

Heritage & Historic Environment • South Lakeland House • Lowther Street  
Kendal • Cumbria • LA9 4DQ  
T: 01539 713431 • E: [Jeremy.parsons@westmorlandandfurness.gov.uk](mailto:Jeremy.parsons@westmorlandandfurness.gov.uk)

Chris Harrison  
Cumberland Council  
The Market Hall  
Whitehaven  
Cumbria  
CA28 7JG

02 December 2025

Your reference: 4/23/2009/0F1 • Our reference: JNP/Cu/4232009

Dear Chris Harrison,

**RESIDENTIAL DEVELOPMENT CONSISTING OF 64 DWELLINGS.  
LAND TO THE EAST OF JACKTREES ROAD, CLEATOR MOOR**

Thank you for consulting me on the additional/amended information submitted for the above application.

Comments I made in a letter to you dated 23 January 2023 are still considered appropriate. I recommend that, in the event planning consent is granted, the site of Jacktrees Pit 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

