

Our ref: 794-PLN-WWP-JCD0064

31 March 2026

Heritage Statement of Involvement and Timing

LAND AT MODEL FARM, PORT ROAD, RHOOSE, VALE OF GLAMORGAN

1.1 Statement of Truth

- 1.1.1 My name is Seth Price. I hold a Bachelors degree in Archaeology (with honours). I am a full Member of the Chartered Institute for Archaeology (MCIfA) and an Associate Member of the Institute for Historic Building Conservation (AssocIHBC), accredited in conservation practice that evaluates change in the built and historic environment. I over 13 years' experience in the private sector as a heritage consultant, providing independent heritage consultancy and services. I am a committee member for the ClfA Buildings Archaeologist Group where I advocate for the profession, push for high standards of professional conduct and practice, and advise on industry guidance.
- 1.1.2 The evidence that I have prepared and provided herein is true. My advice is governed by the Institute for Historic Building Conservation (IHBC) and the Chartered Institute for Archaeology (ClfA) Codes of Conduct which mandate that I must act with competence, honesty, and integrity, providing informed professional advice on behalf of the historic environment. I confirm the opinions expressed are my true and professional opinions, irrespective of by whom I am instructed.
- 1.1.3 I confirm that I, and only I, prepared the Statement of Evidence. Neither Richard Smalley, Deputy Operations Director, who is an archaeological specialist rather than one in built heritage, nor any of my colleagues at RPS/Tetra Tech prepared any part of the Statement prior to or following my initial involvement.

1.2 Appeal Involvement and Timing of Site visit and Preparation of Statement of Evidence

- 1.2.1 My involvement with the project followed the extended sickness of Mr Jonathan Smith, Senior Director – Built Heritage at RPS (now Tetra Tech), who compiled the baseline

reports in relation to built heritage for the appeal site. Jonathan Smith subsequently left Tetra Tech in July 2025. My role was therefore to act as expert witness in relation to heritage as part of the appeal process, in his stead.

- 1.2.2 To inform the inquiry and confirm the timing of my Statement of Evidence draft preparation and site visit, I have undertaken an audit of my communications dating to between February and March 2025. The review indicates that I undertook my Site visit on the 13th March 2025 rather than 6th or 19th (both stated incorrectly during my attendance at the inquiry). The review further confirms that I updated my Statement following the Site visit, also on the 13th March 2025, before it was submitted as an addendum to Darren Parker's Proof of Evidence.
- 1.2.3 I was first made aware of the project and began to familiarise myself with the background documents on 26th February 2025. I began a draft Statement of Case should Jonathan Smith not return to work prior to the submission deadline. On 4th March 2025, Jonathan Smith contacted my line manager, and Deputy Operations Director – Newark, Simon Mortimer to confirm that he was still off poorly and unable to take on the appeal. After that time it was confirmed that I would act as the Expert Witness for Heritage.