Online Comment

Application	H02-0750-17
Location	14 WEST STREET CROWLAND SPALDING PE6 0ED
Proposal	Repair structure of building including alteration and repair to main dwelling, including first floor extension and some demolition works

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Date Submitted	17-08-17
For/Against	Comments

This is a Grade II listed former shop with accommodation above and access to outbuildings to the rear, which may have been used as a tannery. The building dates from about 1820 and was altered in the 20th century. The building and outbuildings are in disrepair but because they have not undergone significant changes the layout and materials have historical value.

With this in mind I would recommend that, prior to development, the developer should be required to undertake historic building recording.

Further to this, the removal of the barn/tannery and rear part of the building and the construction of full basements and the subterranean passage may contain archaeological evidence of the prior use of this site, possibly buildings dating from the period of the construction of Crowland Abbey and the emergence of Crowland as a village/town. This is unique opportunity to investigate the archaeology in the prominent location.

It is my recommendation that the demolition of the buildings, in the particular the grubbing up of foundations should be subject to archaeological monitoring and that the excavation of the basements and passage way should also be archaeologically monitored.

It is recommended that the developer should be required to commission a Scheme of Archaeological Works (on the lines of 4.8.1 in the Lincolnshire Archaeological Handbook (2016)). This should be secured by South Holland District Councils Standard Conditions AR01, 02 and 03.

'They [The local planning authority] should .... require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part), in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publically accessible' National Planning Policy Framework Section 12, para 141.