the space he created under his magnificent roof will be subdivided into modern spaces intended partly to approximate the Norman volumes.
23. Boardman's work has been a part of the castle for almost 125 years, a period not incommensurate with the length of time the keep was ever used as a royal palace.

The proposal to destroy the Boardman elements will flatten out this character, exchanging the complex accretions of a long historical development for a one-dimensional representation of an imagined 'medieval' past.

24. The justifications given are unconvincing, misleading and represent an extremely retrograde tendency with respect to fundamental accepted principles of historic building conservation. The application seeks to 'recreate the internal spaces of the principal floor of the Norman palace within the keep'; however the subdivision of the current volumes can only ever represent a best guess at the arrangement of the Norman rooms and any decorative scheme will be wholly conjectural. There is no possibility in Norwich Castle of recreating a Norman scheme that is known to have been present; only the opportunity to create a set of spaces to give visitors some idea of what the rooms in the keep might have been like. This will be at the expense of destroying a room of real historic significance and some architectural merit.
25. The reference projects given for the proposed interventions prompt misleading expectations and the argument that the proposed interventions represent Boardman's original intentions are also misleading. There are many other surviving medieval buildings which re-enact scenes of medieval life but Norwich Castle Museum is very rare as an instance of a substantial medieval building what was sensitively converted into a major museum and art gallery by a leading local architect of the late Victorian period. We therefore urge the authority to refuse consent on the grounds that such loss to Norwich's heritage is unacceptable.
26. Note: On a procedural point, the Victorian Society has advised that they do not wish the listed building application to be referred to the Secretary of State in the event that the council resolves to grant consent.

City Networks

27. The only concerns with the construction method statement relate to the weight limit to the bridge as the capacity of the bridge may not be as much as 10t. Any compound sited at the base of the castle mound would require a formal licence and prior agreement with the council. It is likely that street furniture may need to be removed to allow access and we would seek assurances that any damage caused to the highway or footway would be mitigated by protection or made good.

Tree protection officer

28. A condition should be attached to any future permission to ensure that works are carried out in accordance with the AIA, AMS and TPP.

Assessment of planning considerations

Relevant development plan policies

29. **Joint Core Strategy for Broadland, Norwich and South Norfolk adopted March 2011 amendments adopted Jan. 2014 (JCS)**
 - JCS1 Addressing climate change and protecting environmental assets
 - JCS2 Promoting good design
 - JCS3 Energy and water
 - JCS5 The economy
 - JCS6 Access and transportation

- JCS7 Supporting communities
- JCS8 Culture, leisure and entertainment
- JCS11 Norwich city centre

30. Norwich Development Management Policies Local Plan adopted Dec. 2014 (DM Plan)

- DM1 Achieving and delivering sustainable development
- DM2 Ensuring satisfactory living and working conditions
- DM3 Delivering high quality design
- DM5 Planning effectively for flood resilience
- DM6 Protecting and enhancing the natural environment
- DM7 Trees and development
- DM9 Safeguarding Norwich's heritage
- DM18 Promoting and supporting centres
- DM22 Planning for and safeguarding community facilities
- DM28 Encouraging sustainable travel
- DM29 Managing car parking demand in the city centre
- DM30 Access and highway safety
- DM31 Car parking and servicing

Other material considerations

31. Relevant sections of the National Planning Policy Framework March 2012 (NPPF):

- NPPF2 Achieving sustainable development
- NPPF4 Decision-making
- NPPF6 Building a strong, competitive economy
- NPPF7 Ensuring the vitality of town centres
- NPPF8 Promoting healthy communities and safe communities
- NPPF12 Achieving well-designed places
- NPPF15 Conserving and enhancing the natural environment
- NPPF16 Conserving and enhancing the historic environment

Case Assessment

32. Planning law requires that applications for planning permission must be determined in accordance with the development plan unless material considerations indicate otherwise. Relevant development plan policies are detailed above. Material considerations include policies in the National Planning Framework (NPPF), the Councils standing duties, other policy documents and guidance detailed above and any other matters referred to specifically in the assessment below. The following paragraphs provide an assessment of the main planning issues in this case against relevant policies and material considerations.

Main issue 1: Principle of development

33. Key policies and NPPF paragraphs – JCS policy 5, 8 and 11 and DM22
34. The primary use of Norwich Castle is as a museum and this application does not seek to change this. The proposal seeks to enhance the visitor experience and to improve accessibility through increasing the floorspace, improving wayfinding, providing new visitor facilities and educational resources, installing new lifts and

providing new exhibition space by recreating the internal spaces of the principal floors of the Norman castle. The aspiration is that this in turn will help develop Norwich's economy and tourism and enhance this community facility.

35. The planning statement submitted with the application sets out that the gross floor area of the castle site is approximately 1,657m² and the castle can currently accommodate 905 people at any one time, of which 180 can be accommodated within the Keep. It is intended that the proposed works will increase the floor space by approximately 465m² to 2,122m². This will allow for an additional 525 visitors thereby accommodating a total of 1,430 visitors at any one time. Visitor records for 2017/18 show that 222,260 people visited the castle. If the proposal goes ahead then it is anticipated that approximately 300,000 people will visit the castle in the first year of opening (2020-21). Furthermore the proposal will also see the opening hours of the Castle increased to 10am to 5pm Monday to Sunday. Currently the castle closes at 1pm on a Sunday and 4.30pm during low season (October to May). The proposal will also improve accessibility for all with all floors, including the roof terrace, being accessible by a lift.
36. It is considered that this accords with objective 8 of the Joint Core Strategy which sets out that development should protect and enhance the character and culture of the area and that the role of Norwich as the cultural capital of East Anglia will be enhanced so local people and visitors have access to a variety of facilities such as art galleries, museums and buildings of architectural and historic interest. The proposal also has the potential to help maintain and enhance this cultural asset and strengthen the city's role as a cultural centre and visitor destination of international importance in accordance with policies 8 and 11 of the Joint Core Strategy.
37. Furthermore policy 5 of the Joint Core Strategy and policy DM1 set out that Norwich's economy should be strengthen and developed in order to support jobs and economic growth and development should also seek to help promote learning, cultural participation and enhance and extend accessible opportunities for employment and education. The planning statement submitted by the applicant sets out that the Norfolk Museums Services currently employs 348 members of staff (138 full time equivalent). The proposed scheme will create 15 additional posts which include fixed term project posts, apprentices, trainees and internships.
38. The proposal will result in the loss of some of the existing exhibitions; however overall it is felt that the proposal has the potential to enhance the overall visitor experience which in turn could help to support Norwich's economy and promote learning. Therefore the principle of the proposal is considered to be in accordance with the development plan and is therefore considered acceptable. The other main key issues are addressed in the following sections.

Main issue 2: Design and heritage

39. Key policies and NPPF paragraphs – JCS2, DM3, DM9, NPPF12 and NPPF16.
40. Norwich Castle has its origins in a Norman motte and bailey, however it is the stone keep (originally constructed in the twelfth century) which survives today. Norwich Castle was the third royal fortified castle in England but it was as much part of a wider European history. It is a heritage asset of international significance as part of a network of Norman castles across England and France. Despite being altered over time and refaced in the early nineteenth century, the built fabric of the

Keep together with archival images, documentary sources and the archaeology of the site, including the mound, form valuable evidence of the Norman period and the development of the city as one of England's most important urban centres. It is also an important example of Norman architecture with an almost unparalleled level of external detail for a fortification of this period in England.

41. The building has a rich history having first been used as a fortification/royal palace; it was then converted to a prison from at least the 14th Century until the 19th Century when it was converted to a museum and art gallery.
42. The castle has evolved in phases over the centuries being altered and adapted by various reputable architects. In the late eighteenth century, architect Sir John Soane gutted the Keep to provide a new U-shaped prison within its walls. This arrangement was replaced once again by architect William Wilkins (c.1822-27) when a substantial prison was built which covered the whole of the top of the mound. The external walls of the keep were refaced in Portland/ Bath stone in the 1830s by architects Francis Stone and later Anthony Salvin (albeit in a manner considered to be faithful to the original treatment). Wilkins perimeter walls and main prison buildings survive today. The interior of the keep was significantly remodelled once again in the late 19th century when local architect Boardman converted the Keep and remainder of adjoining prison buildings into a county museum and art gallery, which opened in 1894. The museum was then extended with substantial additions in 1902, 1913 and 1959 and the creation of the central Rotunda as an orientation space in the late 1960s. In 2000, further alterations were made including the provision of disabled access lifts within the keep and outside within the mound.
43. The castle today remains a major regional museum and art gallery housing significant collections of archaeology, natural history, fine and decorative arts and textiles.
44. The keep itself is a highly visible feature within the city, identified as a city wide landmark in planning policy documents. Its elevated position, upon its green mound and bright dressed stonework and box-like silhouette (largely unaltered in appearance since the 19th Century) make it an iconic symbol of the city. Its long-running civic and public-use also set it out as a building which forms part of many people's collective memories of Norwich.
45. Whilst the earthworks that originally surrounded and defended the Norman castle are largely lost, the building retains its mound and ditch and benefits from the retention of its medieval stone bridge. The castle can be appreciated from very many viewpoints within the city centre and beyond, terminating attractive views and vistas within the medieval street layout and along the riverside. The building therefore forms a vital part of and contributes significantly to the character and appearance of the conservation area within which it sits and to the wider city.
46. The list description sets out that the building is attributed its Grade I listed status as a result of the following principle contributory factors:-
 - **Proportion of original fabric:** a significant proportion of the original fabric survives which shows the earliest configuration of the stone-built castle and provides valuable evidence of medieval warfare and defence, as well as social and domestic aspects of medieval society;

- **Architectural interest:** it is an outstanding example of a great tower erected under royal patronage, and was unique both in having a fore building and entrance of stone, and in its rich external architectural detailing which imposed an order and system of proportion on the irregular fenestration;
 - **Historic interest:** it was built during a period of extraordinary flowering in the tradition of great tower architecture and, along with the White Tower and Corfe Castle, generated the architectural ideas that informed every major great tower of the 12th century in England;
 - **Evolution:** it has continued to evolve over almost a thousand years, retaining evidence of notable phases, including the medieval keep, and the radial plan form of the early 19th century prison which in turn was transformed into elegant Victorian galleries, complete with their original fitted display cabinets;
 - **Architects:** it is associated with William Wilkins, Anthony Salvin and the Norwich-based Edward Boardman, architects of national repute all of whom have many listed buildings to their name;
 - **Group value:** it has strong group value with the scheduled elements of the castle, and with the bridge over the moat and two entrance lodges with their railings, all listed at Grade II.
47. The building is considered to benefit from all four of the heritage values set out in Historic England's document "Conservation Principles" (2008) these being:-
- (a) Aesthetic - The buildings internal and external appearance and character, surviving decorative/historic form and fabric;
 - (b) Evidential - The existing physical structure, below ground archaeology, mound, ditches, the building and site represents a palimpsest which provides evidence of human activity in the city;
 - (c) Historic (both illustrative and associative) - Illustrative in that the building provides a physical record which tells the story of the ways in which past people, events and aspects of life can be connected through a place to the present. Associative in that the building has so many past people with tangible links and relationship with the building, are they royalty, prisoners or architects of national merit; and
 - (d) Social/communal - It has been a civic building that the people of Norwich have connected with in various ways for the past thousand years - be it a home of royalty, a gaol, a prison, for a museum or a place to get married.
48. The increased visitor capacity will allow more people to appreciate the Keep and a re-interpretation of the interior will help to better celebrate and illustrate the buildings original use as a defensive structure and royal palace, whilst also telling the buildings history as a prison and museum.
49. The works seek to maintain a sustainable and robust long-term beneficial use of the Castle Keep and Museum through improving the visitor facilities, visitor flows, way-finding and through increased occupancy within the Keep. In turn, the works will

allow for improved accessibility, means of escape/fire safety and drainage. The aims of the project are laudable but it should be acknowledged that, the works will involve significant alterations to the form and fabric of this Grade I Listed Building.

Works to the Norman Keep

50. The works will physically alter the Norman Keep with the loss of the Victorian (Boardman) museum galleries and the introduction of new floor levels. The works will also involve the insertion of a new lift shaft and two new stair wells to allow access to a new roof viewing platform. These additions will have structural and physical implications on the Victorian crown post roof form, which will need to be cut (albeit only the rafters) in order for allow for the lift/stair penetrations and strengthened with steel in order to provide support to the new roof viewing platform.
51. Care has been taken to ensure that the new internal lift and stairwells will be largely glazed in order to allow for views of the internal keep walls to be maintained. New floor levels will be tied into the Norman walls in areas already disturbed by Boardman in the 19th Century, which will prevent excessive intervention into the Norman fabric. Floor levels will be supported via existing piers/walls and new columns which will need to be piled into the mound. The piling methods will be overseen by a qualified structural engineer to ensure that the impact upon the scheduled ancient monument/listed building and below ground archaeology is limited and structural stability of the building is maintained. At roof level, structural strengthening to the timbers will be limited to the southern side of the keep, allowing the crown post roof form above the newly created Kings Chamber to remain free from steelwork. At roof platform level, the proposed lift and stair extensions and equipment have been specifically designed in order to ensure that they will not rise above the height of the battlements – in order to ensure that the iconic silhouette of the building is maintained in city wide views.

Works to alter Keep walls

52. Works to allow for increased occupancy within the keep and means of escape from the new roof platform involve the creation of new openings in the keep walls as well as the enlargement or alteration of others. The new openings proposed, one on the northern wall at ground floor level and another on the eastern elevation at principal floor level (via a bridge link) will affect already altered areas (where the internal and external cladding is 19th century or later). Nevertheless, they will result in the potential loss of Norman fill/fabric and the further complication of the access arrangements into this defensive structure that originally had relatively few entrances/exits.
53. These works will result in harm to the evidential, aesthetic and historic heritage value and significance of the building, but will in turn allow for substantial public benefits to be achieved and a greater level of accessibility to the heritage asset. The applicants have explored other ways in which to alter the building to allow for the improvements they wish to achieve and it is clear that these would be more harmful than those proposed here. The structural report indicates how the openings will be made without harm to the stability of the built fabric, the detailed design of the proposed openings, reveals, thresholds and any new door openings should be controlled by way of condition in order to ensure that the works will preserve the period aesthetic.

Works to allow bridge link

54. There has been some concern as to the proposed bridge link and its impact upon the eastern elevation of the keep, in that it will partially obscure some decorative blind arcading. The final design of the link indicates that it will be an attractive sculptural addition, with access provided to the keep via the retained arched arcade opening. The application drawings are supported by a structural engineers report and drawings that indicate the bridge will have a clear span. Concerns were raised in respect of the potential for the new opening in the keep wall to result in the loss of a former Norman door opening that may have been embedded between the surviving later date cladding on either side of the wall in this location.
55. However, investigatory works and documentary evidence suggests that this is not the case; but the findings are not absolutely conclusive. On this basis, it is recommended that a suitable archaeological condition be added to any consent to ensure that further investigatory work, methods of opening up and strengthening this area of the keep wall are agreed by the county archaeologist and the Local Planning Authority prior to such works commencing.

New glass atrium

56. Concerns were raised in respect of the junctions between the proposed glazed atrium roof and the stone work of the Bigod Tower and precisely how this element of the building will be supported. The council is keen to ensure that the roof form is as clear as possible in order to maximise views of the eastern keep wall from the café and visitors entrance/atrium space. It is also important to ensure that the structure will be weather tight, structurally sound and easy to maintain.
57. The proposed detailed plans are informed through consultation with the specialist glazing engineer and would see some intervention into the coursed flint work on the Bigod tower (c.1825) in order to allow for a weathertight seal, but would remain a clear span with no associated column support. However, it remains unclear precisely how this roof would be supported and how the works would affect the stone quoins. This information would ideally be provided as part of this application in accordance with paragraph 189 of the NPPF; however the design and conservation officer has suggested that the proposal to install a glazed roof is accepted in principal (notwithstanding the details submitted to date) and further design details (informed by a suitably qualified structural engineer) are conditioned.

Junctions between mezzanines and keep walls

58. Further concerns were raised by Historic England in respect of the junctions between the mezzanine floor for the new British museum gallery and the Keep walls. A proposed section drawing has been provided to indicate less intervention into the Keep walls than previously proposed.
59. The difficult relationship between the mezzanine floor level above the Great Hall and the decorative arcading in the walls has been resolved through the adoption of floor cut outs around the pier bases.

Works to the Boardman entrance hallway and corridor

60. Significant alterations are proposed to the principal entrance hallway which was created by Boardman in the mid-19th Century and largely remains unaltered. The

applicants seek to provide a new enlarged entrance hallway which would allow for the increase visitor capacity and better visitor management. At present, the hallway is too small to accommodate all visitors at busy times and it is difficult to control ticketing. Some visitors find it difficult to find the entrance to the keep because of the orientation of the stair.

61. The works to the principal entrance hallway will dramatically alter this formal Victorian space which benefits from stone stairs, stained glass windows, mosaic flooring and skirting and cornicing and is considered to benefit from 'High Significance' in the Norwich Castle Conservation Management Plan. The proposed works will see the removal of a secondary stone stair and iron work balustrade and the removal of some walls (to the 19th Century curators office) to allow for an enlarged reception area.
62. The principal entrance door (oak arched profile door) would be fixed shut and retained in situ and an existing 19th century stone mullion window removed to facilitate the creation of a new door opening. The detailed design of the proposed opening will be subject to a condition in order to ensure that it is appropriately cut and finished and the door leaves include shuttering that will give this new opening the solidity it deserves in order to harmonise with the architectural robustness of the existing Boardman/Wilkins entrance block.
63. The main stone stair (Boardman's) will be dismantled and turned 90 degrees to run in line with the straight flight that accessed the keep via the Bigod tower in Norman times. The shifting of walls and stairs will regrettably mean the loss of the (albeit damaged) but attractive mosaic flooring. The applicants have agreed to lift the Norfolk Crest Mosaic and for this to be re-set in a new floor covering prior to completion. The existing stained glass stair window had the potential to be redundant following the relocation of the stairs. It is to be removed to allow for a new enlarged opening into an impressive double height atrium space. The existing lantern light, cornicing and skirting is to be maintained and re-run where missing/damaged to match the existing detail.
64. The works to the corridor beside the Benefactors room (the installation of a dropped ceiling and new stair) will alter the lofty proportions of this secondary space. This is regrettable and will again result in some harm to the period aesthetic. However all other locations for the placement of a stair have been exhausted. The dropped ceiling height will be stepped away from the existing arched profile door opening to the entrance hallway in line with Historic England's guidance.
65. Conditions should be added to the consent to ensure that the detailed design of all works to the Boardman stair, mosaic/replacement floor, cornices and skirtings and new fixed elements such as ticket barriers and ticket desks should be controlled by way of condition in order to ensure that the works result in a high quality design that will be admired now and in the future.

Extensions to North of Keep (proposed new toilet facilities)

66. The works also propose the development of extensions to the building that will alter the external appearance. On the northern side of the Keep a single storey roof addition is to be provided above the existing café to allow for the provision of additional toilet facilities. The extension would be visible from very few locations and care has been taken to ensure that a light well area will be maintained between

the extension and the windows to the Fitch gallery. A condition should be added to the consent to indicate how the junctions between the keep wall and new addition will be secured without harm to the Bath stone cladding.

Infill extension at light well 5

67. A further infill extension is proposed on the western side of the keep where a small lightwell is to be infilled with a lead roof and lantern light in order for allow for a rain covering to the new schools entrance. The proposed infilling is not objectionable, since it will be largely reversible, however it is important that the inner face of the perimeter prison walls are not covered and that the historic grave markers remain open to view. A condition should be added to the consent to ensure that all new internal finishes to walls, ceilings and floors will be added in order to ensure this. New doors are proposed; the detailed design of these again, should be controlled by way of condition.

Extension to east side of Keep (Kitchen extension)

68. On the eastern side of the keep, above the existing 1960's Percival extension a new roof addition is proposed at 2nd and 3rd floor level. This extension will rise above the height of the principal entrance block and will be visible, albeit from oblique views from the castle gardens. The extension is to be clad in a matte grey metal (zinc or lead) and will as a result have a muted, neutral impact, but will appear as a new addition above the existing stone clad buildings. The addition will spoil views of this secondary, later date area of the castle complex. If the committee is minded to grant approval of the proposals, all materials to be used in construction should be required by condition in order to ensure that the impact of this structure being visible against the skyline is mitigated.

New roof mounted plant and screening

69. Plant and equipment relating to the new café facilities are proposed in an existing roof mounted plant zone, the plant appears to take a low form and would be screened by a new screen as indicated on the proposed plans. It is not clear what this screen would be made from or the precise appearance of the plant. For this reason, it is suggested that the detailed design of this element is secured by condition in order to ensure that the plant does not detract from views afforded from the new bridge link or the keep viewing platform.

Temporary works

70. Significant temporary works will be required, a general construction method statement and engineers report has been submitted with the application to indicate how the works can be completed without harm to the stability and fabric of the building, bridge and mound. However, this is not yet prescriptive since a contractor is not yet secured. Once a contractor is secured, a complete demolition strategy and construction method statement should be required by way of condition. Detailed design (scaled drawings) of the necessary temporary works including scaffolding, contractors huts, hoardings and temporary roof coverings should also be required by condition to ensure that this prominent landmark building maintains an attractive/tidy appearance and setting for the duration of the construction works.

Signage and wayfinding

71. Finally, the application documents propose new signage and wayfinding throughout the castle complex. No detailed design is provided. It is imperative that there is a new signage strategy developed for the castle in order to allow for the visitor numbers and flow that the applicants anticipate. It is suggested that in accordance with the Norwich Castle Conservation Management Plan the applicants prepare a signage strategy in order to ensure that the signage proposed reduces visual clutter and maintains a harmonious theme. This could be controlled by way of a condition. Any new signage to be affixed to the external/internal surfaces of the listed building can also be controlled by way of condition.

Archaeology

72. Heritage assets with archaeological interest (below ground archaeological remains) spanning the whole history of the site are present beneath the standing structures at the site, externally on top of the castle mound and within the mound itself. Targeted archaeological work undertaken ahead of previous phases of modern development and prior to the present application have provided a detailed understanding of the presence, depth, state of preservation, date and significance of the archaeological remains at the site.
73. The proposed development will impact on buried archaeological remains through the excavation of new foundations, a lift pit, drains/services and the insertion of new piles. The extent of this physical impact has been minimised through the design of the development by positioning areas of new ground-disturbance at locations known to have been previously disturbed or already archaeologically excavated where possible. Even so, the proposals will have some impact on previously undisturbed buried archaeological remains both within the present museum building (including within the keep) and externally on the castle mound. However with appropriate mitigation measures in place, the impact on the buried archaeological remains at the site will not constitute substantial harm to the designated heritage asset. The implementation of an appropriate programme of archaeological mitigation work will ensure that the impact of the proposed development is effectively managed and that public benefit is maximised through an increased understanding of the history of the monument. A programme of archaeological mitigation work can be secured by condition.

Impact of the proposed works upon the significance of the building

74. Sections 16 and 66 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (1), applies to all decisions concerning listed buildings and require that in determining an application for development that affects a listed building or its setting the decision maker must 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. Preservation in this context means not harming the interest in the building, as opposed to keeping it utterly unchanged.
75. National Planning Policy; paragraph 193 requires LPA's to give "great weight" to the conservation of a designated heritage asset in any planning decision (the more important the asset, the greater the weight should be). This is irrespective of whether any potential harm amounts to substantial harm, total loss or less than substantial harm to its significance'. Paragraph 194 sets out that '*any harm to, or*

loss of, the significance of a designated heritage asset ... should require clear and convincing justification'. Finally, paragraph 196 states that 'Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use'.

76. Whilst it is acknowledged that the works will result in some harm to the evidential, aesthetic, historic and social/communal heritage values and significance of the listed building, this harm is considered to be '*less than substantial*' in NPPF terms.
77. Whilst any harm to a heritage asset of this grade is regrettable, the current planning policy and guidance requires that Local Planning Authority take a balanced approach in their decision making. The harm caused is '*less than substantial*' and the proposed alterations will better reveal the buildings principal significance as an outstanding example of a fortified Norman castle, as well as providing many new visitor facilities and attractions, a more accessible and safe building with a secure future use.
78. The applicants have provided clear and convincing justification for the proposed alterations and have exhausted all other design solutions in an attempt to mitigate harm and maximise opportunities to what is a rather complex and constrained historic site.

Main issue 3: Trees and landscape

79. Key policies and NPPF paragraphs – DM3, DM7, NPPF12 and NPPF15.
80. There are a number of trees on the site and therefore an Arboricultural Impact Assessment has been undertaken to assess any potential impact upon the trees. The proposal does not necessitate the removal of any trees; however the site compound to be located to the south-west of the Castle Keep will marginally encroach on the root protection area of 2 no. Sycamore trees. Therefore temporary ground protection is proposed. Norwich City Council's tree office is satisfied with the mitigation measures proposed within the Arboricultural Method Statement and the Tree Protection Plan and therefore a condition should be attached to any future permission, ensure compliance with these documents.
81. The proposal primarily relates to internal alterations; however it is considered that the elements which will appear externally will not have a significant impact in landscape terms. Further information will be necessary to ensure that the proposal is of high quality but this can be secured by condition. The main areas where additional information will be required are the proposed roof deck, the entrance, disabled parking and details of external lighting to provide certainty as to the appearance at night time.

Main issue 4: Transport

82. Key policies and NPPF paragraphs – JCS6, DM28, DM30, DM31, NPPF9.
83. The proposal will have little impact upon the local highway network. Although the application seeks to increase visitor numbers and staff due to the central location, most people accessing the castle will do so via public transport, on foot or bike. There may be some additional car trips into the city centre by this can be accommodated within the city centre car parks.

84. The main issue in relation to highways is the impact during construction as it will be important to minimise congestion on Castle Meadow. A Construction Method Statement has been submitted with the application and this is considered acceptable in terms of how demolition and construction traffic will be managed particularly with regards to vehicle routes, dust control, wheel washing and hours of working. A condition should be attached to any future permission ensuring compliance with the approved Construction Method Statement.

Main issue 5: Amenity

85. Key policies and NPPF paragraphs – DM2 and DM11.
86. Due to the location and distances involved, it is not considered that the proposal will impact upon any neighbouring residents or occupiers taking into consideration overlooking, overshadowing or loss of light. Furthermore once construction works are complete the proposal will not result in any additional noise. It is inevitable that during construction works, there is likely to be some noise, vibration, dust and other disruption however subject to compliance with the Construction Method Statement and subject to works being undertaken in accordance with the Considerate Construction informative it is considered that this can be satisfactorily managed. The Castle is to remain open to the public for the duration of the proposed works.

Main issue 6: Flood risk

87. Key policies and NPPF paragraphs – JCS1, DM5, NPPF14.
88. The site is situated within flood zone 1 and given the sites location on top of a mound it is not considered that the proposed development will be at risk of flooding. Furthermore the proposal does not seek to increase any areas of hardstanding so should not increase the risk of flooding on site or elsewhere. Anglian Water have submitted a representation which sets out that no evidence has been provided to show that the surface water hierarchy has been followed and have asked that a condition be attached that no drainage works shall commence until a surface water management strategy has been submitted. In this case given the sensitivity of the site and given that the proposal does not increase hardstanding it is not considered appropriate to require any further information in relation to surface water management.

Main issue 7: Biodiversity

89. Key policies and NPPF paragraphs – JCS1, DM6, NPPF15.
90. A preliminary ecological assessment has been carried out to assess for protected species and the potential ecological impacts of the proposed works. A site survey and desk top study were undertaken in August 2017 and a further inspection was carried out in April 2018. The inspections showed that no natural habitats exist within the application site and there is no evidence of bats. Therefore the report concludes that the proposed scheme is unlikely to impact on protected species or other important habitats or designated sites and is of low ecological value.
91. There is scope for ecological enhancements such as bird feeders, beehives and wildflower areas on the castle mound. Details of this can be secured by condition.

Compliance with other relevant development plan policies

92. A number of development plan policies include key targets for matters such as parking provision and energy efficiency. The table below indicates the outcome of the officer assessment in relation to these matters.

- Policy 3 of the Joint Core Strategy sets out that development should seek to maximise water efficiency. A condition should be attached to any further permission particularly as the proposal includes a new kitchen and new toilet and changing facilities. There is no policy requirement to provide renewable or low-carbon energy.

Requirement	Relevant policy	Compliance
Cycle storage	DM31	Not applicable
Car parking provision	DM31	Not applicable
Refuse Storage/servicing	DM31	Not applicable
Energy efficiency	JCS 1 & 3 DM3	Not applicable
Water efficiency	JCS 1 & 3	Yes subject to condition
Sustainable urban drainage	DM3/5	Not applicable

Equalities and diversity issues

93. There are no significant equality or diversity issues. The proposal will improve accessibility around the Castle and provide inclusive access to all levels including the Keep roof.

Local finance considerations

94. Under Section 70(2) of the Town and Country Planning Act 1990 the council is required when determining planning applications to have regard to any local finance considerations, so far as material to the application. Local finance considerations are defined as a government grant or the Community Infrastructure Levy.
95. Whether or not a local finance consideration is material to a particular decision will depend on whether it could help to make the development acceptable in planning terms. It would not be appropriate to make a decision on the potential for the development to raise money for a local authority.
96. In this case local finance considerations are not considered to be material to the case.

97. The development would be CIL liable as the proposal increases the floorspace. However the change for museums (use class D1) is £0.

Conclusion

98. The Norwich Castle: Gateway to Medieval England project seeks to deliver a scheme that will enhance the visitor experience to the Castle Museum by improving accessibility, increasing floorspace, improving wayfinding, providing new visitor facilities and educational resources, providing better access to the roof of the keep, installing new lifts and providing new exhibition space by recreating the internal spaces of the principal floor of the Norman palace. The aspiration is that this in turn will help develop Norwich's economy and tourism, promote learning and enhance this community facility which in principle are laudable aims and accord with the development plan. Therefore the principle of the proposal is considered acceptable. Furthermore the proposal will have no impact upon the living or working conditions of nearby residents or business and should have no transportation implications. Subject to works being carried out in accordance with the AIA, AMS and TPP the proposal will not harm any trees on site and the proposal offers the opportunities for landscaping and ecological enhancements which can be secured by condition.
99. The proposal will however result in significant internal and external alterations to this grade I listed building with some of the alterations resulting in harm to some aspects of the historic significance of this important heritage asset. In particular the changes to the Victorian museum in the keep and entrance lobby would result in harm to the historic significance of this phase of the building's development, the proposed bridge would visually and physically affect the keep and the kitchen extension to the 1960s block would change the appearance of the building from certain viewpoints. Furthermore although the Boardman museum is of secondary importance in terms of the whole complex the extent of harm to this phase of its history would be considerable.
100. The plans as initially submitted failed to provide enough information to allow a full assessment to be made of the level of harm, however additional information has been forthcoming. Taking into consideration all information available it is considered that the level of harm is less than substantial and a clear and convincing justification can be made for this harm. Furthermore in accordance with paragraph 196 of the National Planning Policy Framework this harm should be weighed against the public benefit of the proposed changes which include providing new visitor facilities and educational resources and making access to the complex easier and more appealing. The proposal will also allow for a substantial increase in visitor numbers to the building and the documentation suggests that the development will allow for an increased understanding of the medieval keep.
101. In summary, the Gateway to Medieval England project has secured Heritage Lottery Funds and if implemented it is considered that the proposal will help secure the future of the Castle for future generations. The proposal will alter the fabric of the building and will change the experience for visitors; however it should be acknowledged that the building has evolved significantly over its past 1000 year history with major interior and exterior alterations and changes to its use. Although some of the physical changes proposed by this application are regrettable, it is concluded that the public benefits outweigh the harm to the heritage asset. The proposals represent an exciting opportunity in terms of the future evolution of the Castle and the development is in accordance with the requirements of the National

Planning Policy Framework and the Development Plan. Therefore it has been concluded that there are no material considerations that indicate it should be determined otherwise.

Recommendation

(1) To approve application no. **18/01082/F** - Norwich Castle Museum Castle Hill Norwich NR1 3JS and grant planning permission subject to the following conditions:

1. Standard time limit;
2. In accordance with plans;
3. Compliance with AIA, AMS and TPP
4. Landscaping details of roof platform
5. Landscaping details to ground/mound
6. Construction Method Statement
7. Details of ecological enhancement measures
8. Water efficiency
9. Stop works if nesting birds or bats are discovered during the project

Informatives:

- 1) Considerate construction

Article 35(2) Statement

The local planning authority in making its decision has had due regard to paragraph 38 of the National Planning Policy Framework (2018) as well as the development plan, national planning policy and other material considerations, following negotiations with the applicant and subsequent amendments the application has been approved subject to appropriate conditions and for the reasons outlined in the officer report.

(2) To approve application no. 18/01083/L - Norwich Castle Museum Castle Hill Norwich NR1 3JS and grant planning permission subject to the following conditions:

1. Standard time limit;
2. In accordance with plans;
3. Detailed drawings or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun, and the works shall not be carried out other than in accordance with the details so approved and shall thereafter be so maintained: -
 - (a) All external building materials (including manufacturer, product, colour finish, scaled drawings and samples where required) for the roof platform, lift and stair enclosures and the cladding for new roof extensions and new bridge link.
 - (b) schedule of internal finishes to walls, ceilings and floors;
 - (c) All new stairs and handrails
 - (d) All new external balustrades and fixings into historic fabric.
 - (e) All new openings to include depth of reveal, details of lintels, reveals and thresholds, elevations and sections at a scale of not less than 1:20
 - (f) All new internal and external doors (plan, section and elevation drawings at a scale of not less than 1:20 and horizontal/frame sections at not less than 1:2) including swing and operation
 - (g) Junctions between northern W.C extension and Keep walls

- (h) Junctions between new lead roof and walls to lightwell 5
 - (i) New lantern to lightwell 5
 - (j) All new external plant and equipment (including new kitchen plant and roof vents) and associated screening
 - (k) All new equipment relating to fire safety provision (active and passive) (including detailed design and routing of any dry risers)
 - (l) Any new or relocated lightening protection
 - (m) Any new or relocated flag pole
 - (n) Any new or relocated surface mounted fixtures (items affixed to the Keep walls, floor or ceilings including projectors, conduit, track or wiring)
 - (o) Any new external lighting
 - (p) Column casings/treatment
 - (q) Precise material and detailed design (scaled plan, elevation and section drawing) of all new and relocated lift shafts, stairs and stair enclosures
 - (r) all new and replacement cornices, skirting, floor coverings, lantern light film, in the principal entrance hallway and adjacent Boardman era corridor
 - (s) A methodology for the careful lifting, storage and reinstatement for the mosaic Norwich City's Coat of Arms in the principal entrance hallway
 - (t) All new floor coverings (must include details of new entrance hallway, Boardman corridor and atrium spaces, lightwell 5 at ground floor level) as well as within the Keep.
 - (u) details of external flues, background and mechanical ventilation, soil/vent pipes and their exits to the open air
 - (v) Details of any new or relocated rainwater goods
 - (w) Detailed design of all alterations to the Boardman stone stair, including nosings and new compliant handrail.
 - (x) Strengthening works to the pier within the main entrance hallway/protection of the dungeons (report shall be prepared by a suitably qualified person, namely a Member of the Institute of Structural Engineers (M.I. Struct. E.) or a Member of the Institution of Civil Engineers (M.I.C.E.).
 - (y) A new signage strategy and the detailed design of any proposed fixed signage.
4. A construction method statement informed by the contractor and prepared by a suitably qualified person, namely a Member of the Institute of Structural Engineers (M.I. Struct. E.) or a Member of the Institution of Civil Engineers (M.I.C.E.) shall be prepared to indicate what piling they propose, what type of machinery will be required, all methods of protection and how it will be moved on and off site without undue harm to the form, fabric and structural stability of the Grade I Listed building (with particular reference to the Keep, dungeons and bridge) shall be submitted to and approved by the Local Planning Authority and works carried out in accordance with said report.
 5. A construction method statement and detailed scaled drawings (informed by the glazing manufacturer and prepared by a suitably qualified person, namely a Member of the Institute of Structural Engineers (M.I. Struct. E.) or a Member of the Institution of Civil Engineers (M.I.C.E.)) in respect of the proposed glass atrium roof on the eastern side of the Keep wall/Bigod tower shall be submitted to and approved by the Local Planning Authority prior to the relevant part of the works commencing. Works shall be carried out in strict accordance with the details so agreed.
 6. Demolition method strategy shall be submitted to and approved by the Local Planning Authority prior to works commencing. This report should indicate how

elements of the building can be sequentially removed without compromising structural integrity of the elements to be retained. It shall be prepared by a suitably qualified person, namely a Member of the Institute of Structural Engineers (M.I. Struct. E.) or a Member of the Institution of Civil Engineers (M.I.C.E.).

7. No scaffold should be affixed to any elevations of the building without the prior written agreement of the Local Planning Authority.
8. Any damage caused to the building by the works hereby approved shall be made good in accordance with a scheme first submitted to and agreed in writing by the local planning authority and the making good in accordance with the scheme as agreed shall take place within 6 months of the completion of the scheme.
9. Archaeology written scheme of investigation (including methodology for the opening up and strengthening works to the opening in the eastern wall of the keep.
10. Stop Work if Unidentified Features Revealed
11. A photographic record of the existing Keep interior and entrance hallway interior and exterior shall be undertaken prior to demolition works commencing and submitted to the Local Planning Authority and HER. (The record shall comply with the requirements of level 2 of the Historic England guidance document, 'Understanding Historic Buildings: A Guide to Good Recording Practice' document).
12. Notwithstanding the services drawings, no new or relocated service routes or risers shall be installed so as to affect the surviving decorative plasterwork walls, ceiling or the floorzone within the Benefactors Room. Any proposed service routes within this space will require the prior written agreement of the Local Planning Authority.
13. No new keep roof extensions or additions (plant vents, equipment, services, balustrades, stairwell or lift enclosures etc) (with the exception of the flagpole or lightening protection) shall project above the height of the highest point of the battlements.

Informatives

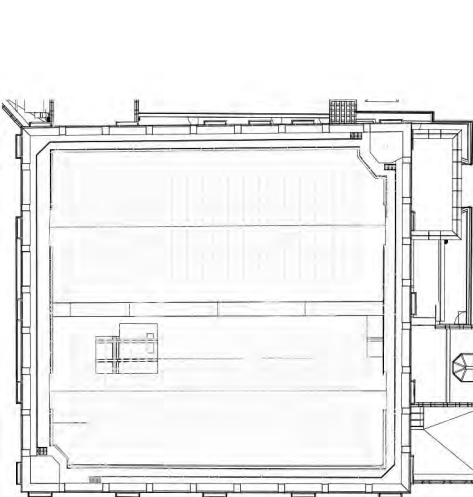
1. You are reminded that the original historic fabric of the listed building should be retained unless specifically authorised for removal by the council as part of a listed building consent. Historic fabric which must be retained would include lath and plaster ceilings and walls, floorboards, original skirting boards, dado rails, cornice, fireplaces, staircases, and any other surviving historic fabric. Where these elements are in poor condition, localised like for like repair could be undertaken by competent workmen, with the minimum amount of intervention to the historic fabric. You are reminded that the installation of new internal and external lighting and service routes and risers fixed to the building will in most cases will require listed building consent. Any proposals for these particular works must be first approved by the council as part of a listed building consent before they are installed within the listed building.
2. You are reminded that no work should commence on implementing this Listed Building Consent until all matters, samples, and details reserved by condition have been submitted to, and approved by, this local planning authority. It is an offence to carry out work to a Listed Building unless all such conditions have been

complied with. Any proposed departure from the works specified in the approved drawings should be brought to the attention of the planning department for further consideration before the work is carried out. The Council will use its enforcement powers, including use of Breach of Condition Notices or Prosecution, to ensure compliance with conditions and prevent harm to the special historic character and historic interest of Listed Buildings. You are advised that there is currently a maximum fine of £20,000 if the offence is dealt with summarily, and if the offence is dealt with by indictment the fine is unlimited.

Reason for approval:

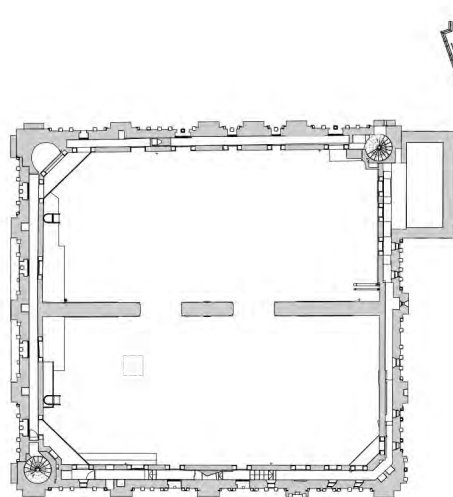
The proposal internal and external alterations to the grade I listed Norwich Castle will result in harm to some aspects of the historic significance of this important heritage asset. In particular the changes to the Victorian museum in the keep and entrance lobby would result in harm to the historic significance of this phase of the building's development, the proposed bridge would visually and physically affect the keep and the kitchen extension to the 1960s block would change the appearance of the building from certain viewpoints. The level of harm however is considered to be less than substantial and clear and convincing justification can be made for this harm. In accordance with paragraph 196 of the National Planning Policy Framework this harm should be weight against the public benefit of the proposed changes.

In this case it is considered that providing new visitor facilities and educational resources, making access to the complex easier and more appealing, increasing visitor numbers and allowing for an increased understanding of the medieval keep will all help enhance these community facilities and in turn promote learning and Norwich's economy. Taking everything into account it is considered that these benefit outweigh the less than substantial harm to this heritage asset. The proposed works are therefore considered to be acceptable and in accordance with the National Planning Policy Framework, policies 1 and of the adopted Joint Core Strategy for Broadland, Norwich and South Norfolk (March 2011) and policies DM1, DM3 and DM9 of the Norwich Development Management Policies Local Plan (December 2014).



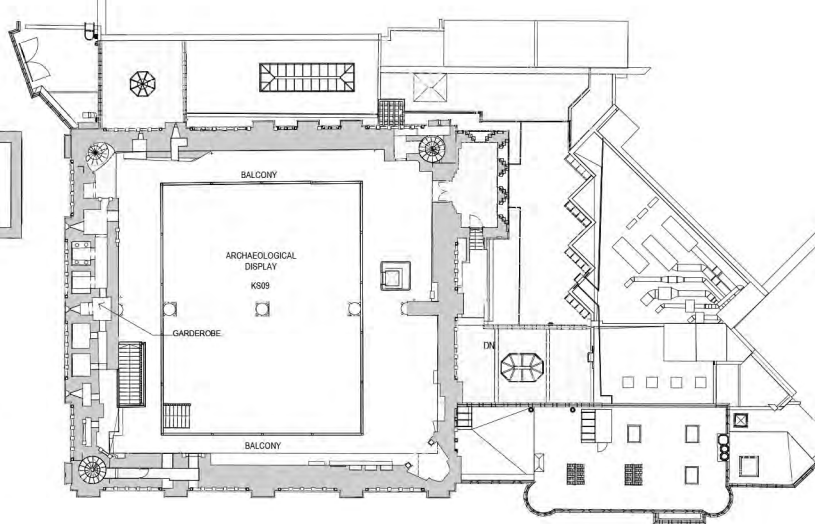
6 Roof of Keep

FFL: +54250



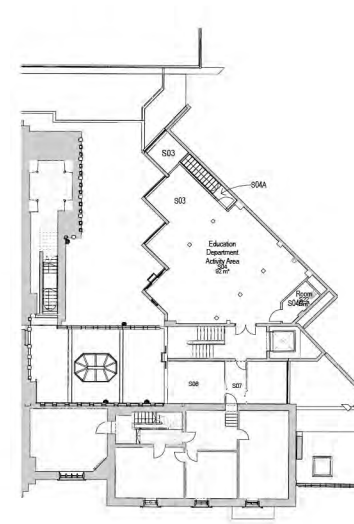
4 Mural Passages/ Mezzanine

FFL: +44260



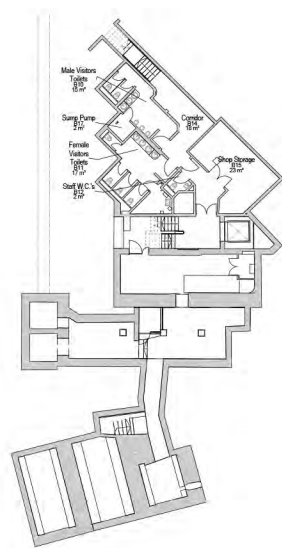
3 Principal Floor

FFL: +40100

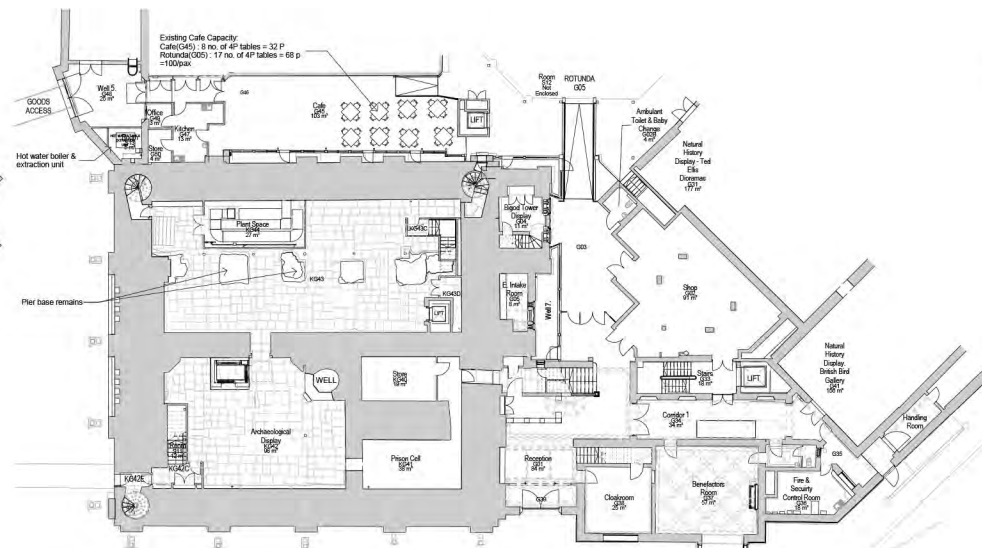


2 Second Floor

FFL: +37500

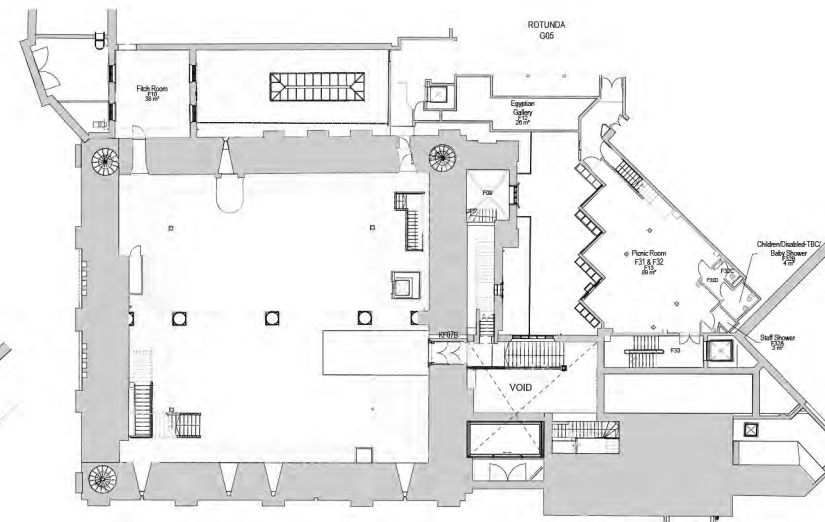


-1 Basement



0 Ground Floor

FFL: +32560



1 First Floor

FFL: +35230

Rev	Date	CHK	Revision Description
A21	26/02/2018	(SM)	Revit model issue 003. Design development pool NMS catering meeting and NMS SC signate feedback
F54	14/05/2018		Bridge Design Development: CAS Drawing Submission for H.F. Planning, B.C. & SMC
P25	20/05/2018		Notes added to demolition drawing set (internal issue)
P36	17/07/2018		Lapsed development pool 145. 15th June letter & 4th July NEMCC meeting. Full Planning & LSC and Scheduled Monument Consent Applications

CONTRACTOR SHALL NOT SCALE FROM THIS DRAWING. ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielamawson\Documents\NCGME-FM-XX-AG-A-0000_gabrielamawson.dwg
17/07/2018 17:10:40

Feilden+Mawson

21-27 Leadenhall Street, London EC3A 3NL
1 Ferry Road, Norwich NR1 1SD
25 St Andrew Street, Cambridge CB2 3AH
www.feildenmawson.com

tel: 020 7841 1980
tel: 01603 620571
tel: 01223 350967
email: info@feildenmawson.com

DRAWING
Floor Plan Set - Existing

CLIENT Norfolk Museum Service/ Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

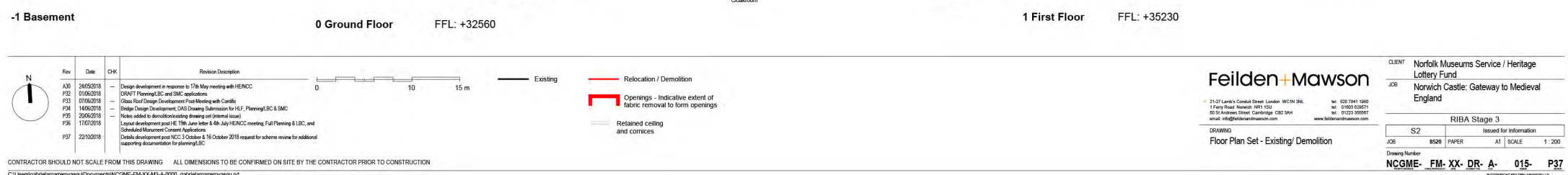
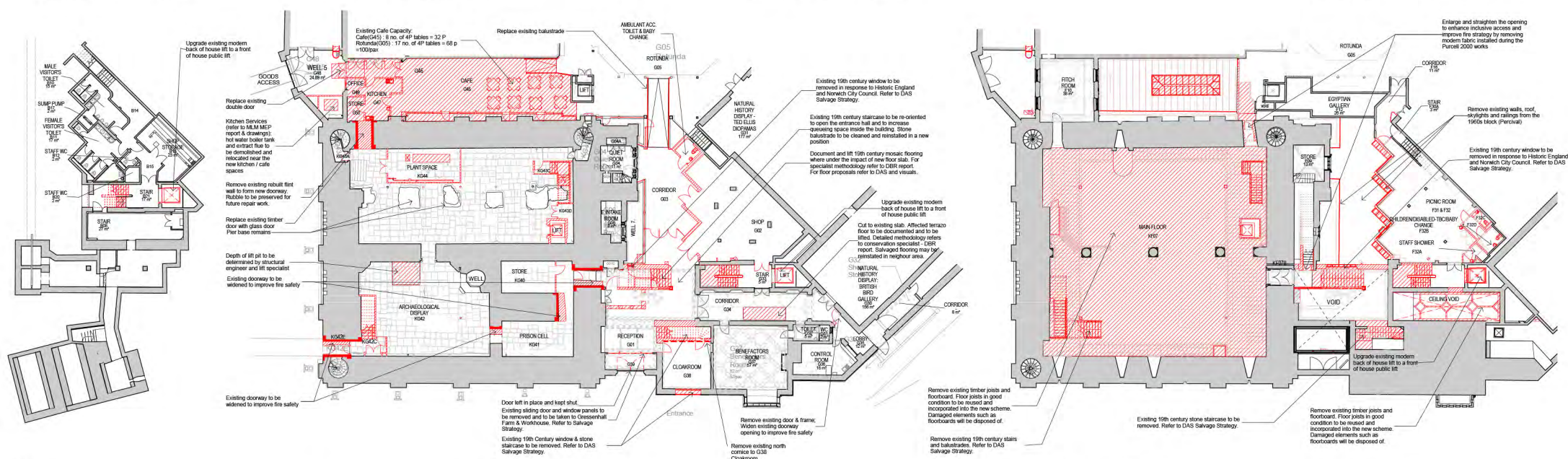
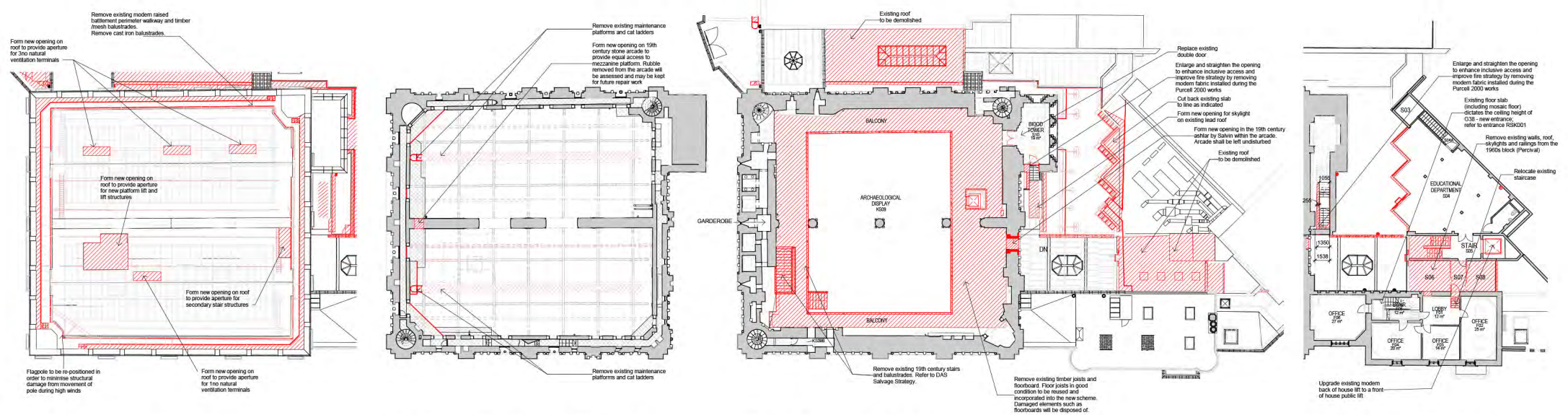
S2 Issued for information

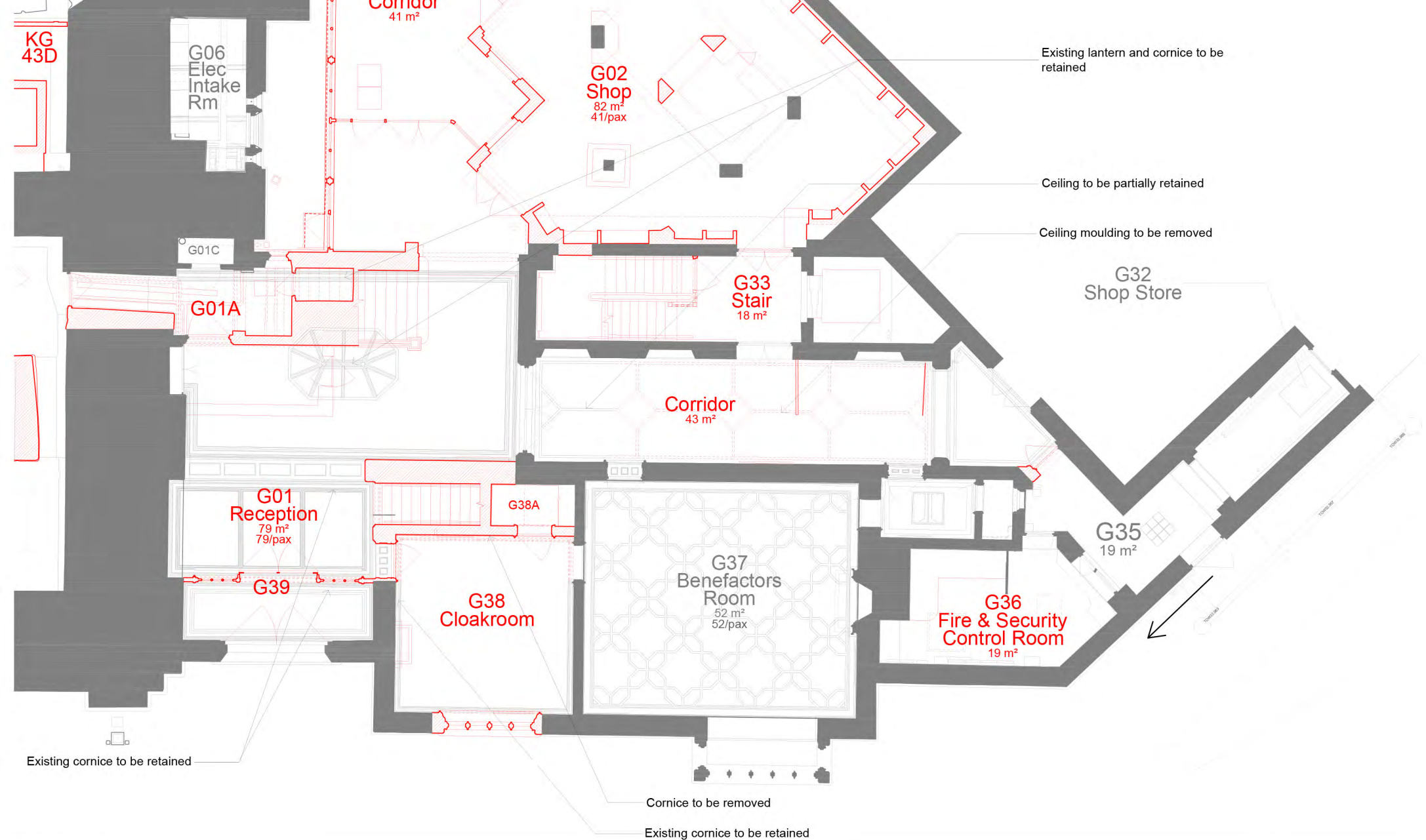
JOB 8529 PAPER A1 SCALE 1:200

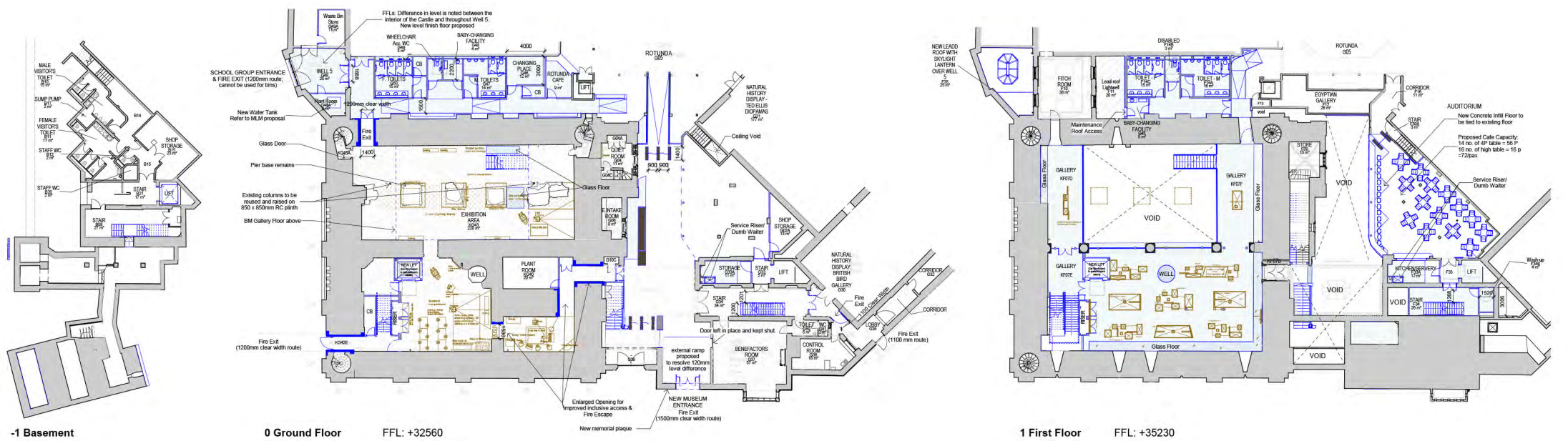
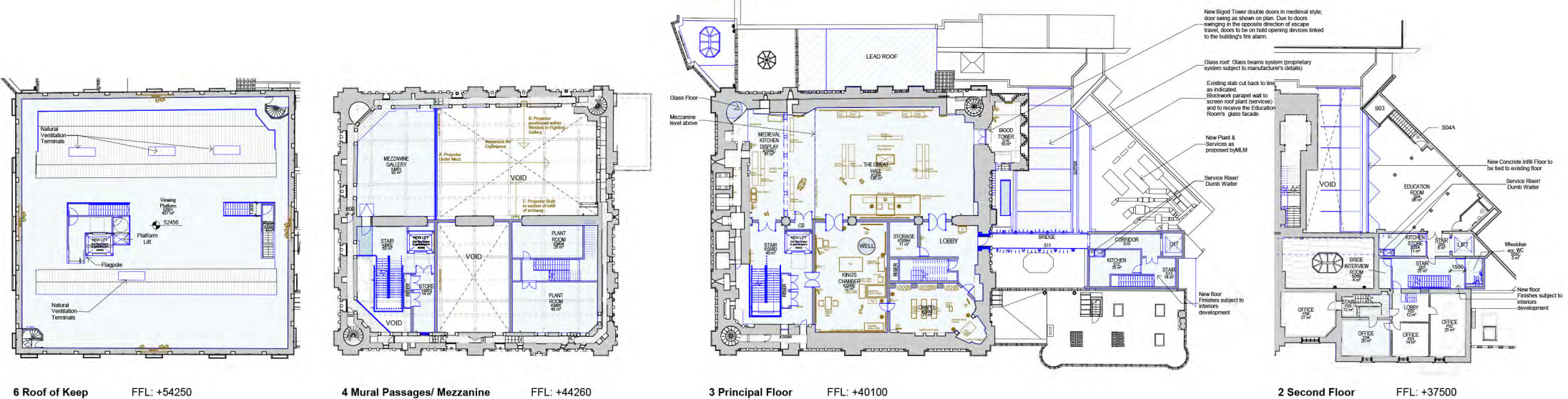
Drawing Number

NCGME-FM-XX-DR-A-014-P36

© COPYRIGHT FEILDEN+MAWSON LLP







Rev Date CHK Revision Description

A30	24/05/2018		Design development in response to 17th May meeting with HENCC
A31	26/05/2018		Glass Roof Detail Development
P32	01/06/2018		DRAFT Planning/DC and SMC applications
P33	01/06/2018		Glass Roof Design Development Post-Meeting with Council
P34	14/06/2018		Bridge Design Development DSD Drawing Submission for HLF, Planning/DC & SMC
P35	20/06/2018		Notes added to demolition/drawing set (internal issue)
P36	17/07/2018		Landscape development post HE 19th June letter & 4th July HENCC meeting, Full Planning & DC, and Scheduled Monument Consent Applications
P37	22/10/2018		Details development post NCC 3 October & 16 October 2018 request for scheme review for additional landscaping documentation for planning/DC

0 10 15 m

Existing
Existing Floor
Existing Roof

Proposed
Openings - Indicative extent of proposed structures and architectural finishes (subject to technical design)
HSD Exhibition Plans (dated 03.09.2018)

Proposed New Floor
Proposed New Roof

Feilden+mawson

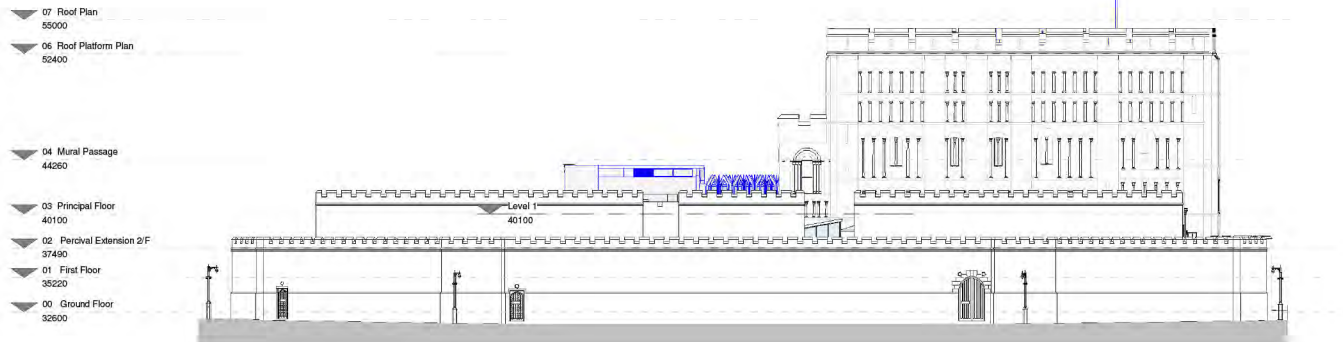
21-27 Lambeth Church Street, London SE1 7SL
t: 0203 7641 1400
e: info@feildenmawson.com
www.feildenmawson.com

CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

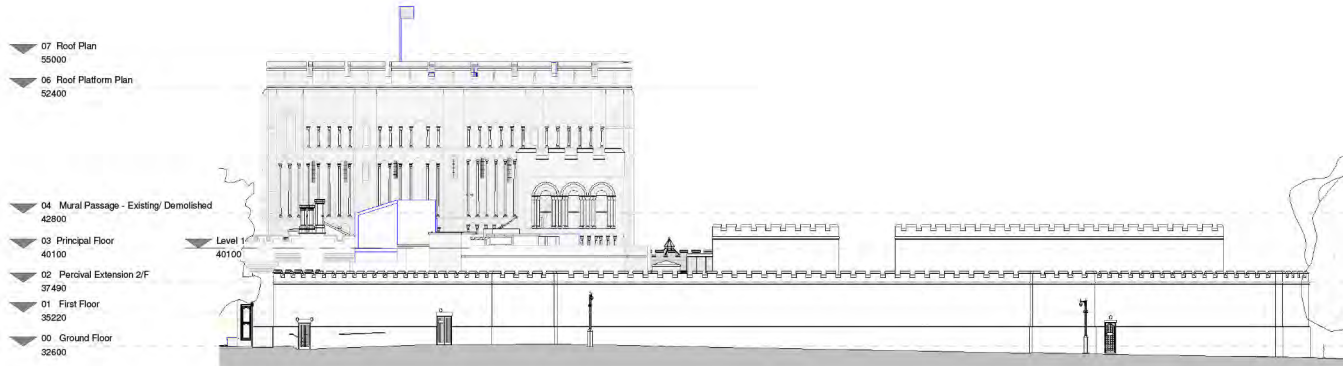
RIBA Stage 3
S2 Issued for Information
JOB #520 PAPER A1 SCALE 1:200
Drawing Number NCGME- FM- Z2- DR- A- 045- P37

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielamawson\Documents\NCGME-FM-XX-MD-A-0000_gabrielamawson\23102018 10.23.34



2 North Keep - Proposed
1 : 200



1 East Keep - Proposed1
1 : 200

Rev	Date	CHK	Revision Description
A28	27/04/2018		Revise issue 04: Fixed floor plan scheme for coordination (Planning LBC draft); subject to meetings with IE and NCC (conservation); NCC Signage for Fire Strategy review
A30	24/05/2018		Design development in response to 17th May meeting with HE/NCC
P32	01/06/2018		DRAFT Planning LBC and DMC applications
P33	07/06/2018		Issue Roof Design Development Plan Meeting with Council
P34	14/06/2018		Bridge Design Development DMS Drawing Submission for HLF Planning LBC & DMC
P35	20/06/2018		Notes added to demolition/conservation drawing and internal issue
P36	11/07/2018		Lapsed development plan IE 15th June letter & 8th July HE/NCC meeting Full Planning & LBC and Scheduled Monument Consent Applications



Feilden + Mawson

21-27 Lambin Court, Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1BB
65-67 Andrew Street, Cambridge CB2 3AH
email: info@feildenmawson.com

tel: 020 7641 1900
tel: 01603 650071
tel: 01223 365097
www.feildenmawson.com

DRAWING
North & East Site Elevation - Proposed

CLIENT Norfolk Museum Service/ Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIIA Stage 3

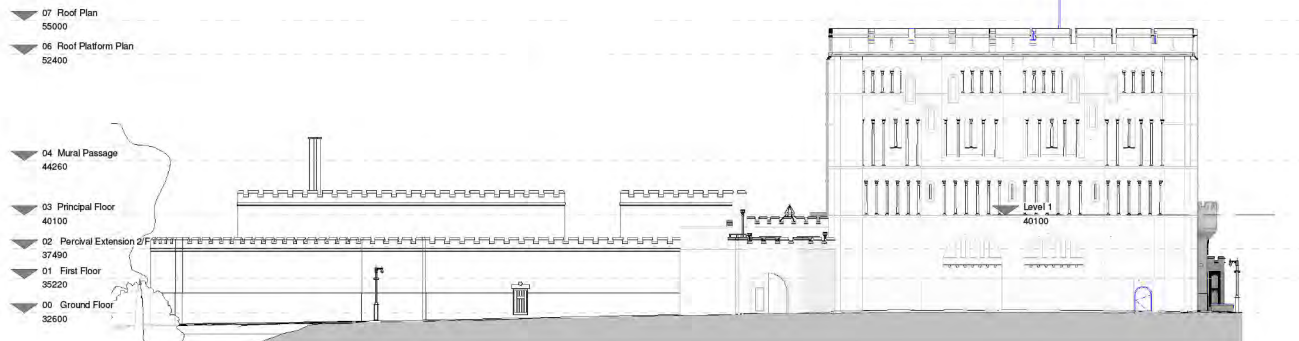
S2	Issued for Information
JOB	8820 PAPER A1 SCALE 1:200

Drawing Number: NCGME-FM-XX-DR-A-080-P36

© copyright 2018 Feilden + Mawson LLP



1 South Keep - Proposed
1 : 200



2 West Keep - Proposed
1 : 200

Rev	Date	CHK	Revision Description
A28	27/04/2018		Revise DM: Fixed floor plan scheme for coordination (Planning LBC draft), subject to meetings with IE and NCC (conservation), NCC Signage for Fire Strategy review
A30	24/05/2018		Design development in response to 17th May meeting with HE/NCC
P32	01/06/2018		DM/F1 Planning LBC and DM applications
P33	01/06/2018		DM/F1 Planning LBC and DM applications
P34	14/06/2018		DM/F1 Planning LBC and DM applications
P35	20/06/2018		Notes added to demolition drawing and internal issues
P36	11/07/2018		Layout development and IE 15th June letter & 18th July HE/NCC meeting Full Planning & LBC, and Scheduled Monument Consent Applications

Existing	Proposed	Proposed New Floor
Existing Floor	Openings - Indicative extent of proposed structures and architectural finishes (subject to technical design)	Proposed New Roof
Existing Roof	HSD Exhibition Plans (Closed 13.09.2018)	

Feilden + Mawson

21-27 Lambeth Road, London SE1 8JH
T: 020 7641 1900
F: 020 7641 1901
E: info@feildenmawson.com

1 Ferry Road, Norwich NR1 1BQ
T: 01603 650071
F: 01603 650072
E: info@feildenmawson.com

www.feildenmawson.com

DRAWING
South & West Site Elevation - Proposed

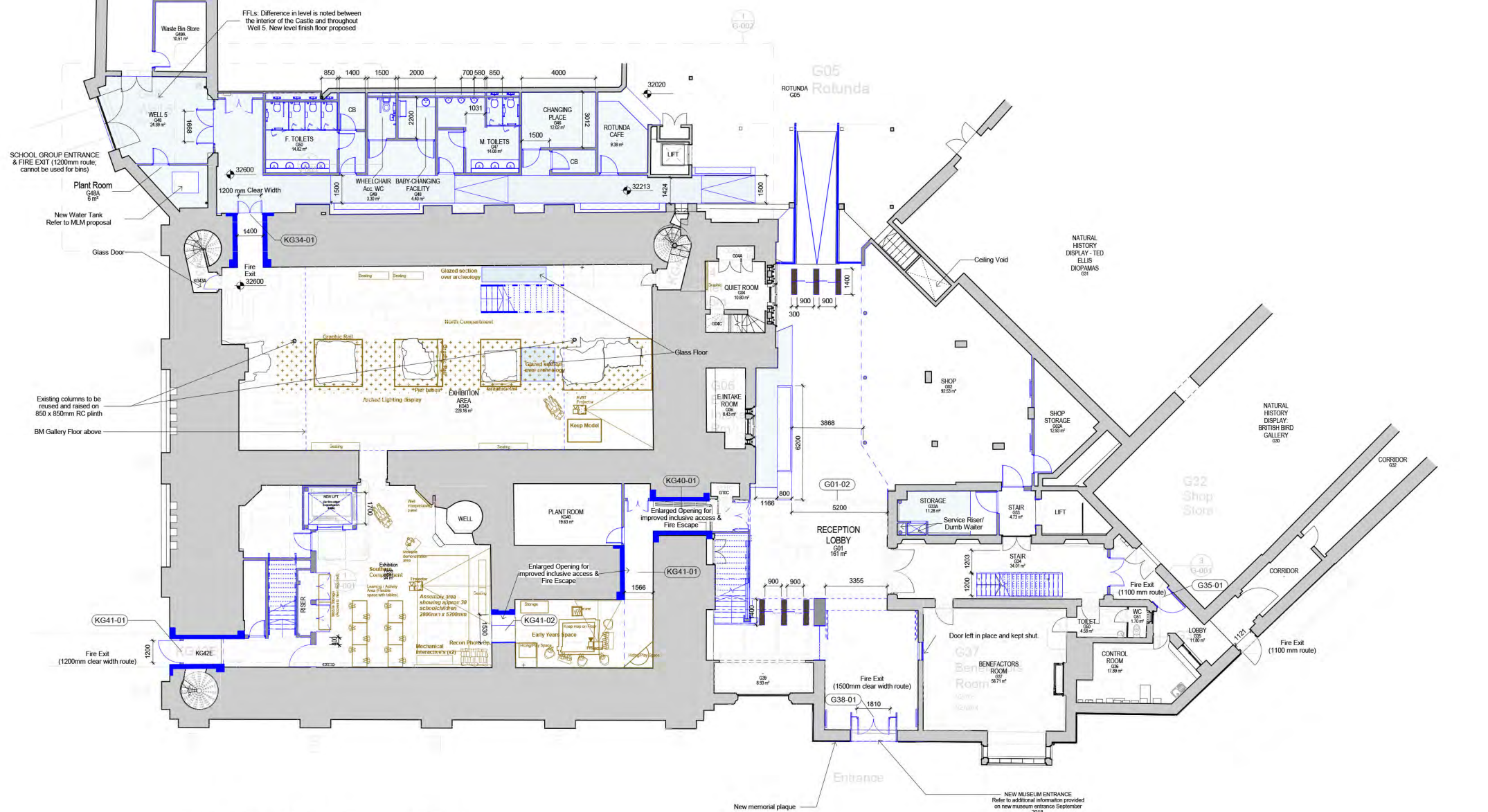
CLIENT Norfolk Museum Service/ Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2	Issued for Information
JOB	8820
PAPER	A1
SCALE	1:200

Drawing Number: NCGME-FM-XX-DR-A-081-P36

17/07/2018 17:50:35



1 00 Ground Floor - Proposed 1-100
1: 100

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HEMCC
P32	01/06/2018		DRW/F Planning, DC and DMC indications
P33	07/06/2018		Glaze Roof Design Development Post Meeting with Council
P34	16/06/2018		Bridge Design Development (DAS Drawing Submission for HLP, Planning, DC & DMC)
P35	20/06/2018		Notes added to develop/developing drawing set (internal email)
P36	17/07/2018		Landscape development post 18th June letter & 4th July HEMCC meeting, Full Planning & LSC, and
P37	22/10/2018		Schedule Management Consent Application
			Details development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning, DC

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielmawson\Documents\NCGME-FM-00-M3-A-0000_gabrielmawson.dwg
23/10/2018 10:23:51

0 5 10 m

Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings -
Indicative extent of proposed
modern structures and
architectural finishes (subject
to technical design)

HSD Exhibition Plans
(Dated 03.08.2018)

Proposed New Floor
Proposed New Roof
Retained ceiling
and cornices

Rev

Date

CHK

Revision Description

00

Ground Floor - Proposed

Feilden + Mawson

21-27 Lamb's Conduit Street, London, WC1N 3NL
1 Fenchurch Street, London, EC3A 3AF
50 St Andrews Street, Cambridge, CB2 3AH
www.feildenmawson.com

020 7541 1800
020 7541 1801
01223 300067
www.feildenmawson.com

CLIENT: Norfolk Museums Service / Heritage Lottery Fund

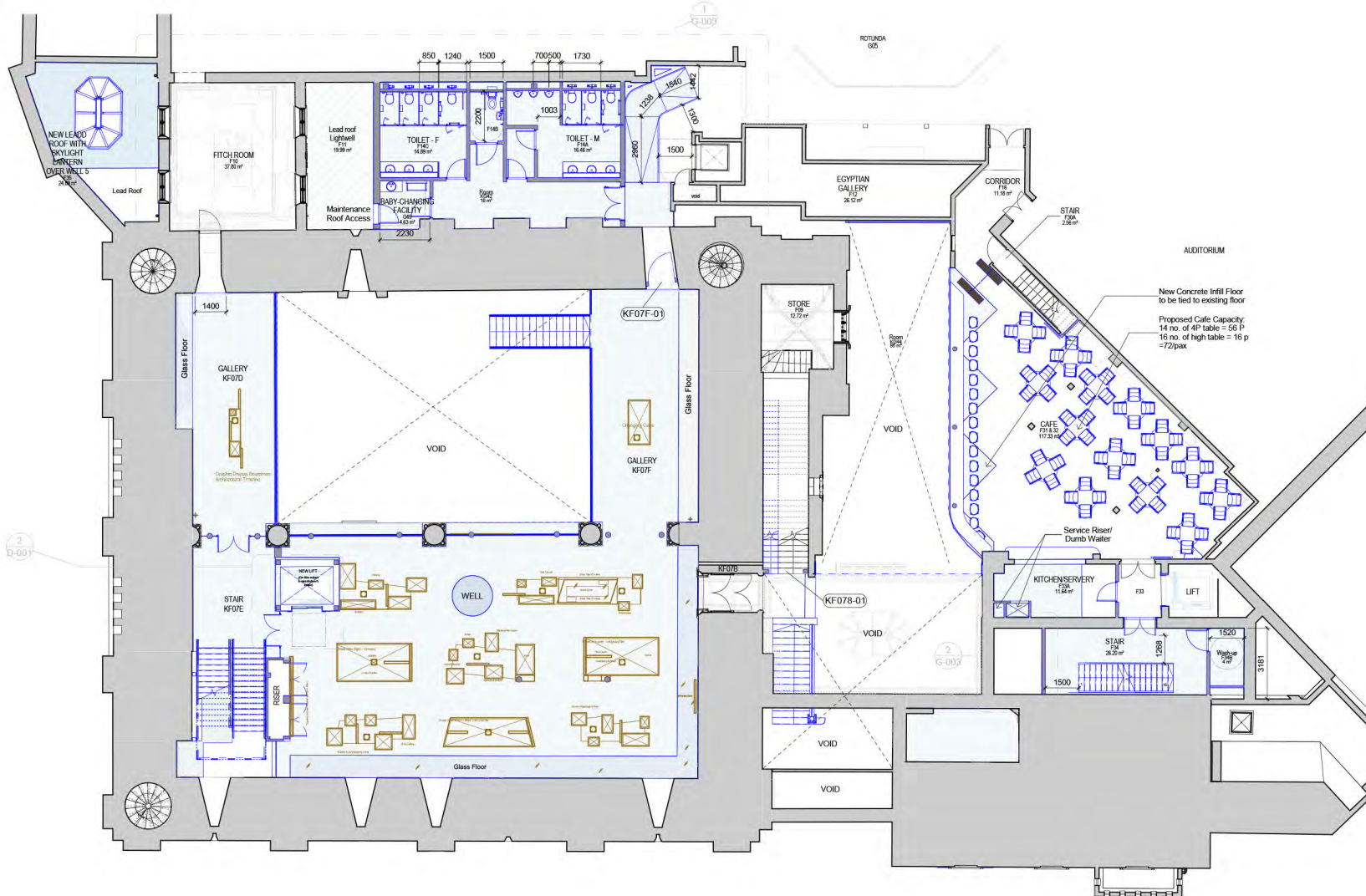
JOB: Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2	Issued for Information
8520	PAPER
A1	SCALE
1: 100	

Drawing Number: NCGME- FM- 00- DR- A- 050- P37

Copyright 2018 Feilden + Mawson



1 01 First Floor - Proposed 1-100
1 : 100

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HE/NCC
P32	01/06/2018		Design Development, LSC and SMC applications
P33	07/06/2018		Glass Roof Design Development Post-Meeting with Council
P34	14/06/2018		Design Development, DAS Drawing Submission for RUF, Planning, LSC & SMC
P35	24/06/2018		Notes added to demolition/demolition drawing set (internal use)
P36	17/07/2018		Layout development post HE 19th June letter & 4th July HE/NCC meeting, Full Planning & LSC, and
P37	22/10/2018		Schedule Management Consent Applications
			Detailed development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning/LSC

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielmawson\Documents\NCGME-FM-X0-M3-A-0000_gabrielmawson.dwg
23/10/2018 10:24:08

0 5 10 m

Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
HSD Exhibition Plans (dated 03.05.2018)

Proposed New Floor
Proposed New Floor

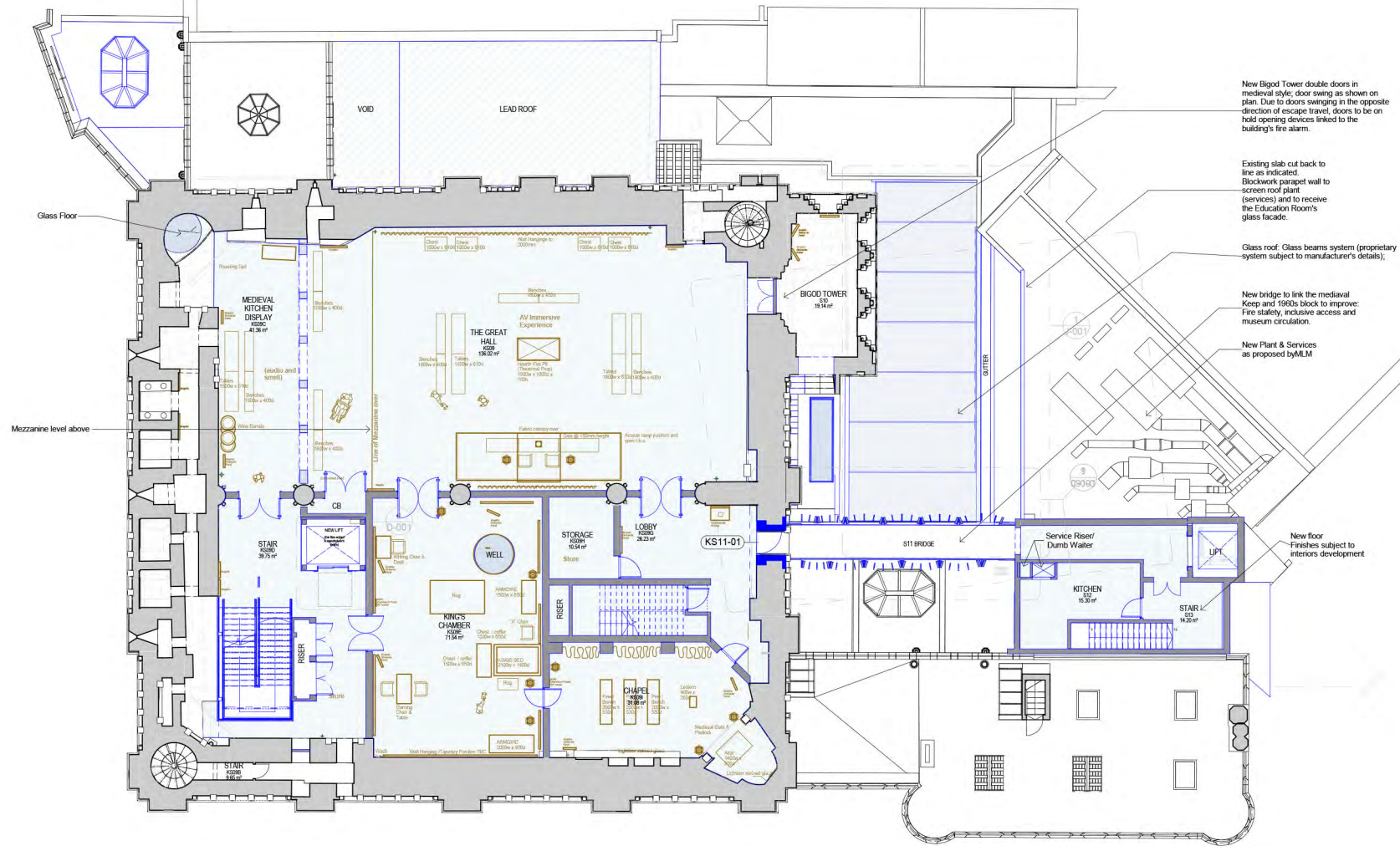
Feilden+Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
50 St Andrews Street, Cambridge CB2 3AH
email: info@feildenmawson.com

tel: 020 7441 9880
tel: 01603 550971
tel: 01223 305087
www.feildenmawson.com

DRAWING
First Floor - Proposed

Feilden+Mawson		CLIENT	Norfolk Museums Service / Heritage Lottery Fund	
21-27 Lant's Lane, London WC1N 3NL 1 Ferry Road, Norwich NR1 1SD 25 St Andrew Street, Cambridge CB2 3AH email: info@feildenmawson.com www.feildenmawson.com		JOB	Norwich Castle: Gateway to Medieval England	
		RIBA Stage 3		
DRAWN		S2	Issued for Information	
First Floor - Proposed		JOB	8520	PAPER A1
		SCALE 1:100		
		NCGME- FM- 01- DR- A- 051- P37		
		© COPYRIGHT FEILDEN+MAWSON LLP		



New Bigod Tower double doors in medieval style, door swing as shown on plan. Due to doors swinging in the opposite direction of escape travel, doors to be on hold opening devices linked to the building's fire alarm.

Existing slab cut back to line as indicated. Blockwork parapet wall to screen roof plant (services) and to receive the Education Room's glass facade.

Glass roof: Glass beams system (proprietary system subject to manufacturer's details).

New bridge to link the medieval Keep and 1960s block to improve: Fire safety, inclusive access and museum circulation.

New Plant & Services as proposed by MLM

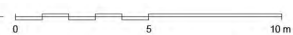
New floor finishes subject to interiors development

03 Principal Floor - Proposed 1-100

1 : 100



Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HENCC
P32	01/06/2018		Client's Planning, LSC and OAC applications
P33	07/06/2018		Glass Roof Design Development Post Meeting with Canalic
P34	14/06/2018		Design Development, DAS Drawing Submission for HLF, Planning, LSC & OAC
P35	26/06/2018		Notes added to demolishing existing drawing set (internal use)
P36	17/07/2018		Layout development post 18.19th June letter & 4th July HENCC meeting, Full Planning & LSC, and (Sustainable Management Consent Applications)
P37	22/10/2018		Details development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LSC



Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
HSD Exhibition Plans (Drawn 03.05.2018)

Proposed New Floor
Proposed New Roof

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
90 St Andrews Street, Cambridge CB2 3AH
tel: 020 7441 9880
tel: 01603 650911
tel: 01223 305087
email: info@feildenmawson.com
www.feildenmawson.com

DRAWING
Principal Floor - Proposed

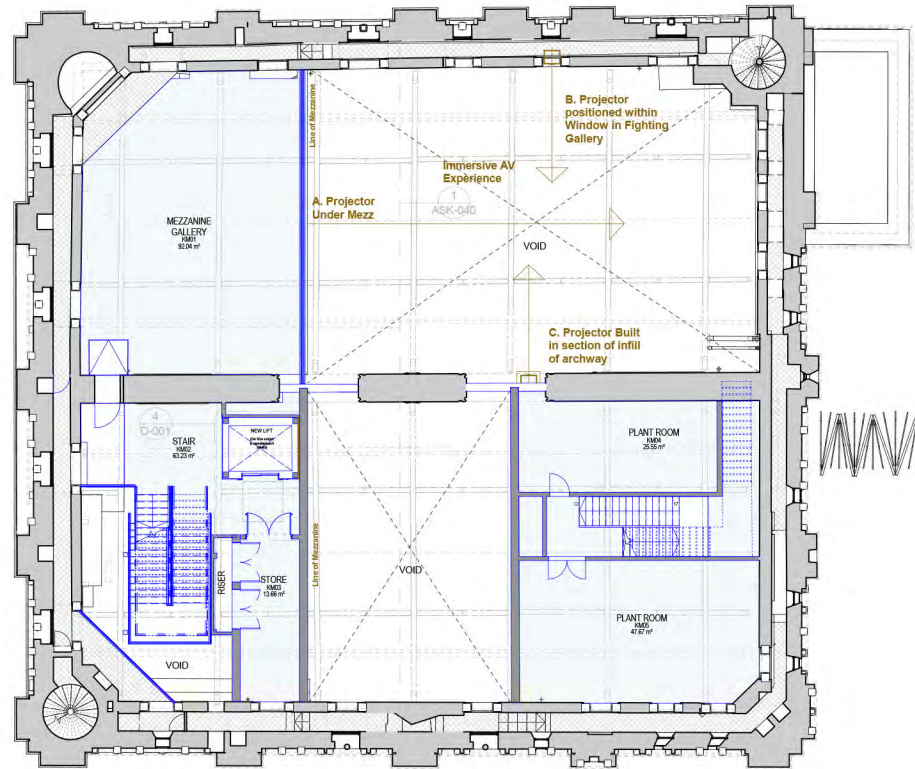
CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3				
S2	Issued for Information			
JOB	8520	PAPER	A1	SCALE 1 : 100
NCGME- FM- 03- DR- A- 053- P37				

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING - ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

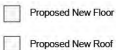
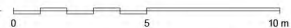
C:\Users\gabrielamawson\Documents\NCGME-FM-03-A-0000_gabrielamawson.dwg
23/10/2018 10:24:27

© COPYRIGHT FOLKLORE ARCHITECTS



1 04 Mural Passage - Proposed 1-100
1 : 100

Rev	Date	CHK	Revision Description
A10	24/05/2018		Design development in response to 17th May meeting with HEMCC
P32	01/06/2018		(DRAFT) Planning, LSC and SMC applications
P33	01/06/2018		Overall Roof Design Development Post Meeting with Council
P34	14/06/2018		Overall Design Development, DAS Drawing Submission for H/L, Planning, LSC & SMC
P35	20/06/2018		Notes added for demolishing existing drawing set (internal issue)
P36	17/07/2018		Layout development post HE 19th June letter & 4th July HEMCC meeting, Full Planning & LSC, and Scheduled Monument Consent Applications
P37	22/10/2018		Details development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LSC



Feilden+Mawson

21-27 Lamb's Conduit Street, London WC1N 3AL
1 Fenny Road, Norwich NR1 1SD
90 St Andrews Street, Cambridge CB2 3AH
tel: 020 7641 1000
tel: 01603 630071
tel: 01223 355587
www.feilden+mawson.com

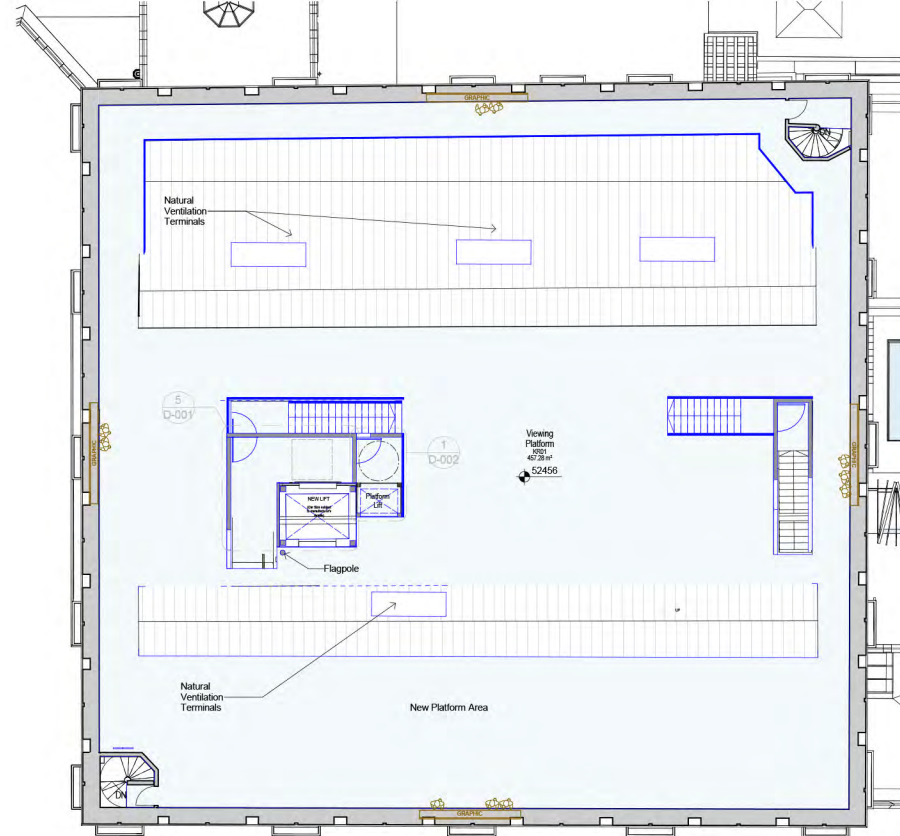
DRAWING
Mural Passage/ Mezzanine - Proposed

CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3
S2 Issued for Information

JOB 8520 PAPER A1 SCALE 1 : 100

Drawing Number
NCGME- FM- 04- DR- A- 054- P37



1 06 Roof Platform Plan - Proposed 1-100
1 : 100

Rev	Date	CHK	Revision Description
A30	24/02/2018		Design development in response to 17th May meeting with HE/MCC
P32	01/02/2018		(Draft) Planning, LBC and SMC applications
P33	07/02/2018		Glass Roof Design Development Post-Meeting with Council
P34	14/02/2018		(Draft) Design Development, DAS Drawing Submission for HLF, Planning, LBC & SMC
P35	20/02/2018		Notes added for demotion/working drawing set (internal issue)
P36	17/07/2018		Layout development post HE 19th June letter & 4th July HE/MCC meeting, Full Planning & LBC, and Scheduled Monument Consent Applications
P37	22/10/2018		Details development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LBC

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING - ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabriel@mawson.co.uk\Documents\NCGME-FM-06-DR-A-0000_gabriel@mawson.co.uk

23/10/2018 10:24:46

Existing

Existing Floor

Existing Roof

Proposed

Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)

HSD Exhibition Plans (Drawn 03.05.2018)

Proposed New Floor

Proposed New Roof

Feilden+Mawson

21-27 Little's Court Street, London WC2N 3DL
1 Ferry Road, Norwich NR1 3DQ
50 St Andrews Street, Cambridge CB2 3AH
email: info@feildenmawson.com

tel: 020 7641 1080
tel: 01603 630071
tel: 01223 365067
www.feildenmawson.com

DRAWING

Roof Platform Plan - Proposed

CLIENT

Norfolk Museums Service / Heritage Lottery Fund

JOB

Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2

Issued for Information

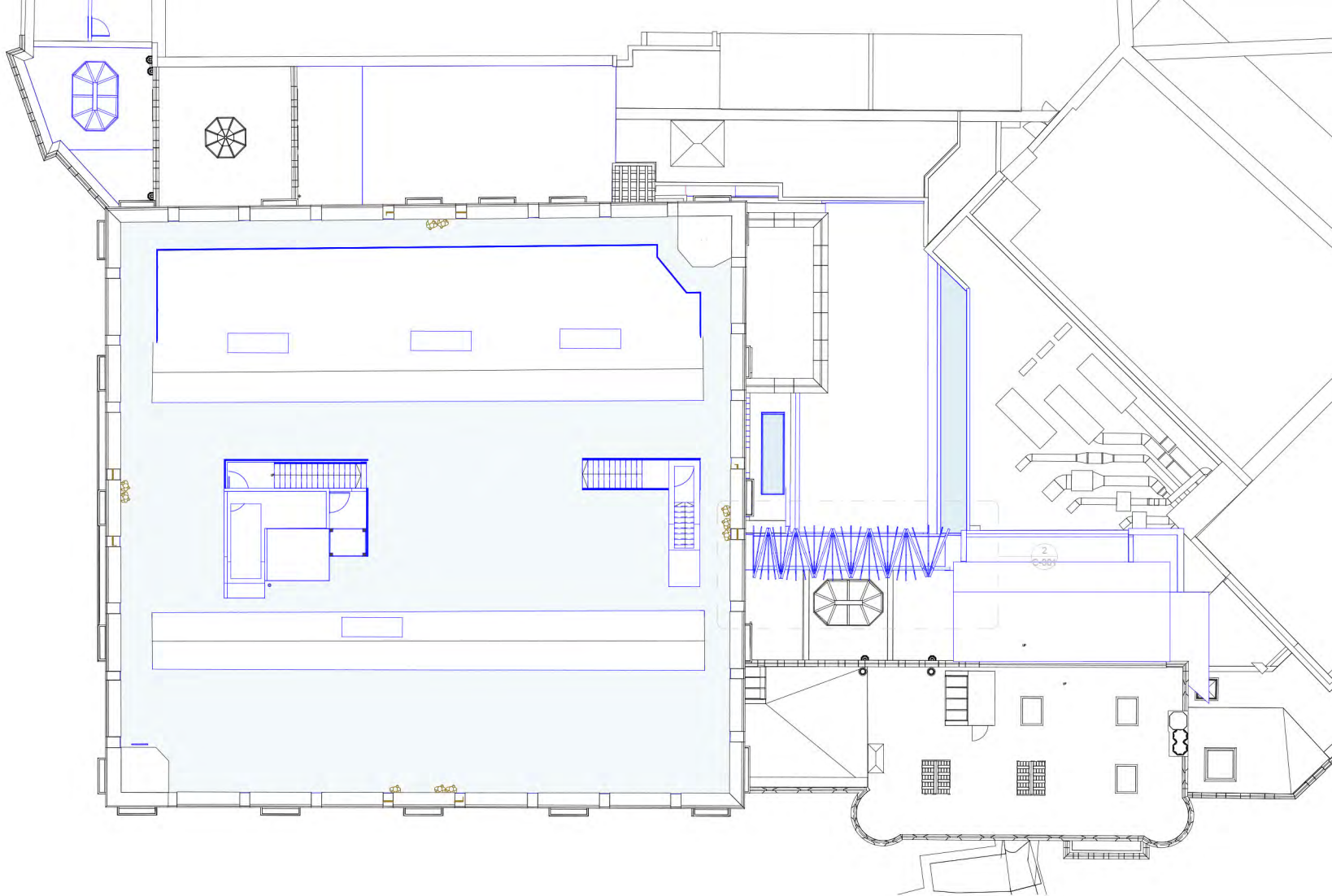
Drawing Number

NCGME-FM-06-DR-A-055-P37

JOB

8528 PAPER A1 SCALE 1 : 100

© COPYRIGHT FELDEN+MAWSON LLP



2 07 Roof Plan - Proposed 1-100
1 : 100

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HE/MCC (DRAFT Planning/LSC and SMC applications)
P32	01/06/2018		Overall Roof Design Development Post Meeting with Council
P33	07/06/2018		Overall Roof Design Development (DAS Drawing Submission for PL/2, Planning/LSC & SMC)
P34	14/06/2018		Notes added to development drawing set (internal issues)
P35	20/06/2018		Layout development post HE 19th June letter & 4th July HE/MCC meeting. Full Planning & LSC, and Scheduled Monument Consent Applications
P36	17/07/2018		Details development post NCC 3 October & 18 October 2018 request for scheme review for additional supporting documentation for planning/LSC
P37	22/10/2018		

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING. ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielamartinez\Documents\NCGME-FM-07-M3-A-0000_gabrielamartinez.dwg
23/10/2018 10:24:54



Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings -
Indicative extent of proposed
modern structures and
architectural finishes (subject
to technical design)
HSD Exhibition Plans
(Detail 03.05.2018)

Proposed New Floor
Proposed New Roof

Feilden+Mawson

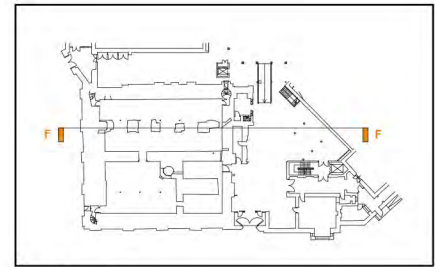
21-27 Lamb's Conduit Street London WC1N 3NL
1 Ferry Road Norwich NR1 1SD
50 St Andrews Street Cambridge CB2 3AH
tel: 020 7641 1080
tel: 01603 630671
tel: 01223 365587
www.feildenmawson.com
www.feildenmawson.com

DRAWING
Roof Plan - Proposed

CLIENT Norfolk Museums Service / Heritage
Lottery Fund
JOB Norwich Castle: Gateway to Medieval
England

RIBA Stage 3			
S2	Issued for Information		
JOB	8528	PAPER	A1
Drawing Number	8528	SCALE	1 : 100
NCGME-	FM- 07- DR- A-	056-	P37

©COPYRIGHT FEILDEN+MAWSON LLP



Section Key Plan

07 Roof Plan
55000

04 Mural Passage - Existing/ Demolished
42800

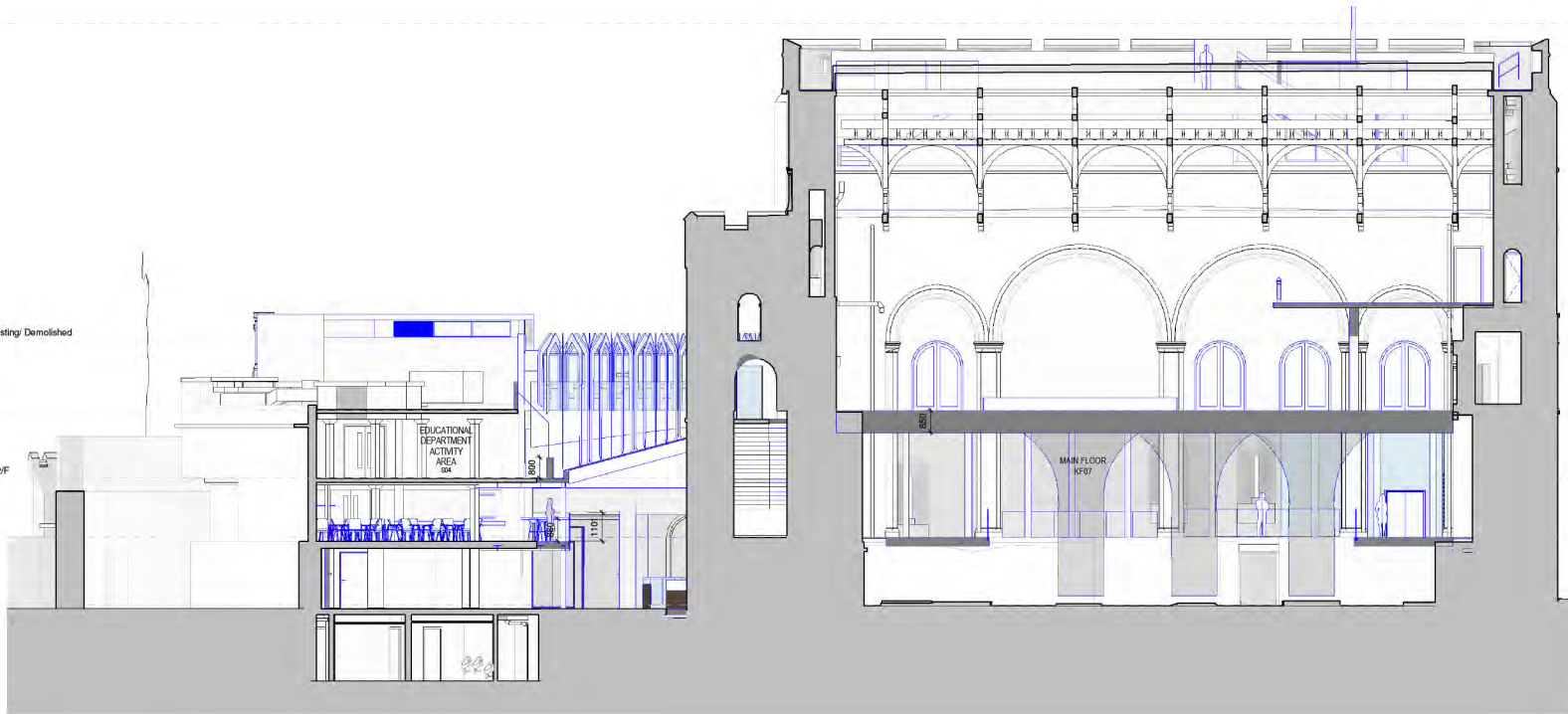
03 Principal Floor
40100

02 Percol Extension 2/F
37490

01 First Floor
35220

00 Ground Floor
32600

-01 Dungeon 1
29700



F Section F-F - Proposed
1 : 100



Rev	Date	CHK	Revision Description
A28	27/04/2018		Revise issue 04: Fixed floor plan scheme for coordination (Planning LBC draft); subject to meetings 0
A30	24/05/2018		with IE and NCC (conservation), NCC Signage for Fire Design review
P32	07/06/2018		Design development in response to 17th May meeting with HE/NCC
P33	07/06/2018		DRAFT Planning LBC and DMC applications
P34	14/06/2018		Issue Roof Design Development Floor Meeting with Canisly
P35	20/06/2018		Bridge Design Development, DMS Drawing Submission for H.F. Planning LBC & DMC
P36	10/07/2018		Notes added to demolition/demolition drawing and internal issues
			Lapsed development part IE 19th June letter & 8th July HE/NCC meeting Full Planning & LBC, and
			Scheduled Movement Consent Applications

0 5 10 m

Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings -
Indicative extent of proposed
modern structures and
architectural finishes (subject
to technical design)
HSD Exhibition Plans
(Issued 05.05.2018)

Proposed New Floor
Proposed New Roof

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3SE
1 Fenchurch Road, Norwich NR1 1BB
65-66 Andrew Street, Cambridge CB2 3AH
tel: 020 7641 1900
tel: 01603 650571
tel: 01223 365097
www.feildenmawson.com

DRAWING
Section F-F - Proposed

CLIENT Norfolk Museum Service/ Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

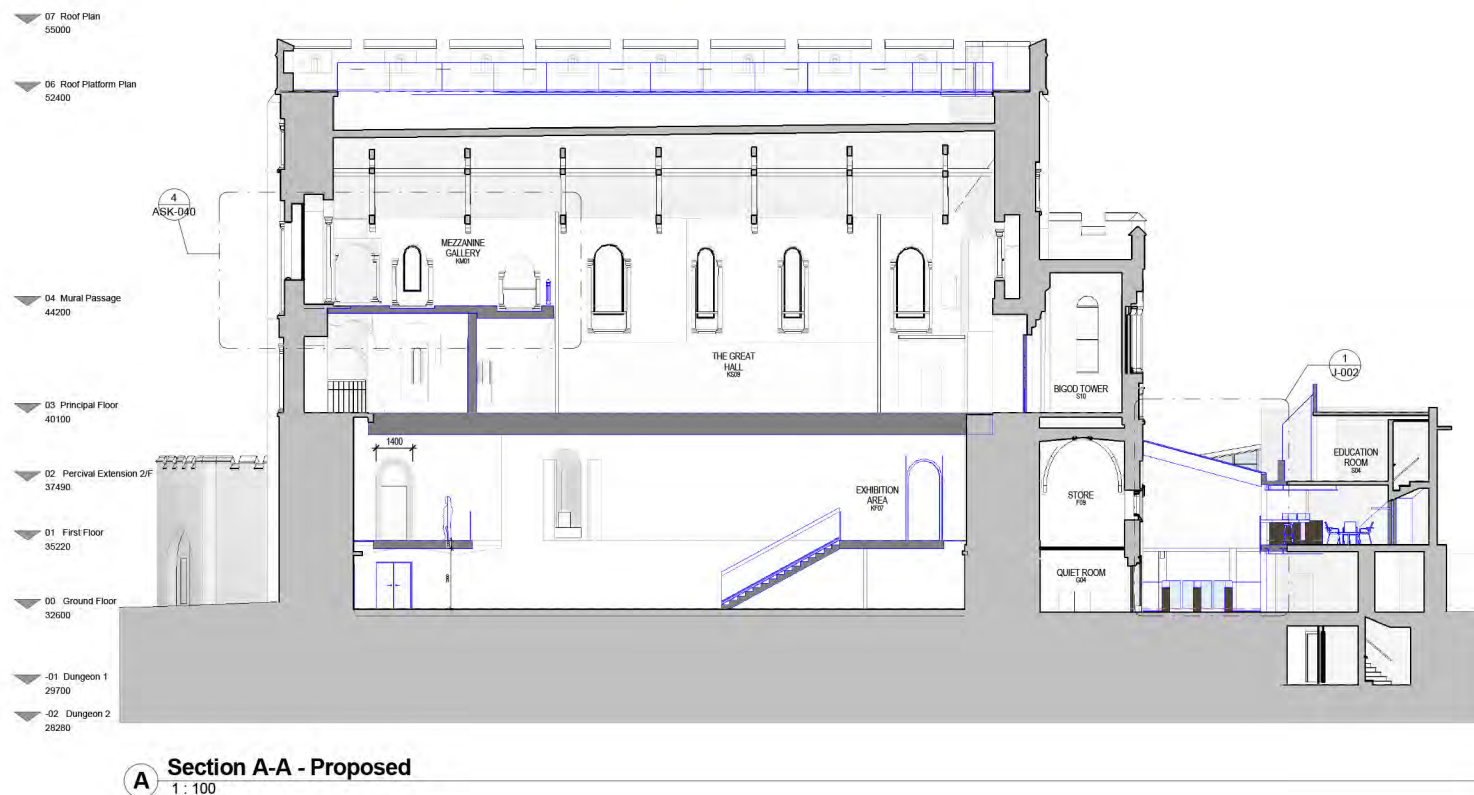
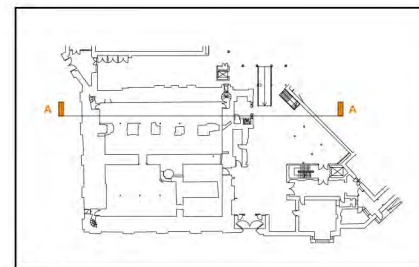
RIBA Stage 3

S2 Issued for Information

JOB 8820 PAPER A1 SCALE 1:100

NCGME - FM-XX-DR-A-072- P36

© copyright 2018 Feilden + Mawson LLP



Rev	Date	C/K	Revision Description
A30	24/05/2018	—	Design development in response to 17th May meeting with HENCC
P32	01/06/2018	—	DRAFT Planning, LBC and SMC applications
P32	07/05/2018	—	Clear Road Design Development Meeting with Corstis
P34	14/06/2018	—	Bridge Design Development: AS Drawing Submission for HLC, Planning, LBC & SMC
P35	20/06/2018	—	Notes added to demolition/relaying drawing set (internal use)
P36	17/07/2018	—	Landscape proposal met HE 15th June letter & 14th July HENCC meeting. Full Planning & LBC, and SMC
P37	22/10/2018	—	Scheduled Monument Consent Applications Landscape development post NCC 1 October & 15 October 2018 request for scheme review for additional supporting documentation for planning, LBC

THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabrielamarrerovasqu\Documents\NCGME-FM-XX-M3-A-0000_gabrielamarrerovasqu.rvt
23/10/2018 10:25:18

 Existing
 Existing Floor
 Existing Roof
 Proposed
 Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
 HSD Exhibition Plans
 Proposed New Floor
 Proposed New Roof

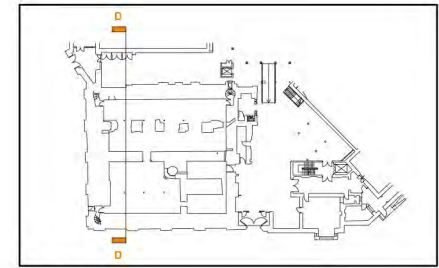
Feilden+Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL tel: 020 7841 1680
1 Ferry Road Norwich NR1 1SU tel: 01603 026671
50 St Andrews Street, Cambridge CB2 3AH tel: 01223 350567
email: info@feildenandmaison.com www.feildenandmaison.com

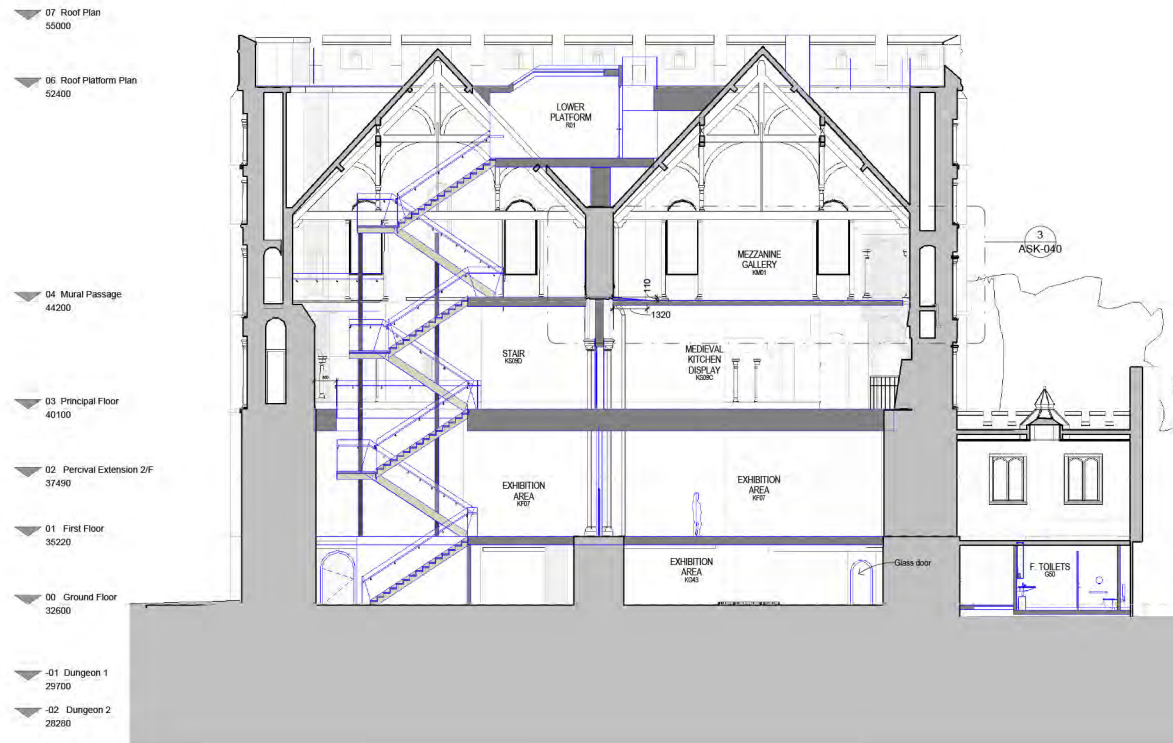
DRAWING
Section A-A - Proposed

CLIENT	Norfolk Museums Service / Heritage Lottery Fund
JOB	Norwich Castle: Gateway to Medieval England

RIBA Stage 3				
S2	Issued for information			
JOB	8520	PAPER	A1	SCALE 1 : 100
Drawing Number				
NCGME- <small>CONCEPT DESIGN</small>	FM- <small>FUNCTIONAL DESIGN</small>	XX- <small>PRELIMINARY DESIGN</small>	DR- <small>DEVELOPMENT DESIGN</small>	A- <small>AS-BUILT</small>
			070- <small>CONSTRUCTION</small>	P37 <small>PRODUCTION</small>

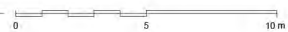


Section Key Plan



D Section D-D - Proposed
1 : 100

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HERMCC
P32	01/06/2018		DRAFT Planning, LBC and SMC applications
P33	07/06/2018		Glass Roof Design Development / Tool Meeting with Cavell
P34	14/06/2018		Bridge Design Development / DAS Drawing Submission for H.F. Planning, LBC & SMC
P35	20/06/2018		Notes added to demolition/conservation drawing set (internal issue)
P36	17/07/2018		Landscape development and 1E 19th June letter & 4th July HERMCC meeting / Full Planning & LBC, and
P37	22/10/2018		Schedule of Movement Content Applications
			Details development and VCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LBC



Existing	Proposed	Proposed New Floor
Existing Floor	Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)	Proposed New Roof
Existing Roof	HSD Exhibition Plans (March 03.09.2018)	

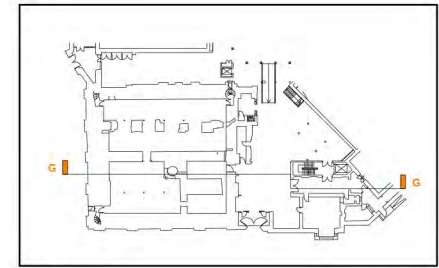
Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
25-26 Victoria Street, Cambridge CB2 3AH
email: info@feildenmawson.com
www.feildenmawson.com

tel: 020 7641 1900
tel: 01603 636071
tel: 01223 355097

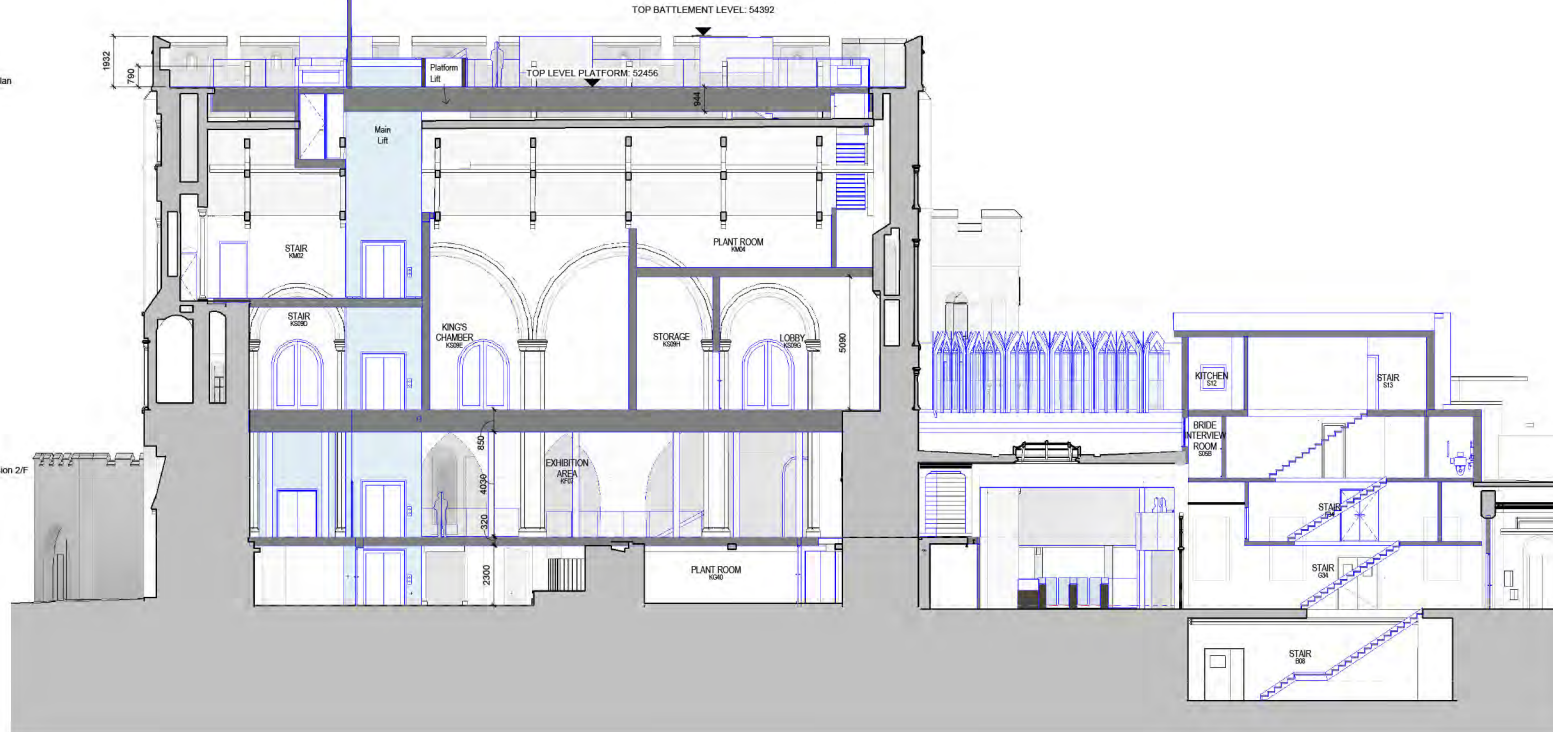
DRAWING
Section D-D - Proposed

CLIENT	Norfolk Museums Service / Heritage Lottery Fund
JOB	Norwich Castle: Gateway to Medieval England
RIBA Stage 3	
S2	Issued for Information
JOB	ISSUE
PAPER	AT
SCALE	1 : 100
DRAWING NUMBER	NCGME-FM-XX-DR-A-071-P37



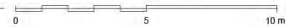
Section Key Plan

- 07 Roof Plan
55000
- 06 Roof Platform Plan
52400
- 04 Mural Passage
44200
- 03 Principal Floor
40100
- 02 Percival Extension 2/F
37490
- 01 First Floor
35220
- 00 Ground Floor
32600
- 01 Dungeon 1
29700
- 02 Dungeon 2
28280



Section G-G - Proposed
1 : 100

Rev	Date	CHK	Description
A30	24/05/2018		Design development in response to 17th May meeting with HEMCC
P32	01/06/2018		DMPT Planning, LBC and SMC applications
P33	07/06/2018		Ground Floor Design Development Final Meeting with Council
P34	14/06/2018		Bridge Design Development (DAS Drawing Submission for H.F. Planning), LBC & SMC
P35	20/06/2018		Notes added to demolition/voiding drawing set (internal use)
P36	17/07/2018		Landscape development and 1E 19th June letter & 4th July HEMCC meeting, Full Planning & LBC, and
P37	22/10/2018		Schedule Management Consent Applications
			Details development and VCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LBC



- Existing
- Existing Floor
- Existing Roof
- Proposed
- Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
- HSD Exhibition Plans (Drawn 03.09.2018)
- Proposed New Floor
- Proposed New Roof

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
25-26 Andrew Street, Cambridge CB2 3AH
email: info@feildenmawson.com

tel: 020 7341 1800
tel: 01603 636071
tel: 01223 355097
www.feildenmawson.com

DRAWING
Section G-G - Proposed

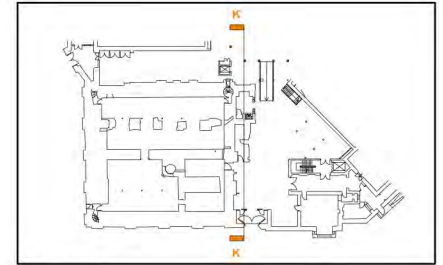
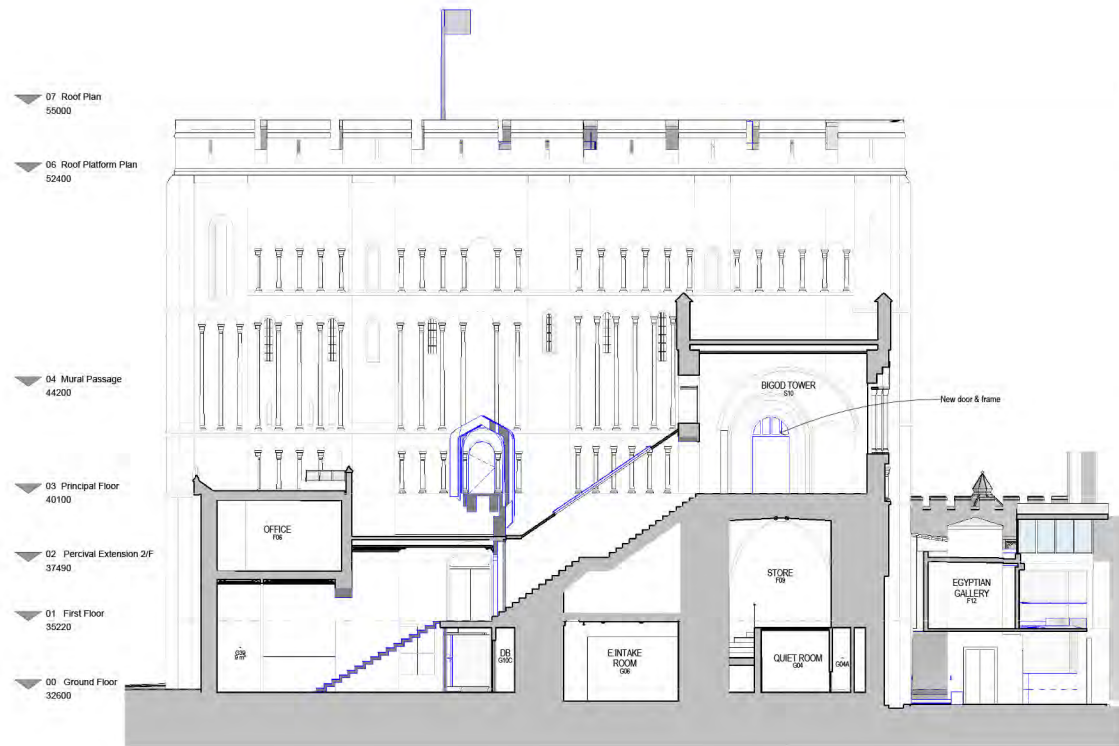
CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2 Issued for Information

Drawing Number
NCGME-FM-XX-DR-A-073-P37

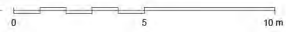
23/10/2018 15:26:35



Section Key Plan

K Section K-K - Proposed
1 : 100

Rev	Date	CHK	Revision Description
A00	24/05/2018		Design development in response to 17th May meeting with HENCC
P02	01/06/2018		DRAFT Planning, LBC and SMC applications
P03	07/06/2018		Ground Floor Design Development Final Meeting with Council
P04	14/06/2018		Bridge Design Development (SAS Drawing Submission for H.F. Planning), LBC & SMC
P05	25/06/2018		Notes added to demolition/voiding drawing set (internal issue)
P06	17/07/2018		Landscape development and 1E 19th June letter & 4th July HENCC meeting. Full Planning & LBC, and
P07	22/10/2018		Schedule of Movement Content Applications
			Details development and VCC 3 October & 15 October 2018 request for scheme review for additional supporting documentation for planning, LBC



- Existing
- Existing Floor
- Existing Roof
- Proposed
- Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
- HSD Exhibition Plans (Drawn 03.05.2018)
- Proposed New Floor
- Proposed New Roof

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
25-26 Newmarket Street, Cambridge CB2 3NA
tel: 020 7641 1900
tel: 01603 636071
tel: 01223 355097
www.feildenmawson.com

DRAWING
Section K-K - Proposed

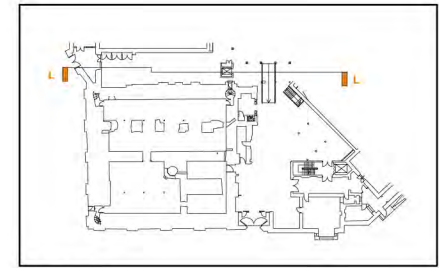
CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2	Issued for Information	
JOB: 8520	PAPER: A1	SCALE: 1:100

Drawing Number: NCGME-FM-XX-DR-A-074-P37

© COPYRIGHT FEILDEN+MAWSON LLP

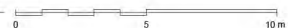


Section Key Plan



Section L-L - Proposed
1 : 100

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HENCC
P32	01/06/2018		DMPT Planning, LBC and SMC applications
P33	07/06/2018		Class Roof Design Development Tool Meeting with Council
P34	14/06/2018		Bridge Design Development (DAS Drawing Submission for H.F., Planning, LBC & SMC)
P35	20/06/2018		Notes added to demolition/voiding drawing set (internal use)
P36	17/07/2018		Landscape development post 1E 19th June letter & 4th July HENCC meeting, Full Planning & LBC, and
P37	22/10/2018		Scheduled Movement Consent Negotiations
			Details development post VCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning LBC



Existing
Existing Floor
Existing Roof

Proposed
Proposed Openings - Indicative extent of proposed modern structures and architectural finishes (subject to technical design)
HSD Exhibition Plans (Drawn 03.05.2018)

Proposed New Floor
Proposed New Roof

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Ferry Road, Norwich NR1 1SD
20-24 Victoria Street, Cambridge CB2 3AH
email: info@feildenmawson.com
tel: 020 7541 1800
tel: 01603 636071
tel: 01223 355097
www.feildenmawson.com

DRAWING
Section L-L - Proposed

CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

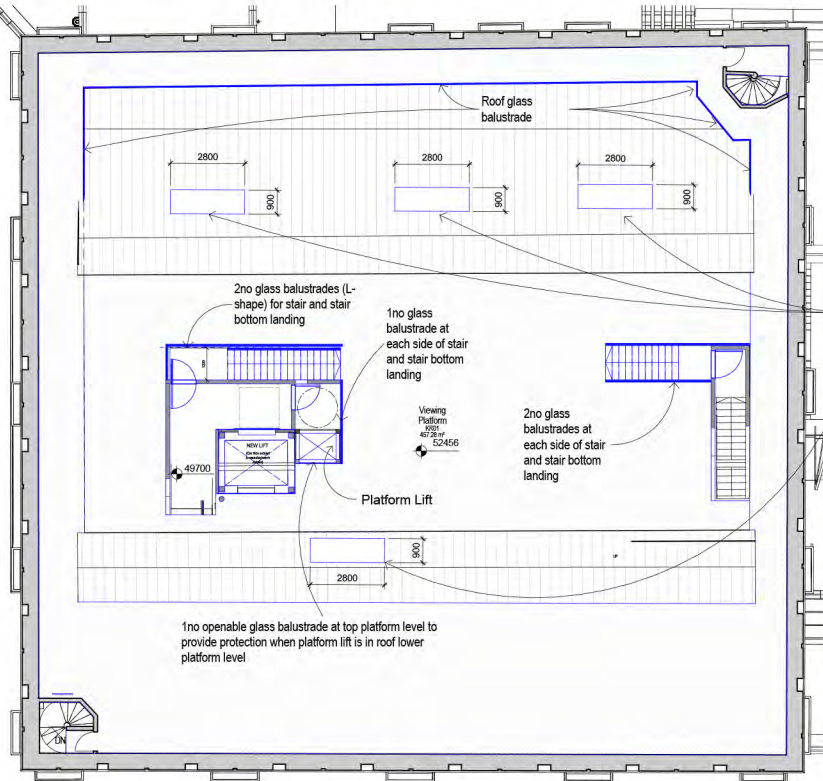
RIBA Stage 3

S2 Issued for Information

JOB: 8500 PAPER: A1 SCALE: 1:100

NCGME- FM- XX- DR- A- 075- P37

© COPYRIGHT FEILDENMAWSON LLP



RFSK001 - Roof Platform Development

1 : 100

Natural ventilation terminals are limited in height to the top of Battlements wall head. Refer to RFSK001 note.

The roof platform level (52400mm) is dictated by the battlements FFL +80-125mm to allow for new floor platform finishes. Platform lift does not require enclosure as confirmed during consultation (19 October 2018) with the project's Approved Building Control Inspector, Build Insight.

RFSK002 - Section A

1 : 50



Rev	Date	OK	Revision Description
A30	24/05/2018		Design development in response to T16 May meeting with HENCC
P32	01/06/2018		DRAFT Planning, LDC and SMC applications
P33	07/06/2018		Glass Roof Design Development Post Meeting with Camkix
P34	14/06/2018		Bridge Design Development, DAG Drawing Submission for HLF, Planning, LDC & SMC
P35	20/06/2018		Notes added to development/consultancy drawing set (internal issue)
P36	11/07/2018		Landscape development post HLF 19th June letter & 4th July HENCC meeting, Full Planning & LDC, and
P37	22/10/2018		Scheduled Monument Consent Application
			Details development post NCC 3 October & 16 October 2018 request for scheme review for additional supporting documentation for planning/LDC

0 500 1000 1500 3000 mm

Existing
Proposed

Roof enclosure with lead cladding build-up (265mm approximately):
 • 5mm lead (+2/-2)
 • 20mm cladding support & membranes
 • 125mm structural elements
 • 50mm lighting electrical services
 • 65mm plaster board ceiling system

Natural ventilation terminals. Ventilation louvers to painted (grey preferred, subject to material samples to be provided via condition). 3no roof vents limited in size to 2.8m long x 0.9m wide x maximum height restricted by Battlements head wall level as confirmed on RFSK004 section C, drawing 4. Terminal width and length also constraint by building roof structures. Terminal's technical specifications subject to manufacturer's details.

RFSK003 - Section B

1 : 50

Lift overrun:
Schindler email

- Headroom/overrun: 3650mm from FFL, including a zone for the lifting beam)
- 150mm allowance for lift roof overrun buildup

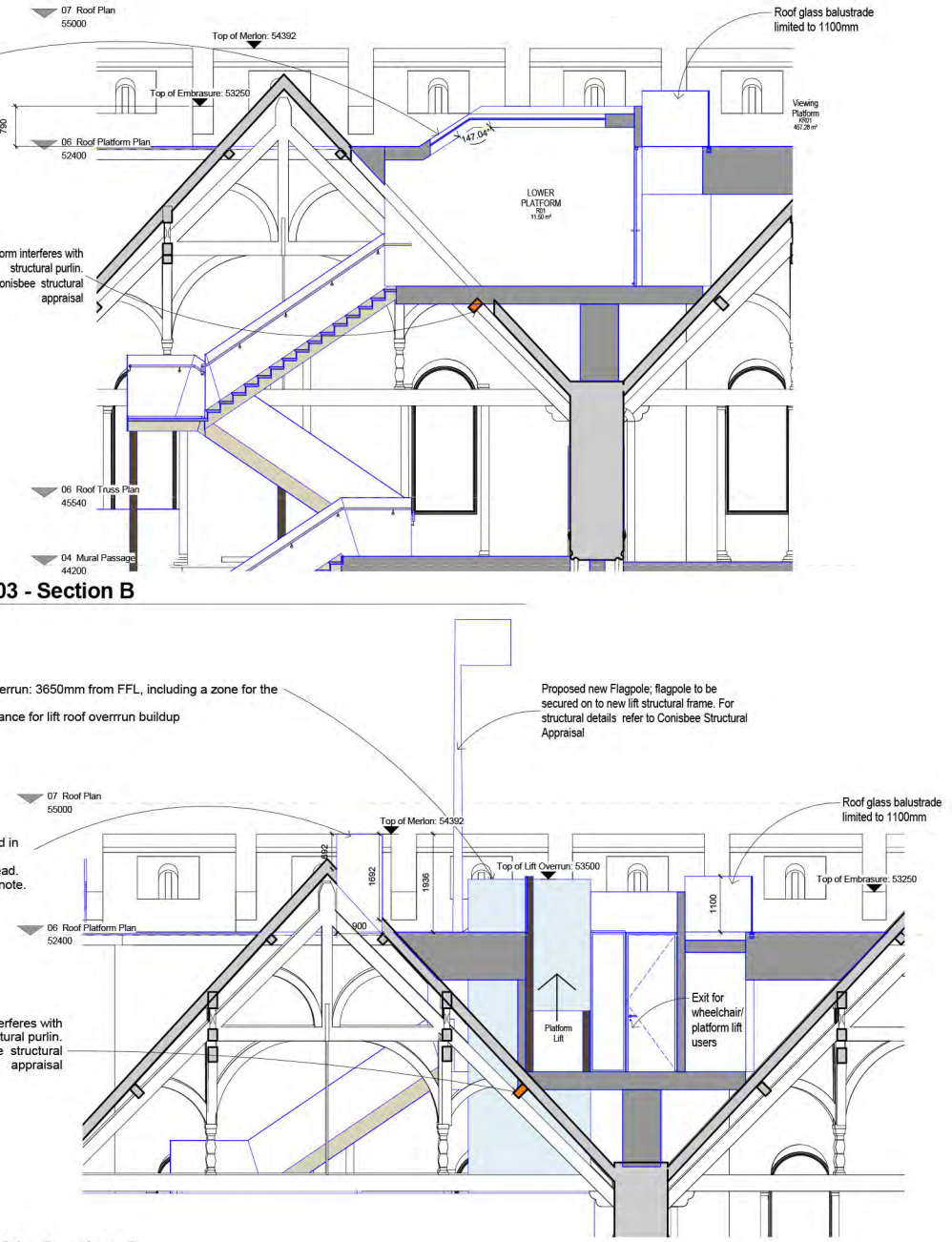
Natural ventilation terminals are limited in height to the top of Battlements wall head. Refer to RFSK001 note.

Roof platform interferes with structural purlin. Refer to Conisbee structural appraisal

To respect the existing skyline, the main lift is to land (minus) -3800mm below the battlements top embrasure level, this will ensure the lift overrun is even at its highest point not seen between the battlements crenulations (gaps).

RFSK004 - Section C

1 : 50



Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
 1 Ferry Road, Norwich NR1 1SD
 90 St Andrews Street, Cambridge CB2 3AH
 Tel: 020 7641 1880
 Tel: 01603 526611
 Tel: 01223 305097
 www.feildenmawson.com

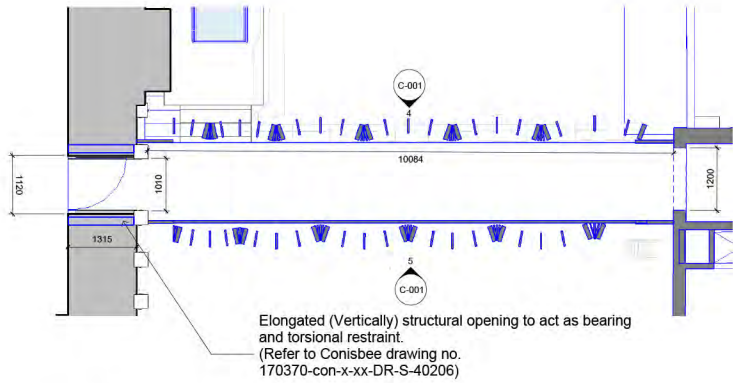
DRAWING
Castle Keep Roof Platform & Enclosures

CLIENT Norfolk Museums Service / Heritage Lottery Fund
 JOB Norwich Castle: Gateway to Medieval England

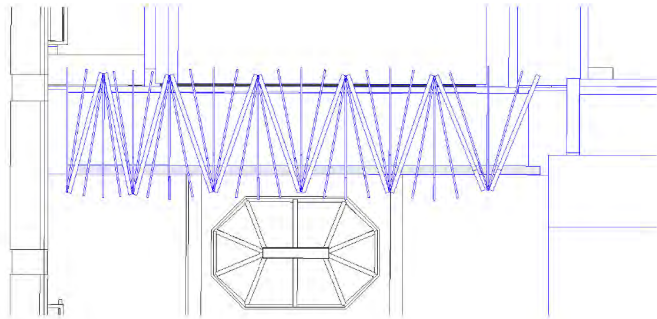
RIBA Stage 3
 S2 Issued for Information

JOB BS20 PAPER A1 SCALE As indicated

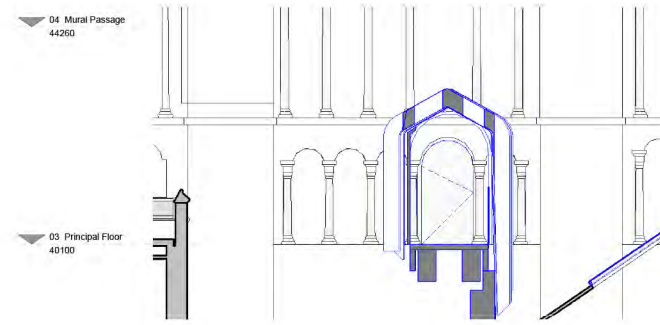
NCGME- FM- XX- DR- A- I-001- P37



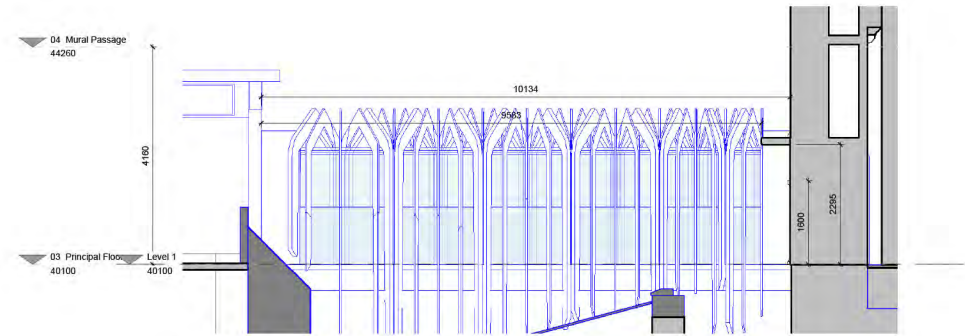
1 **03 Principal Floor - Proposed 1-50**
1 : 50



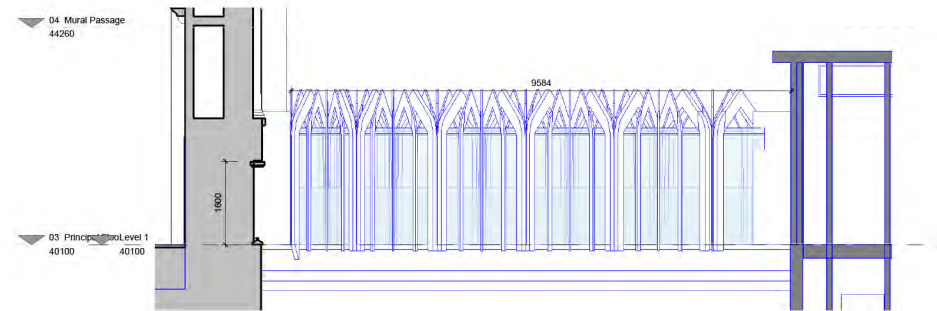
2 **07 Roof Plan - Proposed 1-50**
1 : 50



3 **Section K-K - Existing/ Demolition - Callout 1**
1 : 50



4 **Bridge North Elevation 1-50**
1 : 50



5 **Bridge South Elevation 1-50**
1 : 50

Rev	Date	CHK	Revision Description
A28	27/04/2018		Revise 004: Fixed floor plan scheme for coordination (Planning / LBC draft), subject to meetings @
A30	26/05/2018		with HE and MCC (conservation), NCC (Design for Fire Strategy review)
P32	01/06/2018		Design development in response to 17th May meeting with HE/MCC
P33	07/06/2018		004/17 Planning/LBC and SMC applications
P34	14/06/2018		Glass Roof Design Development Final Meeting with Council
P35	25/06/2018		Bridge Design Development, DAS Drawing Submission for RFP, Planning/LBC & SMC
P36	17/07/2018		Notes added to demolition/bridging drawing set (external wall)
P37	19/10/2018		Layout development post HE 17th June letter & 4th July HE/MCC meeting, Full Planning & LBC, and
			Scheduled Monument Consent Applications
			Bridge & Glass Roof details development post NCC. Outlier request for review and add information

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING. ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\constancechung\Documents\NCGME-FM-XX-M3-A-0000_ConstanceChung\Feilden+Mawson.com.nf
19/10/2018 18:10:56

Existing	Existing Floor	Existing Roof
Proposed	Proposed New Floor	Proposed New Roof

NOTES

1. TO BE READ ALONGSIDE PLANNING/LBC SUPPORTING DOCUMENTS, MOST IMPORTANTLY ALONGSIDE DAS (Design & Access Statement), HIA (Heritage Impact Assessment) and Feilden+Mawson and Conisbee Drawings.
2. DETAILS HAVE BEEN REVIEWED IN PRINCIPLE BY STRUCTURAL ENGINEERS; BRIDGE ENVELOPE IS A SPECIALIST ITEM AND IS SUBJECT TO REVIEW BY GLASS AND GLULAM SPECIALISTS IN COLLABORATION WITH F+M
3. TECHNICAL AND CONSTRUCTION DETAILS SUBJECT TO FURTHER DESIGN DEVELOPMENT AND CAN BE DEALT WITH VIA CONDITION.

Feilden+Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
t: 020 7841 1800
e: info@feildenmawson.com
www.feildenmawson.com

DRAWING
Bridge Details

CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

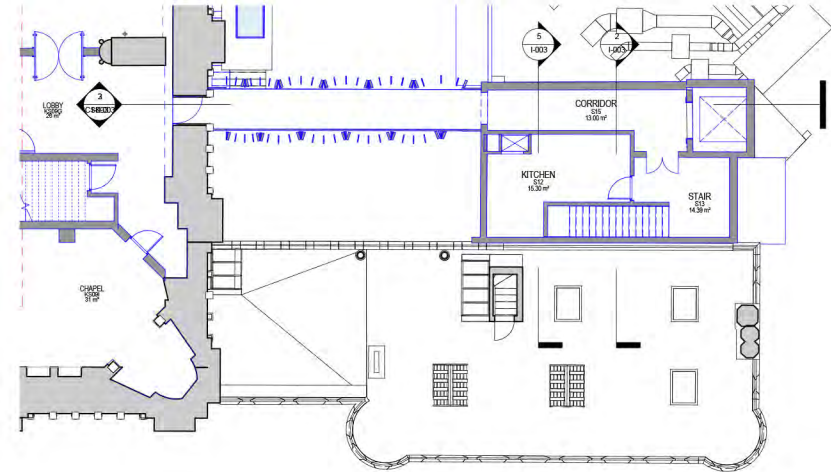
RIBA Stage 3

S2 Issued for Information

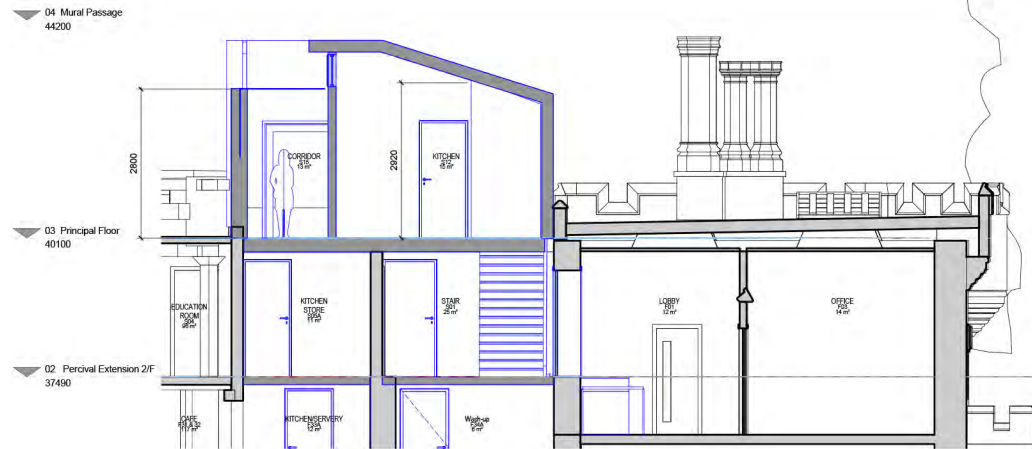
JOB: 8550 PAPER: A1 SCALE: 1 : 50

NCGME- FM- XX- DR- A- C-001- P37

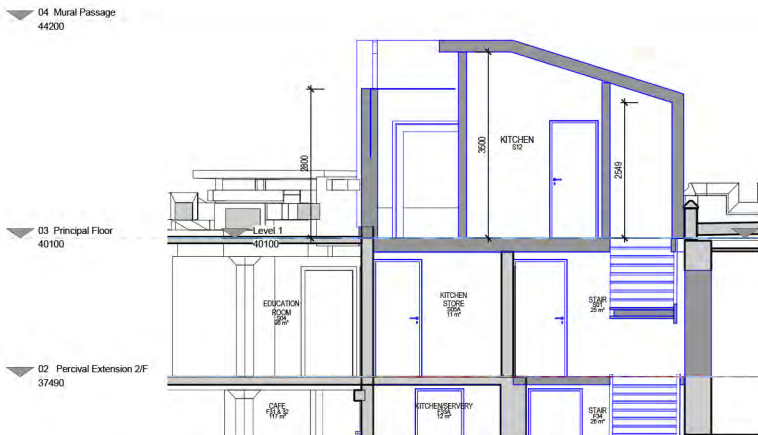
©COPYRIGHT FEILDEN+MAWSON LLP



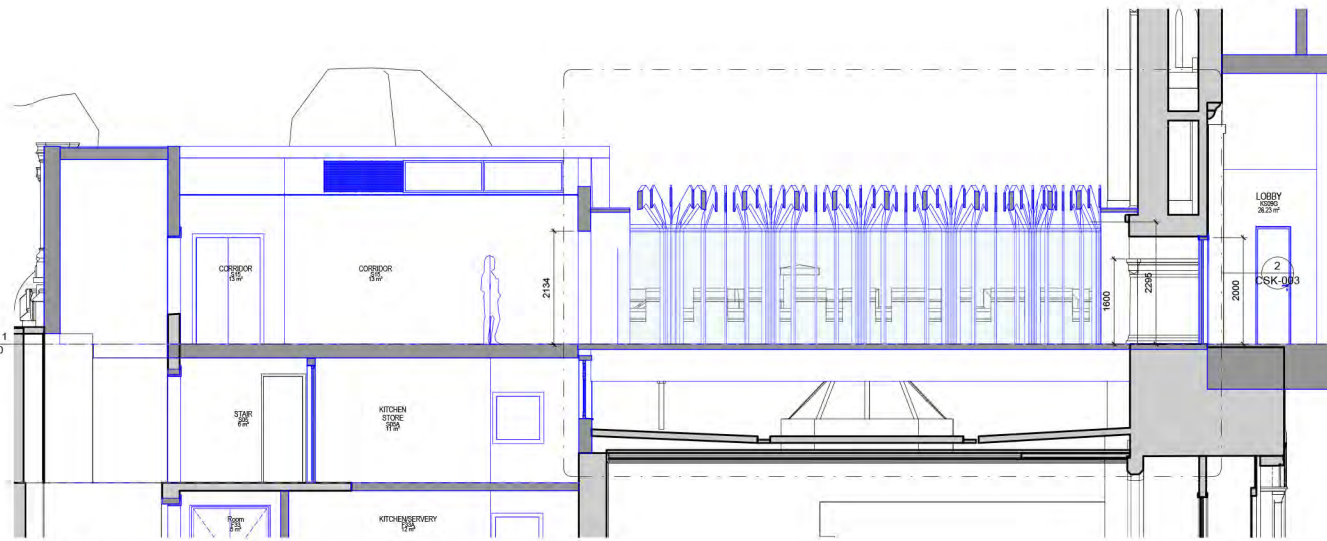
1 Kitchen Roof Extension Callout Plan
1 : 100



5 RESK-01
1 : 50



2 RESK-02
1 : 50



3 RESK-03
1 : 50

Rev	Date	CHK	Revision Description
A28	27/04/2018		Final issue S&B. Final floor plan adhere for coordination (planning / LBC draft), subject to meetings 0 with HE and NCC Conservation. NCC Request for Fire Strategy review
A30	24/05/2018		Design development in response to 17th May meeting with HE/NCC
P32	01/06/2018		SMART Planning, LBC and NCC applications
P33	07/06/2018		Glass Roof Design Development Post-Meeting with Castle
P34	14/06/2018		Bridge Design Development, DAS Drawing Submission for HLF, Planning, LBC & NCC
P35	25/06/2018		Notes added to demolition/erecting drawing set (internal use)
P36	17/07/2018		Layout development post HE 15th June letter & 4th July HENCC meeting. Full Planning & LBC, and Scheduled Monument Consent Applications

CONTRACTOR SHOULD NOT SCALE FROM THIS DRAWING. ALL DIMENSIONS TO BE CONFIRMED ON SITE BY THE CONTRACTOR PRIOR TO CONSTRUCTION

C:\Users\gabriel@mawson.co.uk\Documents\NCGME-FM-XX-MD-A-0000_gabriel@mawson.co.uk
22/10/2018 22:35:13

Feilden + Mawson

21-27 Lamb's Conduit Street, London WC1N 3NL
1 Fenny Road, Norwich, NR1 5DZ
60 St Andrews Street, Cambridge CB2 3AH
email: info@feildenmawson.com
tel: 020 7641 1880
tel: 01603 550474
tel: 01223 300501
www.feildenmawson.com

DRAWING
Kitchen Roof Extension (1980s Block)

CLIENT Norfolk Museums Service / Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2 Issued for Information

JOB 8520 PAPER A1 SCALE As indicated

Drawing Number NCGME-FM-XX-DR-A- I-003- P36

© COPYRIGHT FEILDEN+MAWSON LLP



DIAGRAM OF PROPOSED GLASS ROOF ON EXISTING PHOTOGRAPH OF NORWICH CASTLE

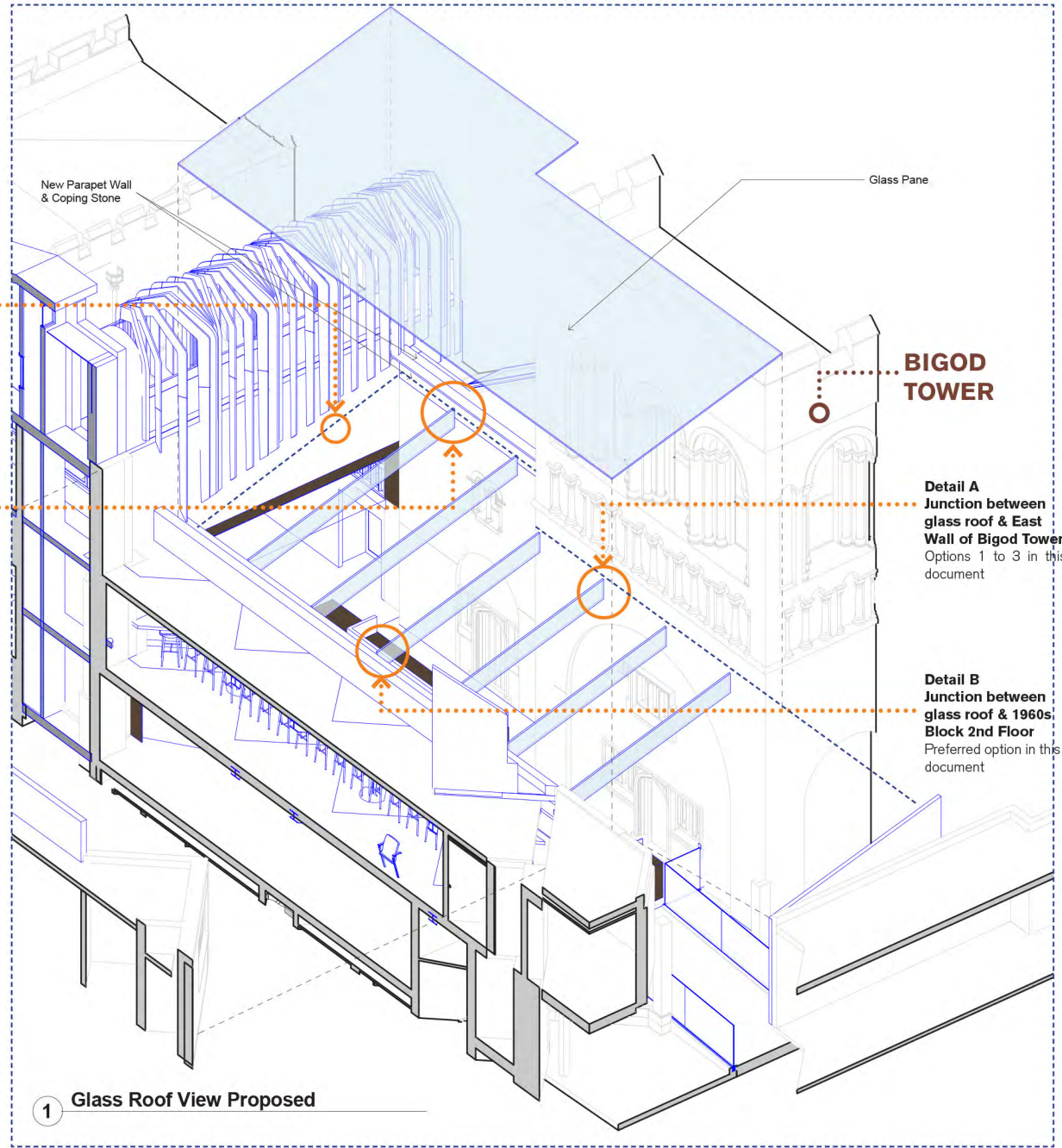
KEY

- Portion of flint wall coping stone to be removed
- Indicative outline of proposed wall build-up to allow for glazed roof to maintain adequate slope whilst keeping below the Keep's Bigod Tower's stone band immediately above the flint wall
- Indicative outline of proposed glass roof insertion; glass roof outline is maintained below the Keep's Bigod Tower's stone band immediately above the flint wall

NB: diagram only focuses on the glass roof insertion and does not cover other interventions proposed

Detail D:
Junction between the glass roof slope and the new wall
To follow QR to be agreed via condition

Detail C:
Junction between the glass roof and the existing and proposed wall extension enclosing the stair up to the Bigod Tower
To follow QR to be agreed via condition



1 Glass Roof View Proposed

BIGOD TOWER

Detail A
Junction between glass roof & East Wall of Bigod Tower
Options 1 to 3 in this document

Detail B
Junction between glass roof & 1960s Block 2nd Floor
Preferred option in this document

Rev	Date	CHK	Revision Description
A30	24/05/2018		Design development in response to 17th May meeting with HENCC
A31	29/05/2018		Glass Roof Detail Development
P32	01/06/2018		DRIFT Planning LBC and SMC applications
P33	07/06/2018		Glass Roof Design Development Post Meeting with Council
P34	14/06/2018		Bridge Design Development (C4D) Drawing Submission for H.E. Planning LBC & SMC
P36	17/07/2018		Layout development post H.E. 19th June letter & 4th July HENCC meeting. Full Planning & LBC and Scheduled Monument Consent Applications

Exsiting
Demolition
Proposed

Feilden+Mawson

21-27 Lamb's Conduit Street, London, WC1N 3NL
1 Ferry Road, Norwich, NR1 1SU
85 St Andrews Street, Cambridge, CB2 3AH
email: info@feildenmawson.com

tel: 020 7841 1880
tel: 01603 038871
tel: 01223 300051
www.feildenmawson.com

CLIENT Norfolk Museum Service/ Heritage Lottery Fund
JOB Norwich Castle: Gateway to Medieval England

RIBA Stage 3

S2 Issued for Information

JOB 8520 PAPER A1 SCALE

Drawing Number NCGME- FM- XX- DR- A- J-005- P36

© COPYRIGHT FEILDEN+MAWSON