



HERITAGE



DESIGN



ENVIRONMENT



PLANNING



ECONOMICS



HERITAGE

Pegasus Group is a leading development consultancy specialising in planning, design, environment, economics and heritage. We work in collaboration with our clients to provide bespoke solutions focusing on delivering successful outcomes and maximising value.

Project:
Former York Road Library, Leeds - New Gym Facility
Client:
Rushbond Group

OUR HERITAGE SERVICES

Pegasus Group's heritage specialists act for private and public clients, advising widely in respect of heritage issues and providing specialist services to owners, custodians and developers with regards to historic buildings, historic landscapes and archaeology. This includes undertaking heritage assessments, assessing and articulating the significance of heritage assets, preparing impact assessments, providing heritage expert witness services at Public Inquiry and designing schemes of mitigation.

The historic environment is a key feature of this country's rich and varied urban and rural landscape and includes designated heritage assets such as Listed Buildings, Conservation Areas, Scheduled Monuments and Registered Parks and Gardens as well as many non-designated heritage assets.

Our work focuses on problem solving and securing permission for development with added expertise in built heritage, historic landscapes and archaeology.

- **Heritage Planning**
- Expert Witness
- Preparation of:
 - Built Heritage Statements
 - Archaeological Desk Based Assessments
 - Statements of Significance
 - Setting Assessments
 - Justification Statements
 - Heritage Appraisals
- Advice on Listed Building development proposals
- Analysis of constraints and opportunities (built heritage and below ground archaeology)
- Building recording
- Building analysis
- Conservation Area Audits
- Heritage Design Advice
- Advice on Non-designated Assets
- Appearance at EiPs
- Feasibility Studies
- Scoping Reports
- Heritage Chapters of Environmental Statements
- Heritage Statements to support Scheduled Monument Consent applications
- Archaeological Written Schemes of Investigation
- Design and management of archaeological fieldwork
- Public consultation

EXPERT WITNESS & APPEALS

Several members of Pegasus Group's heritage team act as Expert Witnesses, giving evidence on a wide variety of heritage matters including setting, impact to fabric of buildings, character and appearance and archaeology.

We have an extensive amount of appeal experience and a very strong track record, with much of our work coming through repeat business and barrister recommendations.

We give evidence at Section 78 Inquiries, Enforcement Inquiries, Hearings and Local Plan Examinations in Public. Our experience covers Appeals in England, Wales and Scotland.

Project:
Bacton, Suffolk
Client:
Endurance Estates





HISTORIC BUILDINGS

Pegasus Group's heritage expertise includes the analysis of built form including Listed Buildings, Locally Listed Buildings/non-designated heritage assets, and Scheduled Monuments of all ages and design.

Within our large team, we have expertise covering all periods of building ranging from traditional vernacular buildings, large country estates, military buildings and 20th-century architecture.

We can assist and advise in respect of applications for Listed Building Consent and Scheduled Monument Consent as well as applications for Planning Permission for works to historic buildings or within their setting.

With specific regard to physical works to Historic Buildings, we are able to provide early advice as to potential constraints and areas which may have greater capacity for change.

We can also assess the significance of non-designated buildings and the potential for them to be formally designated.

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ARCHAEOLOGY

Pegasus Group's team of archaeology specialists can advise on archaeological remains of all periods, types and designations throughout the UK.

We have expertise covering all periods of the archaeology of the British Isles, from early prehistoric remains through to the archaeology of Cold War landscapes. We are familiar with the challenges of complex stratigraphy in urban contexts and extensive rural sites.

We have a very large amount of experience in designing and negotiating cost-effective programmes of archaeological investigation to provide a proportionate level of information to inform a planning decision. This includes through desk-based assessment, geophysical survey and targeted trial trench evaluation. We also assist in the preparation of applications for Scheduled Monument Consent and the discharge of archaeological planning conditions through the design and management of schemes of post-determination mitigation.

Project:
Dallington Grange, Sustainable Urban Extension

Client:
Persimmon & David Wilson Homes



CONSERVATION AREAS

Pegasus Group's heritage team has a wealth of experience dealing with development within or adjacent to Conservation Areas whether this is new build, alterations to existing buildings or assessing the significance of sites and the contribution that they make to the character and appearance of the Conservation Area.

Our expert knowledge of the development of historic areas informs our analysis of them and elements within them that may represent constraints or may have the capacity to accommodate change. This includes analysing the significance of specific built form or undeveloped areas within a Conservation Area to facilitate demolition, alteration or redevelopment.

Project:
Country Estate, Gloucestershire
Client:
Private Client



PARKS & GARDENS

Pegasus Group's heritage team has particular expertise in the analysis of designed landscapes, including parks and gardens, and their settings.

Our expert knowledge of the evolution of designed landscapes from the medieval period through to the 20th century informs our analysis of the areas and elements of the landscapes that may represent constraints or may have the capacity to accommodate change.

We also have an extremely good understanding of the relationship between designed landscapes and their wider surrounds, informing assessments of whether or not surrounding areas form part of the setting of an asset that contributes to its heritage significance.

Project:
Country Estate, Gloucestershire
Client:
Private Client



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ABOUT US

Pegasus Group is a leading independent development consultancy specialising in planning, design, environment, economics and heritage.

Our services span the entire project process from initial feasibility, to planning and through to detailed design and delivery, ensuring we achieve optimal results. We have more than 300 skilled and experienced staff operating from fourteen offices throughout the UK.

Our approach combines local and national knowledge of the property and development industry providing our clients with an unrivalled understanding of what is required to make their schemes successful.

Our integrated teams combine knowledge and expertise from a wide variety of sectors. We work on some of the UK's highest profile projects, developing excellent relationships with our clients and winning awards in the process.



02 03



01
Project: Netherhampton Farm, Salisbury
Client: Wilton Estate

02
Project: Former York Road Library, Leeds - New Gym Facility
Client: Rushbond Group

03
Project: Former Barn, West Sussex - Now family home
Client: Private Client

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