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Ask for: Casper Johnson
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8 October 2021

Re: 20211118 - Willow Tree Farm And Holly Cottage, Wrotham Road, Meopham, Gravesend Kent

Demolition of existing Holly Cottage, creation of new shared access route, and the re-building of a replacement 4 bedroom chalet-bungalow with detached double garage on the site frontage and erection of 7 new 4 bedroom houses with integral double garages in gated development to the rear of the new Holly Cottage, and part rear garden of Willow Tree Farm.

Thank you for your letter consulting us on the above planning application.

The application site is within an area of multi-period archaeological potential with evidence for Romano-British settlement immediately to the south. The existing houses on the site are of no archaeological interest. The site was not developed until the mid-20th century and there is the potential for any archaeological remains present at the site to be relatively undisturbed. The proposed development may impact on any such remains and therefore I recommend that the following condition is applied to any forthcoming consent:

AR5 *No development shall take place until the applicant, or their agents or successors in title, has secured the implementation of*

- i. archaeological field evaluation works in accordance with a Written Scheme of Investigation and timetable which has been submitted to and approved in writing by the Local Planning Authority; and*
- ii. following on from the evaluation, any safeguarding measures to ensure preservation in situ of important archaeological remains and/or further archaeological investigation and recording in accordance with a Written Scheme of Investigation and timetable which has been submitted to and approved in writing by the Local Planning Authority.*

Reason: To ensure appropriate assessment of the archaeological implications of any development proposals and the subsequent mitigation of adverse impacts through preservation in situ or by record.

I would be happy to discuss any of the above further and provide the applicant with a brief for the archaeological works on request.

Yours sincerely

Casper Johnson MCIfA FSA
Senior Archaeological Officer
KCC Heritage Conservation

Gravesham Borough Council