

Cerys Jones

From: Mark Walters <mark.walters@cpat.org.uk>
Sent: 20 August 2020 13:15
To: planning
Subject: [DKIM:INVALID] P/2020/0421 Conversion of Gredington Arms, Llan y Pwll, Wrexham - Level 1 Photographic Survey
Attachments: Photo Survey.docx; Contractors Information.doc

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The original attachments were not modified.

Dear Sir or Madam

Thank you for the consultation on this application.

This building is not currently recorded on the Historic Environment Record, but the plans and photos submitted indicate that it is a traditional stone 19th century brick public house with a largely intact layout and associated outbuildings. The proposed conversion work will inevitably include some internal loss of original layout, fabric, fixtures and fittings to allow modernisation.

It would be unfortunate if this building is converted without an adequate record of its current form and layout being retained. I would therefore ask that the applicant is required to commission a Level 1 Photographic Survey before development commences, in order to preserve a record of this building. This recommendation is made in accordance with TAN 24 (May 2017). To facilitate this I would ask that an appropriate planning condition is attached to any permission granted, and I include below a suggested condition which you may wish to consider using:

Suggested planning condition to facilitate a photographic survey prior to development:

Development shall not begin until an appropriate photographic survey, (equivalent to an Historic England Level 1 Photographic Survey - Understanding Historic Buildings, May 2016) of the existing buildings has been carried out in accordance with details to be submitted to, and approved by, the Local Planning Authority. The Level 1 photographic survey will be completed by an archaeological contractor. The resulting digital photographs should be forwarded on appropriate digital media to the Local Planning Authority and the Development Control Archaeologist (Clwyd-Powys Archaeological Trust, Coed y Dinas, Welshpool, SY21 8RP. Email: mark.walters@cpat.org.uk Tel: 01938 553670/552045). After approval by the Local Planning Authority, a copy of the photographs should also be sent to the Historic Environment Record Officer, Clwyd-Powys Archaeological Trust, Coed y Dinas, Welshpool, SY21 8RP for inclusion in the regional Historic Environment Record and an appropriate archive location.

Reason: To secure a full photographic record of the original buildings prior to alteration, conversion or demolition.

I have attached a guidance note on completing photo surveys together with information on sources of archaeological contractors who would be able to complete the survey on behalf of the applicant. These documents should be forwarded to the applicant so that they are fully informed of the process.

Kind regards

Mark Walters

Mark Walters

Development Control Archaeologist / Swyddog Rheoli Datblygiad

Please note that our office is closed due to the coronavirus situation and I am working from home

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Ymddiriedolaeth Archaeolegol Clwyd-Powys, Y Swyddfeydd, Coed y Dinas, Welshpool, SY21 8RP,
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