

# Heritage Statement for installation of Gigaclear Broadband at Dunt Cottage

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Location:

Dunt Cottage  
Dunt Lane  
Hurst  
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## 1. Introduction

This Heritage Statement has been prepared to support an application for Listed Building Consent for the installation of Gigaclear fibre broadband at Dunt Cottage, a Grade II listed building. The proposal seeks to introduce modern digital connectivity in a manner that preserves the historic and architectural significance of the building and its setting.

## 2. Site Description and Significance

Dunt Cottage is a Grade II listed detached cottage dating from approximately mid 1600s. It is constructed of an oak frame with brick and plaster infill with a pitched, tiled roof and is of special interest due to its historic character and exposed beams.

The building retains much of its historic fabric and character, including timber framing and roof structure. Its heritage significance derives from both its architectural merit and its contribution to the historic character of the local area.

A two storey side/rear extension was built approximately 16 years ago under application 060099.

## 3. Proposed Works

The proposal involves the installation of Gigaclear broadband infrastructure to provide high-speed fibre connectivity. The works will include:

- **External works:** a small underground cable from the Gigaclear box on Dunt Lane to the building, via a discreet trench along the west and part of the north external walls of the property for approximately 17m.
- **Building entry point:** a small fibre entry point (typically <10mm diameter) to be installed in a discreet and reversible manner, adjacent to the existing BT service entry point.
- **Fibre termination box:** a small fibre termination box will be installed by the entry point to the building in a discreet and reversible manner
- **Internal works:** a single internal outlet and router to be positioned in a non-historic part of the interior, adjacent to the existing BT Service point.

All installation works will be carried out with due regard for the building's historic fabric and in accordance with best conservation practice.

#### **4. Assessment of Impact**

The proposed works will have a **minimal and reversible** impact on the fabric and character of the listed building.

- The external termination box and cable and entry point will be positioned discreetly and finished to match the building.
- No historic features will be removed or altered.
- The works are fully reversible; the equipment can be removed and the entry hole made good with matching materials if required.
- The installation will not affect the overall appearance, architectural detailing, or setting of the building.

Accordingly, the proposal preserves the building's special architectural and historic interest in accordance with Section 16(2) of the *Planning (Listed Buildings and Conservation Areas) Act 1990* and the relevant policies of *National Planning Policy Framework* (NPPF, para. 208–211).

#### **5. Justification**

Improving broadband connectivity is essential to the continued viable use and occupation of historic buildings. The proposal ensures that the property remains suitable for modern living without compromising its heritage value. The works represent a sustainable approach that balances heritage conservation with the functional needs of contemporary life.

#### **6. Conclusion**

The proposed installation of Gigaclear broadband at Dunt Cottage will:

- Have negligible visual and physical impact on the listed building;
- Be fully reversible;
- Preserve the building's historic character and fabric; and
- Support the building's ongoing use and maintenance by improving digital connectivity.

It is therefore considered that the proposal accords with relevant heritage policies and should be granted Listed Building Consent.



Point of entry to the property on  
the northern face



Detail of existing BT cable entry in to property