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

26 June 2025

Your reference: 4/25/2200/0F1 • Our reference: JNP/4252200

Dear Christie Burns,

**PROPOSED ERECTION OF NINE DETACHED DWELLINGS
LAND TO REAR OF HUNTER RISE, BECKERMET**

I am writing to you concerning the implications of the above application on the historic environment.

Our records indicate that the site lies in an area of archaeological potential close to the centre of Beckermest, a village that is mentioned in documents from the 12th century. The present Parish Church of St John, situated nearby, incorporates parts of its 13th century predecessor and the site of the church was a focus of religious activity from an earlier date than this, with fragments of 10th century sculpture having been recovered there. Furthermore, a prehistoric stone implement was found during the building of a house next to the proposed development site. It is considered that there is the potential for buried archaeological assets of local significance to survive in the site and that they would be disturbed by the construction of the proposed development.

I therefore recommend that, in the event planning consent is granted, an archaeological evaluation and, where necessary, a scheme of archaeological recording of the site be undertaken 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