

WEST SUSSEX COUNTY COUNCIL
Strategic Planning

Response to consultation : ARCHAEOLOGY

Date : 16/10/2012

Local Planning Authority: Arun District Council
FAO : Peter Cleveland

Application reference : A/82/12

Location : Land to east of Roundstone Lane Angmering

Proposals : Residential development comprising 150 no. dwellings including 30% affordable with access, landscaping, open space & associated works

OS map ref. : 507601 104075

Recommendation

This application should not be determined in the absence of further information concerning the archaeological impact of development. That information should be obtained through the carrying out of a programme of archaeological work on site, involving field investigation.

Summary of comments

There is a strong likelihood that archaeological remains may exist within the site, and that they would be adversely affected by development.

Further information is required in advance of determination of this application, in order to ascertain whether any currently unknown, non-designated but nationally important archaeological site exists within the application area, the preservation of which would be desirable and could require amendment of the submitted Master Plan of the proposed development.

This information should be obtained through archaeological field evaluation, involving excavation of exploratory trenches and (if suitable) geophysical survey.

Comments

The *Archaeological Desk Based Assessment* submitted with this application (L-P Archaeology, July 2012) summarises information on known archaeological sites in the close vicinity of the application area. These sites include: Bronze Age settlement and cremation burials, and Roman settlement and field enclosures, at Bramley Green on the west side of Roundstone Lane, to the south-west; a Bronze Age farmstead and Middle Saxon enclosure on the route of the Angmering Bypass, to the north; and the eastern end of the medieval settlement of Angmering, to the north-west.

Buried remains of prehistoric and Roman settlement may extend into the current application area.

Because almost all of the application area has not previously been built upon, in historical times, it is likely, on analogy with the Bramley Green and Angmering Bypass archaeological sites, that preservation of archaeological features should presently be good.

It is concluded in the *Archaeological Desk Based Assessment* (8.7) that "There is a high potential for multi-period deposits to be present on the site with notable activity to the west and north-east. Any surviving archaeological deposits have the potential to contribute to the understanding of this multi-period activity to the south-east of Angmering."

It is also stated (7.2.2) that "The impact from the proposed development will include the excavation of footings for the residential properties, trenching for any buried services and (topsoil and overburden) stripping associated with road construction. There is likely to be a high impact on any preserved archaeological deposits within the footprint of the buildings, along service runs and within the areas of the roads."

West Sussex County Council concur with these conclusions.

In accordance with advice in the *National Planning Policy Framework* on conservation and enhancement of the Historic Environment (Para. 128, development sites with the potential to include heritage assets with archaeological interest), it is recommended that the desk-based assessment should be followed by an archaeological field evaluation.

The evaluation should involve initially the excavation of exploratory trenches, so as to provide reliable information on the significance, location and extent of archaeological remains, and the expected scale of development impact. From this information, proportionate measures to mitigate that impact should be devised.

The field evaluation should be carried out in advance of development. This timing will allow for alteration if necessary of the Master Plan development layout, for preservation *in situ* of any non-designated but nationally important archaeological remains (such as a Roman residential building, associated with the Bramley Green Roman occupation to the west).

If a non-designated but nationally important archaeological site were found to exist within the application area, only after Full planning permission, and approval of the currently proposed Master Plan development layout, had been granted, opportunities for the full preservation of such a site, within the overall development, would be much more limited or constrained (e.g. if exploratory investigation were carried out as part of a programme of archaeological work, required under the terms of a suitable planning condition).

Therefore it is recommended that the archaeological field evaluation should be carried out in advance of determination of this planning application.

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