

Please ask for: Hannah Gunner
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Our Ref: MC/22/2781
Date: 16 January 2023



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Dear Sir/Madam

REFERENCE: MC/22/2781

PROPOSAL: Details pursuant to condition 8 (Archaeological report) on planning permission MC/19/0765 (appeal decision APP/A2280/W/21/3280915 and varied by NMA ref: MC/22/2345) - Outline application (with all matters reserved except access) for the erection of up to 800 dwellings with a primary school, supporting retail space of up to 150 square metres and a community or nursery facility, with an associated road link between North Dane Way and Pear Tree Lane, and other road infrastructure, open space and landscaping
LOCATION: Land At East Hill, Chatham

I refer to your submission and enclosures [all relevant documents listed below] received on 25 November 2022, which have been submitted pursuant to the requirements of condition 8 of MC/22/2346. In response to the submissions, I can offer the following comments:

Condition 8 (Archaeology)

The documents submitted in relation to this condition are:

- Application form
- Cover Letter (DHA dated 24 November 2022)
- RPS Geological Survey Report (JAC27782, November 2022)
Received 25 November 2022

The reason for the imposition of this condition was 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.

The submitted survey did not reveal significant features that are certainly of archaeological origin. Several anomalies that might be archaeological in nature were however observed.

The submitted survey fulfils the requirement for the submission of a report detailing the results of "a non-intrusive" survey as required under Condition 8. Therefore Condition 8 can be discharged.

In order to fully comply with this condition, the development shall be implemented in accordance with the details herein approved.

The details submitted pursuant to this condition have been considered under the provisions of Policy BNE21 of the Local Plan 2003 and the NPPF and having regards to archaeological.

The details are considered to be in accordance with the abovementioned NPPF requirements.

Yours faithfully

Hannah Gunner
Senior Planner