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Christie Burns
Cumberland Council
The Market Hall
Whitehaven
Cumbria
CA28 7JG

23 November 2023

Your reference: 4/23/2313/0F1 • Our reference: JNP/4232313

Dear Ms Burns,

FULL PLANNING APPLICATION FOR THE RESIDENTIAL DEVELOPMENT OF 164 DWELLINGS (USE CLASS C3), VEHICLE ACCESS FROM ULDALE VIEW, LANDSCAPING, SUDS, AND ASSOCIATED INFRASTRUCTURE WORKS LAND TO THE SOUTH OF DALEVIEW GARDENS, EGREMONT

Thank you for consulting me on the above application.

The applicant has helpfully commissioned an archaeological desk-based assessment. The results indicate that the site lies in an area of some archaeological potential. It is located in a former medieval deer park and cropmarks indicative of a prehistoric enclosure exist in an adjacent field. It is therefore considered that there is the potential for buried archaeological assets to survive on the site and that they will be disturbed by the construction of the proposed development.

Consequently, I recommend that, in the event planning consent is granted, the site is subject to archaeological investigation and recording in advance of development. I advise that this work should be commissioned and undertaken at the expense of the developer and can be secured through the inclusion of a condition in any planning consent. I suggest the following form of words:

No development shall commence within the site until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the Local Planning Authority.

This written scheme will include the following components:

- i) An archaeological evaluation;*
- ii) An archaeological recording programme the scope of which will be dependant upon the results of the evaluation;*
- iii) Where significant archaeological remains are revealed by the programme of archaeological work, there shall be carried out within one year of the completion of that programme on site, or within such timescale as otherwise agreed in writing by the LPA: a post-excavation assessment and analysis, preparation of a site archive ready for deposition at a store approved by the LPA, completion of an archive report, and submission of the*

results for publication in a suitable journal.

(Reasons: To afford reasonable opportunity for an examination to be made to determine the existence of any remains of archaeological interest within the site and for the preservation, examination or recording of such remains)

Please do not hesitate to contact me if you have any queries regarding the above.

Yours sincerely,

Jeremy Parsons
Historic Environment Officer