

[REDACTED]

From: Mark Peacock
Sent: 26 April 2017 09:03
To: Planning
Subject: FW: 6/2017/0550/MAJ: Land adjacent to Porsche Garage, Hatfield Avenue, Hatfield Business Park, Hatfield

From: Simon Wood [REDACTED]
Sent: 25 April 2017 17:26
To: Mark Peacock <m.peacock@welhat.gov.uk>
Subject: 6/2017/0550/MAJ: Land adjacent to Porsche Garage, Hatfield Avenue, Hatfield Business Park, Hatfield

Dear Mark,

Thank you for consulting me on the above application.

The applicant has submitted an archaeological desk-based assessment (DBA) with this application (MOLA 2016). This report concludes that there is a moderate to high potential for undesignated heritage assets from the prehistoric period on Plot 6020/B (the proposed development area) (Para 6.1.1). Notably archaeological excavations at the adjacent Plots 5600 and 6000 unearthed evidence for later prehistoric agricultural and settlement activity. The report states that such remains as may be present are unlikely to have been disturbed by modern activity as no structures are apparent at this location on historic mapping (para 4.2.3). It concludes that:

“the most appropriate investigation strategy is likely to entail archaeological evaluation trenches. These would aim to assess the presence, nature and significance of any archaeological remains in the area of proposed impact. A preliminary investigation could also include the archaeological monitoring of any geotechnical pits dug for engineering purposes” (para 6.1.4).

This would enable a decision to be made regarding further archaeological work, if required, as suggested by the DBA (para 6.1.5).

The proposed development is therefore likely to have an impact on heritage assets with archaeological interest, and I recommend that the following provisions be made, should you be minded to grant consent:

1. The archaeological monitoring of any geo-technical investigations;
2. an archaeological field evaluation of the site before any development commences;
3. such appropriate mitigation measures indicated as necessary by that evaluation. These may include:
 - a) the preservation of any remains in situ, if warranted,
 - b) appropriate archaeological excavation of any remains before any development commences on the site, with provisions for subsequent analysis and publication of results,
 - c) archaeological monitoring of the groundworks of the development (also including a contingency for the preservation or further investigation of any remains then encountered),
 - d) such other provisions as may be necessary to protect the archaeological interests of the site.

I believe that these recommendations are both reasonable and necessary to provide properly for the likely archaeological implications of this development proposal. I further believe that these recommendations closely follow the policies included within Policy 12 (para. 141, etc.) of the National Planning Policy Framework. and the guidance contained in the Historic Environment Planning Practice Guide.

In this case three appropriately worded conditions on any planning consent would be sufficient to provide for the level of investigation that this proposal warrants. I suggest the following wording:

A *No development shall take place/commence until an Archaeological Written Scheme of Investigation has been submitted to and approved by the local planning authority in writing. The scheme shall include an assessment of archaeological significance and research questions; and:*

1. *The programme and methodology of site investigation and recording;*
2. *The programme and methodology of site investigation and recording as required by the archaeological evaluation;*
3. *The programme for post investigation assessment;*
4. *Provision to be made for analysis of the site investigation and recording;*
5. *Provision to be made for publication and dissemination of the analysis and records of the site investigation;*
6. *Provision to be made for archive deposition of the analysis and records of the site investigation;*
7. *Nomination of a competent person or persons/organisation to undertake the works set out within the Archaeological Written Scheme of Investigation.*

B *The development shall take place/commence in accordance with the programme of archaeological works set out in the Written Scheme of Investigation approved under condition (A)*

C *The development shall not be occupied/used until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under condition (A) and the provision made for analysis and publication where appropriate.*

If planning consent is granted, I will be able to provide a design brief detailing the requirements for the investigations and provide information on professionally accredited archaeological contractors who may be able to carry out the investigations. Please allow 5-10 working days for this document to be issued.

Please do not hesitate to contact me should you require any further information or clarification.

Regards,

Simon Wood

Historic Environment Advisor

Natural, Historic & Built Environment Advisory Team

Environmental Resource Planning

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