Online Comment

Application	H21-0537-23
Location	Land West of 1 East Road Tydd Gote Wisbech
Proposal	Erection of 3 bed dwelling including changes to existing parking area

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Name	Nicola Grayson
Address	Lincolnshire County Council County Offices, Newland Lincoln

Date Submitted	11-07-23
For/Against	Comments

The proposed development is within the historic core of the settlement of Tydd Gote, a settlement which is believed to have been established by the medieval period, however, its origin is largely unknown. It is therefore in an area which may have buried remains from the medieval period onwards. It would be valuable to gain a greater understanding of the nature of the settlement. The proposal to construct a dwelling on the site will include highly intrusive groundworks which will remove any surviving archaeological remains either wholly or in part. As such evaluation of the site will be necessary to properly assess the impact of the proposed development on any surviving archaeological remains present. This will necessarily have to be undertaken as a condition of consent if permission is granted.

Recommendation:
I recommend that If permission is granted, there be an archaeological condition for a mitigation strategy to effectively deal with this site. This will comprise a phased approach of investigation followed by archaeological mitigation work should it be necessary. This will initially comprise, but may not be limited to, a trial trench evaluation of the site which should aim to determine the presence, absence, significance, depth and character of any archaeological remains which could be impacted by the proposed development as noted above and to inform a programme of further archaeological mitigation work which may be required if archaeological remains are identified in the evaluation.
This should be secured by South Holland District Council's standard conditions AR01, 02 and 03 and is in accordance with National Planning Policy Framework paragraphs 194 and 205.