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By Liv Rickman at 11:59 am, Feb 21, 2024

Information Classification: PUBLIC

Council of the Isles of Scilly Planning Application

Ref: P/24/011/FUL

Consultation: Cornwall Archaeological Advice Request

Consultee:

Date: 13th February 2024

Ref: P/24/011/FUL

Site: Land To South Of Pungies Lane, Pungies Lane, Telegraph, St Mary's.

Proposal: Construction of 4 no. single storey terraces consisting of 10 no. new dwellings, construction of bin and cycle store, formation of new access and associated landscaping works and drainage works (Major Development).

You are being consulted on this application as archaeological input is required to inform the decision. Please complete the response form below and return to planning@scilly.gov.uk as soon as possible and no later than **5th March 2024** or by post to the Planning Department, Town Hall, The Parade, Hugh Town, St Mary's, Isles of Scilly TR21 0LW.

I look forward to receiving your comments in due course.

Link to application: <https://scilly.gov.uk/planning-application/planning-application-p24011ful>

Comments: Cornwall Archaeological Unit

Thank you for consulting us on this application. We have consulted the Cornwall & Isles of Scilly Historic Environment Record and the submitted heritage information including the Heritage Assessment (HA) (Johns February 2024) and note the high concentration of later prehistoric monuments in the surrounding area. These include a Neolithic standing stone (MCO31547), a Bronze Age cist (MCO30239), and the findspots of a Romano-British coin (MCO31549) and two saddle querns (MCO31546), as outlined in Section 4.3 of the HA.

This suggests that the application site has archaeological potential for buried archaeological features dating to the later prehistoric period.

Due to the likelihood of metallic debris (from fencing) and the small size of the application site, the effectiveness of geophysical survey could be limited.

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We therefore consider it prudent that a Strip Map and Sample (SMS) and an archaeological watching brief should be carried out during the early stages of groundworks, undertaken by a suitably qualified organisation or individual.

The SMS should cover the main part of the application site (the footprint of the parking area, houses, store and any landscaping), with the watching brief covering the service trench and the soakaway.

We would advise, for the above reasons, that any consent issued should carry the condition as worded below of sections A-D inclusive (please do not split into separate Conditions or treat separately), which includes words recommended by the Association of Local Government Archaeological Officers (ALGAO), as follows:

A) No development shall take place until a programme of archaeological recording work including a Written Scheme of Investigation has been submitted to and approved by the local planning authority in writing. The scheme shall include an assessment of significance and research questions, and:

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

B) No development shall take place other than in accordance with the Written Scheme of Investigation approved under condition (A).

C) The development shall not be occupied 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, publication and dissemination of results and archive deposition has been secured.

D) The archaeological recording condition will normally only be discharged when all elements of the WSI including on site works, analysis, report, publication (where applicable) and archive work has been completed, and a final report has been submitted to, and approved by, the Local Planning Authority.

A pre-commencement condition is necessary in this instance due to the need to ensure that a programme and methodology of site investigation and recording of archaeological features is undertaken before physical works commence on site. This is in accordance with the provisions of NPPF (2023) Chapter 16, paragraph 211 and the Isles of Scilly Local Plan policy OE7.

Completed By	Time Spent	Date
Peter Dudley	2	21/02/2024
P/24/011/FUL		