

From: Mark Walters <mark.walters@cpat.org.uk>
Sent: 10 January 2022 13:10
To: planning
Subject: [DKIM:INVALID] P/2021/1173 New garage and store at 1 Ashley Court, Holt - Archaeological Watching Brief Condition
Attachments: Archaeological Watching Brief.docx; Contractors Information.doc; ARCHAEOLOGY AND PLANNING IN WALES 8 MARCH 2021.pdf

Dear Sir or Madam

Thank you for the consultation on this application.

Information held within the Historic Environment Record indicates that this development plot lies within the predicted medieval historic core and Conservation Area of Holt. Reference to early OS mapping indicates a prior building on this plot of unknown date, but clearly erected sometime before 1872. The plot is elongated east-west and is considered to be one of the original medieval burgrave plots in the settlement. There is therefore at least a moderate potential for the survival of sub-surface archaeology of medieval and later date within this plot which may be revealed and impacted by the foundations of the new garage and store building.

Accordingly, we would recommend that an archaeologist is contracted to be present throughout the duration of new foundation excavations for the extension so that an adequate record of any archaeological features revealed by these works can be made. This advice is in accordance with the guidance set out in TAN 24 (May 2017) and Planning Policy Wales (Feb 2021).

The archaeologist should be part of a recognised professional archaeological organisation working to the Standard and Guidance of the Chartered Institute for Archaeologists (CIFA) relating to an Archaeological Watching Brief. The archaeologist should be working in accordance with an approved written scheme of investigation (WSI) and should preferably be part of a Registered Archaeological Organisation with the CIFA.

A suitable condition to facilitate the contracted watching brief is provided below:

Suggested planning condition to facilitate an archaeological watching brief

The developer shall ensure that a suitably qualified archaeological contractor is present during the undertaking of any ground works in the development area so that an archaeological watching brief can be conducted. The archaeological watching brief must meet the standards laid down by the Chartered Institute for Archaeologists Standard and Guidance for archaeological watching briefs.

A copy of the resulting report should be submitted to the Local Planning Authority and the Development Control Archaeologist, Clwyd-Powys Archaeological Trust (The Offices, Coed y Dinas, Welshpool, SY21 8RP Email: mark.walters@cpat.org.uk Tel: 01938 553670). After approval by the Local Planning Authority, a copy of the report and resulting archive should also be sent to the Historic Environment Record Officer, Clwyd-Powys Archaeological Trust for inclusion in the regional Historic Environment Record and to the National Monuments Record, RCAHMW.

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

I have attached a standard brief for this work and information on archaeological contractors that the applicant may wish to engage. **Please forward this email and all of the attached documents to the applicant/agent so that they are fully aware of the requirements.**

Should you wish to discuss the above recommendations do not hesitate to contact me.

Kind regards

Mark Walters

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Swyddfa Gofrestredig fel yr uchod. Rhif Cwmni 1212455, Rhif Elusen 508301, Sefydliad Cofrestredig ClfA.

Clwyd-Powys Archaeological Trust, The Offices, Coed y Dinas, Welshpool, SY21 8RP.
Registered Office as above. Company No 1212455, Charity No 508301. Chartered Institute for Archaeologists
Registered Organisation No 6.

Please note that I do not work Fridays