

From: Neil Bayliss <neil.bayliss@cpat.org.uk>
Sent: 26 February 2024 13:34
To: planning
Subject: FAO: SB RE: P/2024/0076 at Land Off, Chapel Street, Acrefair, Wrexham
Attachments: Dec 23 - CPAT - Archaeological Monitoring and Recording.pdf; Oct 23 - CPAT - Contractors Information.pdf; Oct 23 - CPAT - House holders guide.pdf

Follow Up Flag: Follow up
Flag Status: Completed

Good afternoon,

Regarding the planning application referenced above.

Information held within the Regional Historic Environment Record indicates that the proposed new dwelling is located on, or very near to, the site of two coal shafts associated with the New British Iron Works. The shafts are shown on the 1st edition Ordnance Survey mapping of the area, and mentioned as 'spoil and waste' on the earlier Tithe of the 1840's. This information suggests that the shafts are of an earlier phase of works, and were out of date by the late 19th century. Given the nature of these sites it would be unwise to start development without locating the shafts due to potential collapse. The site may also have associated sub-surface structures near these shafts including a winding engine or horse gin and a coal processing area.

In this case we recommend that any initial groundworks for the proposed development are completed with a qualified archaeologist present due to the high potential for sub-surface archaeology, this is to include site clearance, levelling, foundations, and any related service trenching. This is in accordance with the Planning Policy Wales (Feb 2021) and TAN 24 (May 2017) guidance, and an appropriate condition is supplied below.

The works should be completed by an archaeologist who is part of a recognised professional archaeological organisation working to the Standard and Guidance of the Chartered Institute for Archaeologists (CIFA) relating to Archaeological Monitoring and Recording. The archaeologist should be working in accordance with an approved project design/written scheme of investigation (WSI) and should preferably be part of a Registered Archaeological Organisation with CIFA accreditation.

A suitable condition to facilitate the archaeological monitoring and recording is provided below along with guidance notes for the applicant on how to commission archaeological works.

The condition in this case would be:

Archaeological Monitoring and Recording (Formerly Watching Brief)

Suggested planning condition to facilitate an Archaeological Monitoring and Recording:

The developer shall ensure that a suitably qualified archaeological contractor is present during any groundworks so that the archaeological monitoring and recording can be conducted. The monitoring and recording must meet the standards laid down by the Chartered Institute for Archaeologists Standard and Guidance for Archaeological Monitoring and Recordings.

A copy of the resulting report should be submitted to the Local Planning Authority and the Development Control Archaeologist, Clwyd-Powys Archaeological Trust (neil.bayliss@cpat.org.uk). On approval by the Local Planning Authority, project data must be submitted and approved for inclusion in the Clwyd-Powys Archaeological Trust's Historic Environment Record. For any questions regarding this submission process,

please contact the HER Team at her@cpat.org.uk. The full digital archive must also be submitted and approved for inclusion within the National Monuments Record, RCAHMW or the Archaeology Data Service, ADS.

Reason: To secure preservation by record of any archaeological remains which may be revealed during ground excavations for the consented development.

I have attached documents for an Archaeological Monitoring and Recording, and guidance on sources of archaeological contractors who may wish to tender for this work.

The chosen archaeological contractor will need to submit a project design/written scheme of investigation (WSI) document to me for approval before they can commence works on site. Please contact me again if you wish to discuss this advice or require more information.

Kind regards,

Neil Bayliss

Mr Neil Bayliss BA, PCIfA

Swyddog Rheoli Datblygiad / Development Control Archaeologist

Ymddiriedolaeth Archeolegol Clwyd-Powys / Clwyd-Powys Archaeological Trust

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A Registered Organisation with the Chartered Institute for Archaeologists.

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From 1 April 2024 the Clwyd Powys Archaeological Trust will merge with 'Heneb: the Trust for Welsh Archaeology' (Charity Number 504616 and Company number 01198990). This will maintain our regional levels of staffing, service and expertise, and provide additional benefits from being part of a larger organisation.

Mae'n bosibl nad yw'r datganiadau a'r safbwyntiau a fynegir yn yr e-bost hwn yn cynrychioli rhai Ymddiriedolaeth Archeolegol Clwyd-Powys.
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