



John Macholc
Building and Development Control
Manager
Ribble Valley Borough Council
Council Offices
Church Walk
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BB7 2RA

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Fax:
Email: douglas.moir@lancashire.gov.uk
Your ref:
Our ref: PJB/ASP/DM
Date: 4 September 2012

F.A.O John Macholc

Dear Mr Macholc,

PROPOSED: Two storey extension to dwelling (including demolition of existing conservatory). 34 Water Street, Ribchester (3/2012/0703)

The proposal site lies within the Roman settlement of *Bremetenacum* (Lancashire Historic Environment Record PRN 150), parts of which are recognised as being of national importance by virtue of their status as a Scheduled Ancient Monument (Monument No. LA55). Evidence for Roman occupation has been recorded close to the site at 19 Water Street (PRN 30685), 28 Water Street (PRN 15113), 'Greenside' (PRN 27104) and Church Street garage (PRN 1800 & 1847). Consequently there is a potential for the current proposals to encounter other as yet unknown archaeological finds or features associated with the Roman settlement.

LCAS would therefore recommend that should the Local Planning Authority be minded to grant planning permission to this or any other scheme, an archaeological watching brief be undertaken during any groundworks, and that such work be secured by means of the following condition:

Condition: No works shall take place on the site until the applicant, or their agent or successors in title, has secured the implementation of a programme of archaeological work. This must be carried out in accordance with a written scheme of investigation, which shall first have been submitted to and agreed in writing by the Local Planning Authority.

Reason: To ensure and safeguard the recording and inspection of matters of archaeological/historical importance associated with the site.

Such a recommendation is in accordance with National Planning Policy Framework, para. 141 (Local planning authorities should make information about the significance of

the historic environment gathered as part of plan-making or development management publicly accessible. They should also 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) publicly accessible).

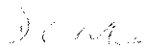
Specifications and a list of professionally qualified building recording consultants and organisations which could carry out the appropriate archaeological works can be obtained from Lancashire County Archaeology Service:

Lancashire County Council
Transport & Environment
Development Management
PO Box 100
County Hall
Preston
PR1 0LD

tel. 01772 531734

If you have any questions or require any further information please do not hesitate to contact me.

Yours sincerely



Doug Moir
Planning Officer (Archaeology)