



University of
Salford
MANCHESTER

Greater Manchester Archaeological Advisory Service
Environment & Life Sciences
Room LG20
Peel Building
University of Salford
Salford
M5 4WX

Date: 26th January 2023

Dear Imran,

Archaeological Advice: Site at 3 Clover Street, Rochdale, OL12 6TP

Many thanks for consulting with the Greater Manchester Archaeological Advisory Service (GMAAS) regarding your residential development at 3 Clover Street (also known as Avanti), Rochdale, OL12 6TP.

I originally corresponded with you regarding this site via email back in March 2021 but I am writing this letter to confirm GMAAS' position and advice.

Having consulted our records, including the Greater Manchester Historic Environment Record, I am pleased to confirm that the proposed development has no archaeological implications.

The building is not present on historic mapping from the mid-19th century but is depicted on later 19th century mapping of the 1890s as a small rectangular building with narrow rear outrigger, built adjacent to a School for infants (which in-turn is adjacent to a Unitarian Chapel). By the early 20th century, the school and chapel seem to have been re-built and combined as a Sunday School, but the application building remains unchanged.

Originally built as a small residential or commercial property, 3 Clover Street has retained its scale, though the rear outrigger is now much shorter (likely re-built), the main building has a replacement roof, UPVC fenestration and there is a modern shutter-fronted entrance/garage within the rendered front elevation that has impacted on the original fabric. Modern use of the building as an office is also likely to have necessitated significant alterations to the internal layout, removing original fixtures and fittings.

GMAAS is satisfied that there are no archaeological or heritage interests in the site, and we are happy to advise that there is no requirement for an archaeological assessment to accompany the planning application.

Yours sincerely,

Ben Dyson BA MLitt

Senior Planning Archaeologist

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