

Rachel Tibbetts

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From: Planning  
Sent: 20 February 2023 15:28  
To: DC Support  
Subject: FW: Planning notification for application reference: 23/00376/F

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From: Archaeologydc - E&E <Archaeologydc@Oxfordshire.gov.uk>  
Sent: 20 February 2023 15:25  
To: Planning <Planning@Cherwell-DC.gov.uk>  
Subject: RE: Planning notification for application reference: 23/00376/F

Dear Sir/Madam,

**Ref: 23/00376/F Land Adjoining and West of Stonecroft House, Clifton Road, Deddington**

Thank you for consulting us in connection to the above application. The site is located in an area of archaeological potential immediately north of the scheduled ancient monument of Deddington Castle, a C11 motte and bailey castle and a C12 enclosure castle (SM 21807). The motte and its western bailey survive as an impressive group of earthworks, with the enclosure castle built into the NE corner. Although the scheduled area of the castle is outside of the proposed development area it is possible that aspects of the castle could survive within the development area.

The proposal site is also located 80m SW of a medieval shrunken village (PRN 9437) which survives as a series of earthworks related to the holloway and crofts. The Holloway is thought to be an original continuation of the line of Clifton Road. As there is evidence of medieval settlement along this possible continuation of the road then it is possible that further medieval settlement existed along the current Clifton Road, on the northern side of the proposed development area.

An archaeological evaluation has been undertaken on the site which recorded a medieval pit on the site. This pit is likely to be related to further features in that area and therefore a programme of archaeological mitigation will need to be undertaken ahead of any development. The report for this archaeological evaluation should be submitted with this application.

We would, therefore, recommend that, should planning permission be granted, the applicant should be responsible for ensuring the implementation of a staged programme of archaeological investigation to be maintained during the period of construction. This can be ensured through the attachment of a suitable negative condition along the lines of:

1. Prior to any demolition and the commencement of the development a professional archaeological organisation acceptable to the Local Planning Authority shall prepare an Archaeological Written Scheme of Investigation, relating to the application site area, which shall be submitted to and approved in writing by the Local Planning Authority.

Reason - To safeguard the recording of archaeological matters within the site in accordance with the NPPF (2021).

2. Following the approval of the Written Scheme of Investigation referred to in condition 1, and prior to any demolition on the site and the commencement of the development (other than in accordance with the agreed Written Scheme of Investigation), a staged programme of archaeological evaluation and mitigation shall be carried out by the commissioned archaeological organisation in accordance with the approved Written Scheme of Investigation. The programme of work shall include all processing, research and analysis necessary to produce an accessible and useable archive and a

full report for publication which shall be submitted to the Local Planning Authority within two years of the completion of the archaeological fieldwork.

Reason – To safeguard the identification, recording, analysis and archiving of heritage assets before they are lost and to advance understanding of the heritage assets in their wider context through publication and dissemination of the evidence in accordance with the NPPF (2021).

Kind regards,

*Victoria*

Victoria Green BA (Hons.) MA PCIfA  
Planning Archaeologist  
Oxfordshire County Archaeological Services

Tel: 07922 848811  
[victoria.green@oxfordshire.gov.uk](mailto:victoria.green@oxfordshire.gov.uk)

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**From:** CDC Development Management <[planning@cherwell-dc.gov.uk](mailto:planning@cherwell-dc.gov.uk)>  
**Sent:** 17 February 2023 11:47  
**To:** Archaeologydc - E&E <[Archaeologydc@Oxfordshire.gov.uk](mailto:Archaeologydc@Oxfordshire.gov.uk)>  
**Subject:** Planning notification for application reference: 23/00376/F

Please see the attached letter for details. Regards Development Management Cherwell District Council Direct Dial 01295 227006 [planning@cherwell-dc.gov.uk](mailto:planning@cherwell-dc.gov.uk) [www.cherwell.gov.uk](http://www.cherwell.gov.uk) Find us on Facebook [www.facebook.com/cherwelldistrictcouncil](https://www.facebook.com/cherwelldistrictcouncil) Follow us on Twitter @Cherwellcouncil

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