Online Comment

Application	H16-0462-24
Location	Castle Sports Complex Albion Street Spalding PE11 2AJ
Proposal	Demolition of existing swimming pool building following the construction of a two storey extension including basement area to existing Castle Sports Complex building to provide new and upgrade indoor leisure and health related facilities including two new swimming pools, plant area and changing rooms. Reconfiguration of existing building to provide new and upgraded sports facilities and physical activity facilities and related supporting services. Provision of a new 3G artificial turf pitch (ATP), an Informal Outdoor Games Area (IOGA), other outdoor play areas, an informal running trail/track, a health and well being garden and an outdoor splash pad relating to the new swimming pool. The provision of supporting infrastructure including additional car parking and landscaped areas.

Name	Historic Environment Officer
Address	Lincolnshire County Council Lancaster House 36 Orchard Street LN1 1XX
Date Submitted	19-06-24
For/Against	Comments

Thanks for consulting us on this application,
The site lies in an area of roman, medieval and post-medieval archaeological potential.
We are pleased that the applicant has submitted an Archaeological Desk based Assessment and a Built Heritage Impact Assessment.
The development is for: demolition of the existing swimming pool, construction of a two storey extension including two new swimming pools. The existing building will also be reconfigured. The scheme also includes tree planting, games and sports areas, a swale, an attenuation basin car parking and landscaped areas.
This will include highly intrusive temporary works/groundworks which will remove any surviving archaeological remains either wholly or in part. Currently there is insufficient specific information on the archaeological potential for the site and the extent of impact to buried archaeological remains from the proposed development.
Tree planting can be very destructive to underlying archaeological remains, especially when the trees reach maturity.
The applicant's archaeological contractor also sent to this office a Geophysical WSI, which was approved, followed by the results of the Geophysical Survey. As a result, this office will provide a Design Brief for Archaeological Evaluation. The Brief should be responded to in a Written Scheme of Investigation (WSI) for submission to and approval by this office prior to commencement.
Given the archaeological potential, but as yet unknown character and extent, I recommend that the applicant submit as part of this application: the WSI and results of the Geophysical Survey, the trial trench evaluation Written Scheme of Investigation (WSI) for approval, followed by the results of the trial trench evaluation, which may need to be followed by further archaeological mitigation if required to allow for the proposed development.
The trial trench evaluation will aim to determine the presence, absence, significance, extent depth and character of any archaeological remains which could be impacted by the proposed development as noted above.
Trenching results are essential for effective risk management and to inform programme scheduling, budget management and the overall viability of the proposal. Failing to adequately investigate the archaeological potential could lead to unnecessary destruction of heritage assets, potential programme delays, consent for an undeliverable development and excessive cost increases that could otherwise be avoided.
This information should be provided with the application so that an informed planning recommendation can be made and to meet the requirements of the National Planning Policy Framework (NPPF) paragraphs 200 and 211 and the South East Lincolnshire Local Plan (Policy 29). Until the results of the required trial trench evaluation are submitted, this section cannot make an informed planning recommendation.
This will also help inform an appropriate mitigation strategy for the proposed impact if necessary and should permission be subsequently granted.
Part of the site lies within the setting of the Spalding Conservation Area. Regarding any indirect potential impacts to build heritage assets, I defer comments to the SHDC Conservation Officer.