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Your ref: 3/2016/0575

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FAO S Kilmartin

Dear Mr Macholc,

Planning Application 3/2016/0575: Conversion of 2no. barns to dwelling houses and conversion of outbuilding to form car port; Painley Farm, Knott Lane, Newsholme, Gisburn BB7 4JF

The above planning application is for the conversion of three detached agricultural barns in the centre of the farmstead, which appear on the OS 1:10,560 mapping of 1853 (sheet Yorkshire 166, surveyed 1849-50). We would not raise any objection to the proposed works, but would recommend that the buildings were recorded before conversion works started. This can be ensured by the inclusion of an appropriate condition on any consent granted. The following wording is suggested:

Condition: No development shall take place until the applicant, or their agent or successors in title, has secured the implementation of a programme of archaeological recording and reporting. 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.

Note: The programme of works should comprise a building survey to level 2/3 as described in *"Understanding Historic Buildings"* (Historic England 2016). The work should be undertaken by an appropriately experienced and qualified professional archaeological contractor to the standards and guidance set out by the Chartered Institute for Archaeologists.

This is in accordance with National Planning Policy Framework paragraph 141: *"Local planning authorities should ... 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"*.

Please note that the above comments have been made without the benefit of a site visit.

Yours sincerely

Peter Iles