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**From:** Archaeology DC [redacted]
**Sent:** 30 May 2025 16:43
**To:** Hollie Renney
**Cc:** Control, Development (Planning)
**Subject:** 25/70051/SCRE Land Adjacent St Neots Reservoir Priory Hill Road St Neots - Archaeology

**25/70051/SCRE|EIA Screening opinion for proposed development for significant green and blue infrastructure, open space community facilities and supporting infrastructure alongside a development of approximately 600 dwellings|Land Adjacent St Neots Reservoir Priory Hill Road St Neots**

Dear Hollie,

I am writing to you regarding the archaeological implications of the above referenced application. While there are no specific plans for the application at this stage the application is of large scale and therefore large sub surface impact in an area of very high archaeological potential. St. Neots known particularly for its Roman archaeology indicated by sites like the Conygeare Roman earthwork (Cambridgeshire Historic Environment Record 00391). The town centre has a strong medieval core centred on the scheduled ancient monument of St. Neots Priory (National Heritage List for England 1006882) and the associated land stretching up to the north as evidenced by parks (CHER 12192). To the north east the proposed red line abuts the River Great Ouse and on the opposing bank quarrying at Paxton pits has revealed extensive Saxon settlement (CHER 00628) as well as extensive prehistoric remains of all periods (CHER 00633a, 08988, 08989, 00628a, 00628b, 08991).

Within the proposed redline and immediately surrounding the redline a pattern of recorded cropmarks indicate extensive Iron age and Roman settlement, possibly connected by linear features and trackways. Within the portion of the scheme between Priory Hill road and Huntingdon road HER records a large area of 'undated enclosures' including several linears and a large double ditched circular feature possible a large barrow (CHER MCB18809) just to the
south of Brook Farm. Close to Priory Hill Road, are smaller sub rectilinear enclosures (CHER MCB18810) and associated linears (CHER MCB18811), also undated by morphologically more likely Iron Age. There is also a loosely located record of Saxon settlement remains found within gravel pits in the vicinity (CHER 00622). In the portion of the proposed site located between Mill Lane, Huntington Road and the River Great Ouse are some very extensive cropmarks indicating a settlement site of probable Iron Age or Roman date and including ring ditches, enclosures, trackways and field system (CHER 04747). There are also various uncertain records of Barrows or cremations across the area (CHER 08281, 00581). To the north of Brook farm, also to the north of Huntingdon road are further cropmark enclosures (CHER 00635, MCB18807).

In the fields to the east of the proposed red line are further cropmarks indicating further enclosures (CHER MCB18812, MCB18814) trackways (CHER MCB32328), ring ditch (CHER MCB32329) and the site of a Roman Villa (CHER MCB28365) and possible associated temple (CHER MCB28366). Recently undertaken archaeological investigations in this area may provide more evidenced for the nature of these records once published.

If the proposal is considered to fall within the requirements for Environmental Impact Assessment, we would recommend that the impact on heritage assets with archaeological interest is considered as part of the Environmental Statement. This should include full evaluation consisting of Desk Based Assessment, Geophysical Survey and Trenched Evaluation, but full scope will depend on development plans and impact. If the proposal is not considered to fall within the requirements for EIA, we would recommend that the evaluation works are undertaken in support of any planning application for the development of this site.

Kind regards
[redacted]

[redacted]
Archaeological Officer

Cambridgeshire County Council

**Historic Environment Team**
**Place and Sustainability**
**Cambridgeshire County Council**
**Email:** [redacted]

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**For urgent planning related enquiries, please also contact**
**archaeologydc@cambridgeshire.gov.uk**

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