

*EXTENSIVE URBAN SURVEY*  
*of*  
*SURREY*

**CHERTSEY**



*EXTENSIVE URBAN SURVEY*  
*of*  
*SURREY*

**CHERTSEY**

Surrey County Archaeological Unit  
Surrey History Centre  
130 Goldsworth Road  
Woking GU21 1ND  
Telephone 01483 518 777 Facsimile 01483 518 780

Project Manager	Rob Poulton
Author	Jane Robertson
Date of report	January 2002 (revised June 2003)
Client	English Heritage



The material contained herein is and remains the sole property of the Surrey County Archaeological Unit and is not for publication to third parties, without the prior written consent of Surrey County Council, otherwise than in pursuance of the specific purpose for which it was prepared

## **EXTENSIVE URBAN SURVEY CHERTSEY**

### **INTRODUCTION**

Extensive Urban Surveys have been undertaken or are presently being undertaken in a number of English counties as part of a wide ranging English Heritage initiative (English Heritage 1992). Surrey, in common with many other counties, had a survey of its historic towns carried out almost thirty years ago (O'Connell 1977), as a result of an initiative by the Inspectorate of Ancient Monuments (then part of the Department of the Environment). This survey has formed a basis and background for archaeological work in towns throughout the ensuing period, but is now in urgent need of replacement to reflect current knowledge and planning concerns (Poulton & Bird 1998).

The present survey is intended to provide an up-to-date view of the archaeological resource in each of the towns studied and consists of three phases: data collection, data assessment and strategy. The first stage, data collection, incorporates the acquisition of new data and its amalgamation with existing knowledge of the history and archaeology of the town. The data is acquired in a form suitable for its incorporation into the Surrey Sites and Monuments Record (SMR). The data assessment phase of the survey lead to the production of this report which presents a history of the town, an analysis of the plan of the town, an assessment of the archaeological and buildings data and the state of modern development resulting in the identification of areas of archaeological importance. Information about the development of the town through the ages, including analysis of its plan and the identified areas of archaeological importance, is also presented in a series of maps at the end of the report. The Strategy phase of the survey uses the information presented in the Data Assessment combined with current statutory and non-statutory constraints, and present and future planning policy to make recommendations for policies regarding the historic environment. The policies may be incorporated into Local and Unitary Development Plans, non-statutory policies, supplementary guidance and for use within development control (Hampshire County Council 1997, 1).

The project faced a clear difficulty in knowing which towns to include, as there seems to be no agreed definition. Historically, towns in Surrey have always been small because of the proximity of London and the generally poor quality of the County's land for agriculture. This fact is masked now by the considerable expansion of many towns and villages following the coming of the railway in the later 19th century. The main problem, in the absence of an absolute measure, is in deciding where to draw the line. This ought, in principle, to be established by comparing the evidence from towns, as defined by O'Connell (1977), and that from other large settlements or villages.

Unfortunately archaeological investigation of Surrey's towns has been relatively limited in scope, and villages have been even less well served. In these circumstances comparisons are rather hard to draw. The evidence from the villages is consistent with that of the towns in suggesting that their development belongs to the period from the 12<sup>th</sup>/13<sup>th</sup> century onwards. Surrey's towns are not, generally, greatly different from the villages in the quantity of evidence they produce and this is undoubtedly because they differ little in size. The town, with its market, had an economic status denied to the village, but in Surrey all the inhabitants of both lived in immediate proximity to their fields. There was probably the same lack of distinction between town and village in the medieval period as there is in their excavated evidence or plans revealed today.

In these circumstances it seemed best to adopt an inclusive approach and deal with all the more substantial medieval settlements which have indications of nucleation ('nucleated' settlements have houses run together and signs of developed backlands). Chertsey, which developed as a town following the granting of a market and fair to the Abbey in 1135, clearly qualified for inclusion on any definition.

The study area is that of the medieval town as defined by fig 4. The area so defined corresponds fairly closely with the extent of the built-up area as indicated by the earliest large

scale maps, such as the Rocque map of 1768 (Ravenhill 1974), the c1840 Tithe map and the 1st edition 25 inch OS map of c1870.

### **General note on maps and mapping**

A standard set of historic maps was consulted in compiling all reports for the Surrey EUS. The Senex and Rocque maps were consulted in Ravenhill 1974, while all enclosure, tithe, and historic Ordnance Survey maps were examined in the map collections of the Surrey History Centre, Woking. Further references are not given for these maps where they are mentioned below. Where other maps are referred to a reference is given.

All map bases for the maps used in the figures are those of the modern Ordnance Survey, unless otherwise stated, and the data forms a GIS overlay to the Ordnance Survey maps.

### **Abbreviations used**

EUS	Extensive Urban Survey
GIS	Geographic Information systems
OS	Ordnance Survey
SCAU	Surrey County Archaeological Unit
SMR	Sites and Monuments Record
SHS	Surrey History Service
SyAC	<i>Surrey Archaeological Collections</i>
SyAS Bull	<i>Surrey Archaeological Society's Bulletin</i>
VCH	<i>Victoria County History of Surrey</i>

### **LOCATION AND TOPOGRAPHY (fig 1)**

Chertsey (NGR TQ 042 669) lies within northwest Surrey on the gravel and alluvium of the Thames and Wey valleys. The Abbey river flows to the north of the town and on into the Thames, while the Bourne flows to the south (O'Connell 1977, 11). The town of Chertsey, as the name implies ('the island of Cerotus' - Gover *et al* 1934, 107) occupies what was formerly a small island, a gravel outcrop raised slightly above the level of the Thames floodplain (Poulton 1998a, 6), which is surrounded by alluvium. At the southern end of Chertsey, an early suburb known as *Styvington* on the southern side of Steven's Bridge and the Bourne, lies on a similar gravel outcrop. Chertsey is located 5km south of Staines, 6km south east of Egham, and 17km north of Guildford.

### **PAST WORK AND THE NATURE OF THE EVIDENCE**

Chertsey is a small town for which there is a reasonable body of archaeological and historical information. The purpose of the present section of the report is to provide a summary of the scope and character of that evidence, and to indicate something of its strengths and weaknesses, prior to the attempt in the ensuing section to use this data to create an account of the development of Chertsey. The detailed information is confined to that directly relevant to the study area (fig 4) of the settlement, but material from the general vicinity is referred to as necessary.

### **Archaeology**

Archaeological work in and around Chertsey has produced a variety of archaeological finds, the great majority of it from excavations since the late 1960s in advance of redevelopment in the town, involving activity in a number of locations (fig 3). The results of a number of these excavations have been published in detail (for example Poulton 1998a, Jones 1998). Much of this work took place following the preparation of the review of Chertsey by O'Connell (1977), which provided both a series of research aims, especially those relating to the origins and early development of the town, and a concise summary of existing knowledge.

The finds are overwhelmingly of medieval and post-medieval date, although a scatter of prehistoric, Roman and Saxon material has also been identified.

## **Documents**

The history of Chertsey can be pieced together from a number of written sources. The earliest reference to Chertsey is by Bede in his Ecclesiastical History (Bede iv, 6) and the Abbey (Scheduled Ancient Monument No 23002, SMR No 595) and its possessions are referred to in Domesday Book (1086). The Chertsey Abbey Cartularies (Surrey Record Society, **XII**) provide valuable information about the Abbey and its activities; in particular very full records survive for Abbot John Rutherwyk's period of office (1307-46) (Poulton 1988, 4). It has long been recognised that the history of the town of Chertsey and that of the Abbey are closely linked, but historical documents do not illuminate the precise nature of their relationship (Poulton 1998a, 6). The Victoria County History account of Chertsey (*VCH* **3**, 403-13) provides a useful summary of the evidence from the 7th century onwards, and Blair's treatment of a number of issues is also worthy of note (Blair 1991). Poulton's volume on the archaeological investigations at Chertsey Abbey (Poulton 1988) provides an informative source regarding the history of the Abbey and work undertaken on it since the 19th century.

## **Cartography**

The cartographic evidence, which steadily becomes more detailed through the post-medieval period, suggests that there was little expansion outside of the medieval extent of the town until the mid-19th century. A 1735 survey map of the Abbey lands (Poulton 1988, 6 and plate 2) by Henry Brumbridge shows the precinct as granted in 1610. The earliest useful source for the town itself is the Rocque map of 1768, which reveals the basic plan of the town, but at a small scale. The 1810 Chertsey Bemonds Estate Map (SHS 602/1/113) provides an early view of the layout of the northern end of the town in the vicinity of the Abbey. The Tithe map of c1840 (SHS 864/1/25-6) shows the town clearly, and the Apportionment provides useful additional detail. There was still only a trickle of new development by the time of the large scale OS maps of 1869-72, and this, together with their high quality and accuracy, makes these the most generally useful maps to aid study of the early town.

## **Buildings**

Chertsey has a range of historic buildings, many of which are listed. They include the 13<sup>th</sup> century remains of Chertsey Abbey (SMR No 595 and Scheduled Ancient Monument No 23002), and buildings dating from the 15th to 19th century. The majority of the town's historic buildings are of 18th and 19th century date, erected during a period of renewed prosperity.

## **THE HISTORICAL AND ARCHAEOLOGICAL DEVELOPMENT OF CHERTSEY**

The scope of the resources available for an account of the history of Chertsey has been indicated by the preceding section. The following narrative should be read with the limitations of those resources in mind. It is concerned essentially with the area of the medieval town and its immediate surrounds. The more detailed analysis of the town plan and its development is reserved for the next section.

## **Prehistoric and Roman**

The gravel island upon which the main town of Chertsey has developed would have been attractive to early settlers due to its slightly elevated position above the floodplain. In early times it would have been surrounded by marsh. Evidence for settlement prior to the probable 12<sup>th</sup> century foundation of the town of Chertsey is scant, but there is some evidence for prehistoric and Roman activity. This evidence has been recovered during various archaeological interventions in the town.

Prehistoric material was recovered during excavations in 1991 at the Crown Hotel in London Street (SMR No C), from the excavation at Windsor Street/Colonel's Lane (Hayman 1996) and from excavation work on Phase 6 of the Chertsey Revitalisation Scheme

(Robertson 1997, 3) at the southern end of Guildford Street. At the Crown Hotel the earliest evidence for occupation was provided by flint tool manufacturing waste, the presence of finished tools, calcined flint pot boilers and a sherd of pottery of Neolithic or Bronze Age type (Jones 1998, 46-7). All of the worked flint could be from either a Neolithic or Early Bronze Age assemblage, but included an arrowhead more likely to have been of late Neolithic manufacture. During the evaluation of Phase 6 of the Revitalisation Scheme at Guildford Street, a sherd of pottery of possible Bronze Age date and pieces of struck and burnt flint were recovered. During the Windsor Street/Colonel's Lane excavation in 1996 a limited amount of prehistoric material was found, including part of a polished flint axe. Other recorded finds from Chertsey include a Palaeolithic cordate hand-axe recovered from the south bank of the Bourne (Wymer 1987, 27), a Bronze Age Class 4 flat axe (Needham 1987, 98-9), and a number of urns of probable Bronze Age date discovered in the area east of Pound Road in the early 20th century (SMR No 596). The limited evidence for early settlement at this favourable gravel island site at Chertsey may be due to the small areas of archaeological investigation carried out to date (Poulton 1996, 4).

The evidence for Roman activity within Chertsey includes the discovery of Roman tiles during the Abbey excavations which opens the possibility that the foundation of the Abbey on this site is related to the presence of an important settlement from the Roman period onwards (Poulton 1996, 3). Other evidence for Roman activity within Chertsey has been recovered from a few sites at the northern end of the town. During the Crown Hotel excavations, twelve residual abraded sherds of Roman pottery of c4th century date were recovered in addition to several tile fragments. The paucity of Roman debris suggests that the site is unlikely to have been directly occupied in the Roman period. The number of sherds, however, might indicate that the site lies close to Roman habitation (Jones 1998, 47-8). A strong possibility for such a site is the area to the south of the Abbey which was occupied by a building, described as 'the manor house' on the Chertsey Beomonds estate map of 1810, which was demolished in 1828 (Poulton 1996, 3). During the excavation at Windsor Street/Colonel's Lane, a single sherd of Roman pottery was recovered. It has been suggested that a Roman road ran through Chertsey on the line of Guildford Street and continued northwards across the Laleham Burway (O'Connell 1977, 11). Excavations undertaken to date have yet to reveal any trace of such a road.

### **Saxon and Norman**

The earliest reference to Chertsey is by Bede in his Ecclesiastical History (Bede iv, 6) where he names it as *Ceroti Insula*, the island of Cerotus (Gover *et al* 1934, 105-7). The Celtic personal name *Cerotus* has been thought to imply a sub-Roman settlement (Poulton 1998a, 6), and it has been suggested that this may be related to the site of the medieval manor house described on the Beomond Estate map of 1810 (Poulton 1988, 4) on the south side of the Abbey. The line of the abbey precinct is seen to make a detour around the manor house plot, as if it were already defined and of importance when the precinct limits were determined. At what date this happened is unknown, but it is possible that the boundaries date back to the earliest days of the Abbey, suggesting that the manor house site was of high status even then (Poulton 1988, 4).

According to its 13th century Cartulary, the Abbey was founded in 666 by Bishop Erkenwald, later Bishop of London, and soon after endowed with extensive lands covering a large part of Godley hundred by Frithwold, a sub-King of Mercia (Poulton 1988, 4). The church was destroyed by the Vikings in 871, but was re-founded as a Benedictine Abbey before the Conquest. Saxo-Norman pottery has been recovered from the Abbey site during various archaeological excavations. The site and extent of the original Abbey has yet to be discovered, although it seems most likely that it was similarly located to the post-Conquest Abbey (Poulton 1996, 2).

There has been very little additional evidence recovered from archaeological excavations for Saxon activity in Chertsey. Two sherds of Saxon pottery and fifteen sherds of Saxo-Norman pottery were found during the excavations at Windsor Street/Colonel's Lane

(Hayman 1996), to the south of the Abbey precinct. The site had been dug over quite deeply during the 13th century or earlier and may have disturbed evidence of earlier activity.

Excavations at the southern end of Chertsey at the junction of Pycroft Road and Guildford Street for Phase 5 of the Revitalisation Scheme (AOC Archaeology 1998b) have revealed features representing field ditches or land boundaries, one dated to between 950 and 1150. The site lies in the area of the Chertsey suburb of Styvington and may provide a limit for its extent to the south, if it was in existence at this time. The name *Styvington* means *Styfa's farm* (Gover *et al* 1934, 112), a name first mentioned in the reign of Richard I (as *Styvinton*). The meaning of the name suggests that there had probably been a Saxon settlement in the area. Steven's Bridge, the crossing of the Bourne at the southern end of Chertsey, is a late corruption of the place name Styvington. The bridge was probably in existence before the 13th century (*VCH 3*, 404).

### **Medieval**

It is probable that the town of Chertsey owes its existence to the foundation of Chertsey Abbey which underwent a major rebuild from 1110. In 1135 Henry I granted the Abbey the right to hold a market and fair in Chertsey (*VCH 3*, 404); this would have provided the impetus for a flourishing town to develop, providing revenue for the abbey. Encaustic tile making was an industry which took place within the precinct of Chertsey Abbey around 1250-1300, and one of the tile kilns used to produce Chertsey tiles was excavated on the Abbey site in 1922 (SMR No 594). Extensive work continued on the church, cloister and precinct in the 13th and 14th centuries. Abbot John Rutherwyk was responsible for a determined campaign of improvement and acquisition during his period of office (1307-46) at Chertsey Abbey (Poulton 1988, 4).

The limited amount of archaeological excavation that has been carried out within Chertsey has provided evidence for medieval activity in the town from the 12th century onwards. It supports the view that the town was established in the 12th century following the grant of the market. The abbey largely dictated the layout of the town (O'Connell 1977, 5). Examination of the topography of the town, especially as recorded by early maps suggests that it is basically a T-shape, based on the principal roads of Guildford Street and Windsor Street/London Street with the market area at their junction. There are clear signs of the normal medieval arrangement of providing each of the townsmen with a burgage plot with a house/place of business fronting onto one of the main streets (Poulton 1996, 2). A number of manors held by Chertsey Abbey have nucleated settlements with a regular appearance, including Chertsey which has a regular row-plan (Blair 1991, 58-9). The regular Chertsey Abbey villages may reflect a systematic policy, perhaps linked with the building of new churches on Abbey estates around the mid 12th century. Chertsey is typical of the settlements which were appearing outside monastery gates through much of Northern Europe (Blair 1991, 60).

The excavations at Windsor Street/Colonel's Lane (SMR A) have shown that the early medieval town did not extend as far north as this site. The infilling of quarrying on the site occurred in the 13th and 14th centuries, with evidence for building on the site in the 15th century. The western edge of Chertsey may initially have been somewhere close to the sharp change in direction of Windsor Street (Hayman 1996). Excavations at the Crown Hotel, London Street revealed a watercourse which probably represents the eastern boundary of the medieval town of Chertsey in the 13th century. There was no sign of any earlier development in this backland plot. The Crown Hotel excavations provide confirmation for the suggestion that the 'town' of Chertsey had not existed prior to the 12th century (Jones 1998, 58). The excavations at 14-16 London Street show that the site lay close to the centre of the medieval town (Poulton 1998a, 6). The earliest activity at the site was dated to the first half of the 12th century with the implication that plots such as 14-16 London Street were generally established by c1100-1150 (Poulton 1998a, 15). The northern end of the town bordered the Abbey precinct, whereas the southern extent was dictated by the edge of the gravel island bounded by the floodplain of the Bourne which flows east-west.

Archaeological excavation on Phase 6 of the Chertsey Revitalisation Scheme (Robertson 1997) provided evidence for the medieval existence of the suburb of Styvington at the southern end of Guildford Street, on the southern side of Steven's bridge over the Bourne (SMR B). The bridge across the Bourne probably existed before the 13th century (*VCH 3*, 404). Styvington, the southern suburb of Chertsey, may have been deliberately created during the 14th century by Abbot Rutherwyk in his enthusiasm for new works at a time when Steven's Bridge was rebuilt in stone. There is, however, earlier medieval evidence from the site. The evidence is, as yet, insufficient to rule out a 12th or 13th century origin for the development of the suburb.

An archaeological evaluation for Phase 2 of the Revitalisation Scheme at Syward Place/Pyrcroft Road, Chertsey (AOC Archaeology 1998c) revealed a medieval ditch of late 12th/early 13th century date and two ditches of late medieval or early post-medieval date, one probably representing a property boundary and the other a drainage ditch (SMR E). This site lies outside the medieval suburb of Styvington and within a rural setting.

Chertsey lies near an important crossing point of the River Thames (at a distance of c1200m), but the earliest evidence for a bridge over the Thames at Chertsey is c1410 when Henry IV granted a licence for building one there (Stratton and Pardoe 1982, 115); previously the crossing was served only by a ferry. The bridge at nearby Staines (a town of Roman origin) was in existence by 1222 and may have had a trade advantage over Chertsey as a result (Poulton 1998a, 8). Chertsey was almost the poorest of Surrey's towns in the 14th century (O'Connell 1977, 11) despite its connection with the Abbey.

### **Post-medieval**

In 1537 Chertsey Abbey was dissolved and much of the stonework removed to build Henry VIII's new Oatlands Palace at Weybridge. It is not known whether the market in Chertsey had ceased before or during the dissolution, but in 1599 Elizabeth I granted a weekly market and annual fair to Chertsey (*VCH 3*, 404).

It is doubtful if the town grew very much before the 17th century as it mainly served the local area. However, in the first quarter of the 18th century, considerable building took place in Chertsey when it became fashionable for the gentry to move away from London (O'Connell 1977, 11) and a number of fine buildings were constructed during this period. In the early 19th century the economy of the town was still mainly agriculturally based, although brickmaking and market gardening were small local industries. The coming of the railway in 1848 when the Weybridge and Chertsey branch of the London and South Western Railway opened was largely responsible for the subsequent expansion of the town (O'Connell 1977, 11), and the development of the suburb of Styvington to the south from a rural community.

## **ORIGINS AND DEVELOPMENT OF THE TOWN PLAN**

### **Topographic divisions**

The detailed analysis of the topographic development of Chertsey is presented in the sections of the report following this one. The analysis has enabled the definition of a number of distinct elements within the plan, which are shown on fig 4, and summarised below. Cross-reference to them is given as TD1 etc in the text that follows. It should be stressed that the precise extent of a number of these elements is not known.

- 1 The Abbey precinct has occupied its present site since its foundation in c 666. Although there is no evidence for the location of the original Abbey itself, it is unlikely to be far away.
- 2 Bemonds Estate. The site of the manor house of Chertsey Beomond Estate is located to the south of the abbey precinct. It is the suggested site for Roman and/or sub-Roman occupation.

- 3 The original planned town in a regular row-plan along Guildford Street thought to have been established in the 12th century.
- 4 The church, although largely of 19th century construction, includes stonework of 13th to 15th century date. The church was originally provided by the Abbey in the 12th century and it is possible that the present church occupies the original chapel site.
- 5 Medieval Styvington. Suggested outline of the medieval suburb.
- 6 The floodplain of the Bourne separates the communities of Chertsey and of Styvington.
- 7 The limit of development by 1840

### **Medieval and post-medieval topography of Chertsey town**

The modern and medieval town of Chertsey can be shown, by archaeological and documentary evidence, to have its origins as a planned new town of the 12th century. All the evidence suggests that it was closely focused along Windsor Street, London Street and Guildford Street, and it is this core area that is considered here. The suburb of Styvington at the southern end of Chertsey is also included in the discussion.

#### **CHERTSEY ABBEY (TD1)**

Chertsey Abbey (Scheduled Ancient Monument No 23002, SMR No 595) was the most important religious house in Surrey during its existence from c 666 until 1537. The demolition of the abbey, and the subsequent use of the site as a quarry to build Henry VIII's palace at Oatlands, means that very little survives above ground. Excavations in 1855, 1861 and 1954 revealed the plan of the Abbey church and other buildings, but as yet the site of the original pre-Conquest abbey has not been revealed (for further details see SMR section, Appendix I).

The general layout of the monastery can still be traced on the ground by parts of the once elaborate system of now partially silted up moats and fishponds, and parts of the original precinct walls, all thought to have been established by the late 13th/early 14th century (fig 6). An entrance to the outer court of the Abbey precinct and parts of the wall still stand above ground, and very little of the rest of the precinct wall still survives (Poulton 1988, 83). Parts of the wall to the south of the church remain visible, especially where they are incorporated to form the back wall of the later 17th century Abbey Barn. Abbey Farm Barn on Colonel's Lane also appears to incorporate parts of the north wall of the conventual court, as well as part of the wall of the area between the conventual court and the Abbey River (Poulton 1988, 83). Part of the Abbey precinct wall in the open ground to the west of Colonel's Lane, formerly in the grounds of Abbey House, was uncovered during clearance of undergrowth in 1984. The wall now forms part of the Freda Atkins memorial garden (Poulton 1988, 73).

A sub-rectangular bank and ditch enclosure complex (SMR No 1881), included within the area of the Scheduled Ancient Monument, lies on the northern side of the Abbey River, opposite the Abbey site (named 'Whiting's Plot' on fig 6). Although its date and function are unknown, its proximity suggests that it was associated with the Abbey complex.

#### **MANOR HOUSE (TD2)**

The site of the medieval manor house of Chertsey Beomond lies to the south of the abbey precinct (fig 4). The Manor of Chertsey Beomond was included in the original endowment made to the Chertsey Abbey by Frithwald in the 7th century (*VCH* 3, 406).

The line of the abbey precinct is seen to make a detour around the manor house plot, suggesting that it was a site of high status when the precinct limits were determined, possibly in the earliest days of the Abbey. The manor house is depicted on the 1810 Beomond Estate Map, and the site was occupied until 1828 when the manor house was demolished (Poulton

1996, 3). The site is now an open space, lying within the limits of the scheduled area of the abbey precinct.

As a result of Roman finds being recovered from the near vicinity, it has been suggested that the manor house site may have been the location of an important Roman settlement, and possibly Saxon occupation, leading to the siting of the abbey on the gravel island.

#### LIMITS OF THE PLANNED TOWN (TD3)

The precise extent of the 12th century planned town is uncertain. An excavation at the rear of the Crown Hotel (fig 3, site C) revealed an artificial watercourse running north-south which had formed the eastern boundary of the town, running down to the Bourne. If, as has been suggested (Jones 1998, 59), it formed part of a ditch surrounding and demarcating the whole of the new town, the evidence for this remains to be identified. An excavation at Windsor Street/Colonel's Lane (fig 3, site A) showed that this lay outside the town until the 15th century. The suggested western limit on the north side of Windsor Street is, therefore, nearer the Parish Church, and in line with the limits of the Gogmore Lane area, on the southern side of Windsor Street, as suggested by the Tithe map of 1840 (fig 2). That map also shows strong boundary lines running parallel and to either side of Guildford Street, ending where the low ground next to the Bourne occurs, and these have been taken as suggesting the original extent of the town.

#### STREETS

Chertsey is laid out along three main roads, Windsor Street, London Street and Guildford Street, which form a T-junction adjacent to St Peter's Church (TD4). Windsor Street, known as 'High Street' until the late 18th century (Lander & Chapman 1992, 32) runs westwards from the church and then curves to the north-west. London Street, which was at one time called 'East Street' (Lander & Chapman 1992, 20) runs eastwards towards the bridge over the River Thames. In front of St Peter's Church the street is particularly wide as this was where the market house stood and filled much of the road (Lander & Chapman 1992, 20). Guildford Street runs southwards away from St Peter's Church. There is no northern road out of Chertsey due to the location of Chertsey Abbey (TD1) on this side of the town, although Poulton (1988, 6) notes that after the dissolution there was a development of the north-south part of Colonel's Lane as a public right of way through the former precinct. Colonel's Lane/Ferry Lane was obviously attractive as a convenient route between Chertsey and Laleham, and it seems possible that customary use of it by the townsfolk may even have developed in the medieval period. The three roads form the backbone of the town and it is along them that the town has developed over time.

#### THE MARKET AND MARKET PLACE

A market was granted to Chertsey Abbey by Henry I in 1135 and was confirmed in 1249 and 1281. It is unknown whether this market lapsed at or before the Dissolution. In 1599 Elizabeth I granted a market by charter and a fair, with a parcel of ground for the building of a market-house which was built adjacent to St Peter's Church. It was demolished in 1809 because it obstructed the view of the rebuilt church and in 1810 a new market-house was built in Bridge Street (*VCH* 3, 404). The medieval market area almost certainly lay to the south east of the church, where the 16th century market house stood, although O'Connell (1977, 11) notes a suggestion that it was in the area between Gogmore Lane and Guildford Street.

#### BURGAGE PLOTS

The 1st edition 25 inch OS map of Chertsey, surveyed c1870, preserves the layout of the medieval town with its T-shaped plan based on the three main streets. Long narrow plots, typical medieval features, are discernible on either side of these streets, although these are not

of regular width at the present day. The extent of the medieval planned town is, as noted above, uncertain but after its establishment the town appears simply to have developed along the most important lines of communication east-west and north-south (O'Connell 1977, 11). The excavation at Windsor Street/Colonel's Lane showed that this had occurred on the north side of Windsor Street in the 15th century and surviving buildings also show that this was occurring from the 16th century onwards, but earlier development cannot be ruled out. Small groupings of plots of similar width having a common rear boundary suggest piecemeal development, especially along London Street. The modern OS map shows how development has amalgamated, subdivided, curtailed or destroyed some of these plots, although some have been retained particularly where buildings have been listed (such as 44 to 48 on the south side of London Street where three cottages of 16th century date remain). Common rear boundaries are also still evident in certain locations on the modern map.

On the early maps two areas of settlement are evident, the main town of Chertsey and the suburb of Styvington to the south, on the southern side of The Bourne. Styvington (TD5) was the southern suburb of Chertsey in the 18th and 19th centuries and may also have served as such in the medieval period. It was separated from the island of Chertsey by the floodplain of the Bourne (TD6), and developed around the crossroads formed by Guildford Street, Eastworth Road and Pycroft Road. Regular house plots are no longer discernible, but there are continuous back boundary lines on the western side (Fox Lane) and eastern side of Guildford Street. Evidence for activity from the 12th century onwards probably relating to the suburb of Styvington has been revealed during excavations for Phase 6 of the Revitalisation Scheme in Guildford Street (SMR B). Excavations for Phase 5 of the scheme also produced material of 12th century date (SMR D). The presence of the 15th century George Inn at No 45 Guildford Street is also an indication that settlement existed here at an early date and it may have been associated with other buildings along the street frontage.

The 1887 1st edition 25 inch OS map shows a row of tenements with long narrow plots fronting onto what was Pycroft Lane and Bell Corner/Goose Pool. These plots may have grown up along the roads spreading out from the crossroad focus of Styvington as the suburb developed. This area was chosen as the location for Chertsey Station, the line of the railway bisecting the suburb in 1848, after which time Styvington developed beyond that of a rural community.

#### PARISH CHURCH (TD4)

St Peter's Church (SMR 586) is located in Windsor Street lying at the junction of the three main roads through the town: London Street, Windsor Street and Guildford Street. It is largely of early 19th century construction, but the tower includes some 13th-15th century stonework and the chancel is dated to c1340. The church, once known as All Saints (Lander & Chapman 1992, 32), was originally provided by the Abbey in the 12th century as a chapel to serve the townsfolk and the present church may occupy the site of the original chapel (O'Connell 1977, 11).

#### CHAPELS

A Presbyterian chapel was built near the back of the Swan Inn in 1725 and was enlarged in 1823. A new chapel was built in 1876 (*VCH 3*, 405). A Congregational Chapel is marked on the 25 inch 1st edition OS map within Chapel Lane (now known as Alwyns Lane). A Wesleyan chapel was built in 1863 and renovated in 1897. There are also Baptist and Primitive Methodist chapels (*VCH 3*, 405).

#### SCHOOLS

Sir William Perkins's School was founded in 1725 for the education and clothing of twenty-five poor boys and twenty-five poor girls. This was a period of new building works within Chertsey. The school was rebuilt in 1819 for the education of four hundred children and the site of the school is marked on the 1st edition Twenty-Five inch OS map of 1887 at the very

southern end of the town on Guildford Road.. An infants school was built in 1845 and conveyed to the Perkins Trustees in 1890. The schools were rebuilt in 1889-92 (*VCH 3*, 405).

### ALMSHOUSES

The limits of a town at a given date can often be detected by the presence of almshouses on the outskirts of the community (O'Connell 1977, 5). Giles Almshouses at 93-95 London Street were built in 1856 from an endowment by Miss Mary Giles. Another group of almshouses in Alwyns Lane were founded and endowed in 1837 by Thomas Willats. (Lander & Chapman 1992, 22 and 38). Mr Edward Chapman built two almshouses in 1668 for poor widows in Windsor Street. In 1815 these were removed to Gogmore Lane and are marked on the 1st edition of the 25 inch OS map of 1887. Mrs Mary Hammond of the Abbey House founded almshouses for four widows in 1645 and Thomas Cowley built some for two widows in 1671. Richard Clark built two new houses in place of these two in 1782 and Mrs Hammond's almshouses were rebuilt by the parish, all in Guildford Street (*VCH 3*, 413). The 1887 OS map shows Cowley's Almshouses on the southern side of the railway line adjacent to Sir William Perkins's School.

### OTHER BUILDINGS

Chertsey possesses a great number of listed buildings mainly dating from the 15th to the 19th century. A few earlier entries, of c13th century date, lie at the northern end of the town. They include remains of the Norman Abbey, including a doorway, foundations and monastic oven remains that lie within the grounds of Abbey House, and Abbey Farm Barn, a medieval tithe barn, all located within Colonel's Lane. The George Inn at No 45 Guildford Street, in the area of Styvington, is dated to the 15th century and is the oldest non-ecclesiastical structure in Chertsey. The inn is now surrounded by the Chertsey Revitalisation Scheme at the southern end of the town, with Phase 6 to the northeast and Phase 5 to the south and west. Three listed building entries include properties of 16th century origin. They all lie at the northern end of Chertsey at Nos 2 and 3 Willow Walk (Manor Farm Cottages), Nos 2-6A Windsor Street and 44 to 48 London Street. The six entries for properties of 17th century date are also all located at the northern end of the town.

### BRIDGES

Steven's Bridge over the Bourne at the southern end of Chertsey was established by the 13th century, before a bridge was built over the Thames. It was rebuilt in stone by Abbot Rutherwyk in the 14th century (Jones 1995). It is possible that this bridge was built due to the presence of a medieval suburb, *Styvington* (TD5), on the south side of The Bourne. Chertsey Bridge, crossing the river Thames, lies c1200m to the east of the town centre outside of the study area.

### INDUSTRIAL ARCHAEOLOGY

Encaustic tile making was an industry which took place within the precinct of Chertsey Abbey around 1250-1300, and one of the tile kilns used to produce Chertsey tiles was excavated on the Abbey site in 1922 (SMR No 594). Similar industries are attested in the local area in the 16th century, although precise sites are not known. The floor of the chapel at Hampton Court was paved with tiles made at Chertsey in 1535 (*HKW*, IV.2, 135), while many of the bricks used to build Oatlands Palace a few years later were also made at Chertsey (*HKW*, IV.2, 207-8). It seems possible that there was a long and possibly continuous history of production of fired clay building materials in the Chertsey area, although detailed research is needed to demonstrate this.

Although there is no known local pottery production in Chertsey itself, the Abbey supported two dynasties of potters in the late 13th/early 14th century on their estate at Clandon, near Guildford. Also at nearby Addlestone there is evidence for pottery production of 17th century red and white borderwares (Jones P, pers comm).

The excavations at Windsor Street/Colonel's Lane revealed the sites of two 17th century clay pipe kilns. The curious 15th century building at this site, with its numerous hearths, may always have had an industrial purpose, but there was no clear evidence as to its character prior to the creation of the clay pipe kilns.

In the 19th century the economy of Chertsey was based mainly on agriculture (O'Connell 1977, 11). Small local industries included brickmaking south of the town, market gardening, brewing and iron founding. Chertsey possessed a couple of breweries located along Guildford Street. The Crown Brewery, at 109 Guildford Street, was the last brewery in Chertsey and probably ceased brewing after its amalgamation with Friary Brewery in Guildford in 1890 (Stratton 1980, 5). Chertsey Brewery, shown on the 1st edition 25 inch OS map of 1887, was located at Nos 55 and 57 Guildford Street from the 17th century to the early 20th century (Lander & Chapman 1992, 28); a maltings had also been run on the site. A malthouse is shown and described on maps of the early 19th century in Fox Lane North (Jones 1995). It was demolished in the 1960s following a fire (Barker & Barker 1992, 21).

From c1619 three generations of the Eldridge family of bell-founders (responsible for at least one of St Peter's bells) worked in Chertsey, though the exact site of the foundry is not known (Lander & Chapman 1992, 42). An iron foundry was established at 119 Guildford Street by the Herring family and moved behind these premises into Gogmore Lane in 1827. It flourished well into the late 19th century (Lander & Chapman 1992, 26). The location of the foundry is marked on the 1st edition 25 inch OS map and is evoked by the present names of Foundry Mews and Foundry Court built on the site in Gogmore Lane

#### **POST-MEDIEVAL TOPOGRAPHY AND RECENT DEVELOPMENTS**

Chertsey underwent expansion in the 18th century when it was fashionable for the gentry to move out of London and as a result many fine buildings were constructed in the period. The arrival of the railway in the mid-19th century provided the impetus for renewed development and expansion.

The centre of Chertsey has retained its basic form, but has undergone some redevelopment in recent years including the construction of The Sainsbury Centre and Heriot Road in the area behind and on the eastern side of Guildford Street. The Conservation Area status of the core of the town has helped it to retain its form and protect against the loss of much of its historical interest. New office blocks and residential areas have been created in areas away from the main street frontages and further out of the centre residential and commercial building has gradually filled the once open spaces. A major redevelopment scheme, The Chertsey Revitalisation Scheme, is presently underway at the southern end of Chertsey in the area of Styvington of which Phases 2, 5 and 6 have been completed. A new health club has also been constructed at the junction of Guildford Street and Heriot Road adjacent to Steven's Bridge (SMR G).

#### **SUMMARY AND ASSESSMENT**

A few finds of prehistoric and Roman date have been recovered from both within and around Chertsey. Despite their limited number, the Roman finds point to the presence of a major site in the near vicinity, and it has been suggested that this lay in the area of the manor house of Chertsey Beomond (TD2). This raises the possibility of continuous occupation of this site from the Roman period until 1828 when the manor house was demolished (Poulton 1988, 81). The foundation of the Abbey (TD1) in the near vicinity may be related to the presence of a sub-Roman settlement alluded to by the Celtic name given to the gravel island ('Cerotus' Island') upon which the town of Chertsey later developed.

Chertsey Abbey was founded in c666 on the gravel island. No evidence has been produced to date for the location of the original Abbey, but there is a little archaeological evidence for Saxon activity within Chertsey. The Abbey continued to develop and in the 12th century the town was established just outside its precinct following the granting of market rights to the Abbey in 1135. The early town was focussed on the T-shape of Windsor Street, London Street and Guildford Street, for the limits of which archaeological work has provided

some evidence. There is archaeological evidence for the presence of the medieval suburb of Styvington to the south, which may also have become established as early as the 12th or 13th century, but is a subject that requires further research. The Abbey continued to thrive until 1537 when it was dissolved by Henry VIII. Its presence had constrained earlier development to the north.

It is doubtful if the town grew very much before the 17th century, serving mainly the local area. From the 18th century onwards the town grew, with the influx of London gentry resulting in the building of some fine houses. The arrival of the railway in the mid-19th century also led to further development of Chertsey and Styvington to the south. Parts of the Abbey precinct also became developed by housing, for example in Abbey Gardens and Abbey Green, although much of the area remains undeveloped and is now designated a Scheduled Ancient Monument (No 23002).

### **EXISTING PROTECTION (fig 5)**

1 The precinct of the Abbey is scheduled as a Scheduled Ancient Monument, and includes the site of Bemonds Manor. In addition, much of the area is defined as an area of High Archaeological Potential (AHAP).

2 A substantial proportion of the area of greatest archaeological interest falls within the Chertsey Conservation Area.

3 There are a great number of listed buildings within the town of Chertsey mainly located along Windsor Street, London Street and Guildford Street, the remainder lying largely within the area of the former Abbey precinct.

### **ARCHAEOLOGICAL AND HISTORICAL POTENTIAL**

#### **General comment**

A large part of the area of greatest archaeological potential has undergone piecemeal redevelopment in the last century, although the centre of Chertsey has retained its basic form. Much of the archaeological evidence we have results from excavation and observation during that process. It would, however, be unwise to assume that all archaeological evidence has been destroyed in such areas, except where deep excavation from basements, foundations or such-like has taken place. The areas most affected by redevelopment include that around The Sainsbury Centre and Heriot Road in the area behind and east of Guildford Street and south of London Street, and the area of Styvington at the southern end of Chertsey, an area which has undergone major redevelopment as a result of the Chertsey Revitalisation Scheme and as a result provided some evidence for the development and limits of the suburb. The central part of the Abbey precinct, now a Scheduled Ancient Monument, succumbed to a degree of residential redevelopment in the 1950s.

A substantial proportion of the area of greatest archaeological interest falls within the Chertsey Conservation Area, within which large-scale redevelopment is relatively unlikely. Opportunities for small-scale work should, however, be grasped wherever possible, since this may still clarify issues and provide further detail. It will be of some importance that adequate arrangements are made for the publication of any such work.

The published reports of archaeological investigations undertaken in the town provide a firm basis for developing an understanding of the origins and early development of Chertsey, and this should be developed as a result of work in progress to publish more recent excavations, especially in the Styvington area.

In contrast to most Surrey towns it is possible, as a result of previous good quality archaeological work, to formulate some precise research questions which future investigations, and even those presently being prepared for publication, might hope to answer, as well as addressing broad themes of urban development. These may be set out as follows.

#### **Specific issues**

- What is the extent of prehistoric activity throughout the area?

- What is the extent of Romano-British occupation, which possibly continues into the Saxon period, on the town island? Was it concentrated on the site of the later Bemonds Manor?
- What is the location and extent of the pre-Conquest Abbey?
- Do the sparse finds of Saxon and Saxo-Norman date from excavations in the town derive from a village or settlement which preceded the town or from the Abbey and/or Manor?
- Was the earliest planned town surrounded by a ditch, and where precisely were its limits?
- Can the stages in expansion of the main town be defined and dated more precisely? In particular was the Gogmore Lane area part of the original town or the location of medieval expansion?
- Was the suburb of Styvington a planned expansion or the result of gradual development, perhaps from the Saxon settlement suggested by the place-name?
- Is there evidence for differences between Chertsey and Styvington in land use, specialist activity or prosperity?
- The control of water and its use throughout the area should be researched, including the area of the Bourne floodplain between the two settlements of Chertsey and Styvington. The possibility of organic material preserved by waterlogging is of particular importance.
- The possible long and continuous history of the production of fired clay building materials in the Chertsey area should be researched.

## APPENDIX 1 SITES AND MONUMENTS RECORD

A number of sites recorded on the SMR lie within the area of study at Chertsey and are summarised below in chronological order. The record numbers have been assigned a code to denote which section they are located in:

P - Prehistoric  
R - Roman  
SM - Saxon & medieval  
PM - Post-medieval  
NF - no features or finds  
UD - features of unknown date.

586	SM	2830	SM	D	SM
594	SM	2833	SM	E	SM
595	SM	2839	SM	F	NF
596	P	2842	SM	G	NF
814	UD	A	SM	H	UD
1881	UD	B	SM	I	SM
2829	SM	C	P, R	J	NF

Prehistoric:		
596	TQ 0460 6670	A number of urns of probable Late Bronze Age date were discovered in the area east of Pound Lane on the edge of the study area.
C	TQ 0427 6698	An archaeological excavation was undertaken by SCAU at the Crown Hotel, London Street, Chertsey in 1991. The excavations, carried out behind the hotel, sampled the backlands of London Street properties. Two important linear features were uncovered, one of which was a watercourse that once flowed beneath London Street. The watercourse may have served as the eastern boundary of the early town. Evidence of prehistoric activity was revealed in the shape of struck and burnt flint and a sherd of pottery of Neolithic or Bronze Age date. A number of Roman sherds were recovered suggesting that the site lies close to a site of Roman habitation. The watercourse, a broad apparently artificial channel of early medieval (12th/13th century) date, cut through the eastern part of the site. A ditch was dug in the 13th century parallel to the watercourse. Other medieval features include a well/cesspit of late 13th or early 14th century date and a posthole. A number of features of post-medieval date were also identified, including pits and postholes (Jones 1998, 46-60).
Roman:		
C	TQ 0427 6698	A number of Roman sherds were recovered from excavation work at the Crown Hotel, London Street, Chertsey (see C above).
Saxon and Medieval:		
586	TQ 0419 6699	St Peter's Church, the parish church in Windsor Street, includes some 13th century stonework: the west tower is of 13th -15th century date and the chancel is dated to c1340.
594	TQ 0441 6706	The site of a medieval floor tile kiln of late 13th/early 14th century date was an excavated in 1922 in an area to the south of the church of Chertsey Abbey but within the Abbey precinct. The site had later been used for burials as part of the Monastic graveyard.
595	TQ 0435 6712	Chertsey Abbey was a Benedictine foundation dedicated to St Peter. Erkenwald, later Bishop of London, is said by tradition to have founded the Abbey at Chertsey in 666. The date is likely to be correct since the charter of 672 X 4 ( <i>EHD</i> , no 54, 479-80; Gelling 1979 no 309, 148) remarks that it was 'first constructed under King Egbert' who ruled Kent 664-673. However, by the time of the charter the area had come under Mercian

control and it was Frithwold, a sub-King of Mercia, who granted extensive additional lands, covering much of Godley hundred, to the Abbey. In about 871 the Abbey was sacked by the Vikings, the abbot and ninety monks killed, the buildings burnt and lands laid waste. Later in the 10th century the Abbey was recolonised and reformed by monks in regular orders (Benedictines).

In 1110 a major rebuilding of the Abbey was begun under Abbot Hugh. In 1235 the monastic buildings were damaged by fire, a disaster which was vigorously countered under Abbot Alan (1223-61). It is probable that these events are closely linked to the major periods of rebuilding works identified by archaeological work. The site of the church and cloister of Chertsey Abbey was extensively excavated in 1855, 1861 and 1954 and there have also been some smaller subsequent investigations. Very little evidence was recovered for the site of the pre-Conquest Abbey, but it is possible to reconstruct the later precinct in some detail. The Norman church had apsidal chapels to the transepts and a triple apsed east end projecting beyond the ambulatory, with the cloistral buildings to the north, nearest the Abbey River. This general arrangement was modified, mostly in the period c1250-1300 so that the apses were all squared, the site of the Chertsey tile kiln to the south of the church was covered by a cemetery, and the outer court was sited to the west of the church and cloister. It may have been in the ensuing half century that the precinct was walled and the elaborate system of moats and fishponds established, parts of which still survive. The site was used as a quarry for materials to build Henry VIII's palace at Oatlands, near Weybridge, at the dissolution in 1537, and subsequent destruction means that very little now survives above ground.

A number of small archaeological interventions have been undertaken on the site of the abbey in addition to the excavations of the 19th and 20th centuries. A geophysical survey was undertaken in 1983 by Joanna Davinton for SCC and DoE in the area of the Abbey (TQ 044 672). The survey confirmed the general alignment of the principal walls of the Abbey church, identified the line of the principal entrance to the monastery and detected more fish ponds than are visible at present (Davinton & Poulton 1988, 79-80). A small scale excavation was undertaken in 1984 by R.Poulton for SCC and Runnymede BC to check a newly uncovered section probably of the precinct wall (TQ 044 672). It proved to overlie levels with Saxo-Norman pottery below 1.5m in depth. Human remains were recovered by P.Larkin of Chertsey Museum in observation of small-scale work in the abbey cemetery area (Bird *et al* 1986, 220). An excavation was undertaken by R. Poulton for SCC, Runnymede BC and HBMC on the site of the ovens known from previous excavation in 1988/9. The ovens were located, more of the ?precinct wall previously found was discovered and Saxo-Norman levels were again located (Poulton 1988, 73-8; Bird *et al*, 1990, 210). Trial excavations were undertaken in 1991 by I. Stuart of HBMC at 9 Abbey Gardens, Chertsey (TQ 0043 669) in advance of scheduled monument consent on part of the site of the Chertsey Abbey complex. Four trenches were opened and revealed that the Black Ditch in this area had been backfilled about 30 years before with redeposited clay, river gravels, building rubble, modern brick and tyre inner tubes (Bird *et al* 1994, 207). In 1993 an archaeological watching brief was undertaken on building works at 3 Abbey Gardens (TQ 0439 6706). The site lies within the area of the abbey cemetery, but no archaeological features were observed (Bird *et al* 1996, 199; Pattison 1993).

- |      |              |  |
|------|--------------|--|
| 2829 | TQ 0428 6704 | Medieval stone building material possibly originating from Chertsey Abbey was recovered from the garden of Kiltree Cottage, Abbey Green. |
| 2830 | TQ 0410 6710 | A medieval carved stone bird possibly originating from the abbey was recovered from the grounds of Curfew House, Windsor Street.         |
| 2833 | TQ 0430 6680 | A medieval encaustic tile, 110mm square, was found in the garden of Ash Cottage, Blacksmith's Lane, Chertsey.                            |

- 2839 TQ 0474 6714 A medieval pewter cruet set was recovered from silt dredged from the Abbey River, Chertsey just west of the cattle bridge on Abbey Chase Farm. Very little medieval pewter has survived in Britain. The cruet set was possibly used by the monks at Chertsey Abbey.
- 2842 TQ 0440 6680 Medieval buildings which formed part of the medieval town were examined during excavations at 14-16 London Street, Chertsey in 1977. The earliest structures dated to the 12th century, and a sequence of later buildings was identified.
- A TQ 041 671 An archaeological evaluation and excavation were carried out by the Surrey County Archaeological Unit (SCAU) at Windsor Street/Colonel's Lane, Chertsey. The evaluation in February/March 1996 showed well preserved medieval deposits close to the street frontage and to the rear of the site at substantial depth. Only the front of the site, which was to be cellared, appeared to be affected by the new development and was subsequently excavated.
- During the excavation in March/April 1996 a complex sequence of deposits was identified. At some time in the 13th century or earlier the site had apparently been deeply dug over for surface quarrying of gravel. This was followed by infilling of the holes in the 13th and 14th centuries. In the 15th century a new building was constructed on the street frontage, the foundations of which were excavated: it was divided into two bays. The building had been in use for c200 years, used for clay pipe making in the late 17th century. Evidence for two kilns was recovered apparently making use of the chimneys in the building. A number of earlier tile-on-edge hearths were identified. Their apparent frequent replacement indicates non-domestic earlier use of the building. Numerous finds were recovered, some derived from the Abbey such as Chertsey tiles following its dissolution (Hayman 1996, 7-8).
- B TQ 039 666 An archaeological evaluation, excavation and watching brief were undertaken by SCAU at Guildford Street, Chertsey for Phase 6 of the Chertsey Revitalisation Scheme. The evaluation was undertaken in December 1996 next to the Bourne and within the southern bridgehead medieval suburb of *Styventon*. Features of 13th and 14th century date and some deeper stratigraphy with occasional prehistoric flints and a prehistoric pot sherd were discovered (SCAU 1997, 9).
- The excavation, undertaken in April/May 1997, revealed various phases of activity from the late 12th through to the 16th century. A substantial stone wall of 14th century date was uncovered; originally built as a revetment, it was later incorporated into a 14th century building that was probably not demolished until the 18th century (SCAU 1998, 1-2).
- D TQ 0391 6655 An archaeological evaluation, excavation and watching brief were carried out in 1997/8 on the corner of Pycroft Road and Guildford Street, Chertsey for Phase 5 of the Chertsey Revitalisation Scheme by AOC Archaeology. The evaluation, undertaken in December 1997, revealed a number of features dated to the medieval period. These included a series of probable agricultural field ditches or land boundaries, one of which was dated to between 950 and 1150. A small amount of residual material of this date was also recovered from other later features (AOC Archaeology 1998a, b, and c).
- The excavation and watching brief were undertaken during March and April 1998. The results indicated that Saxon occupation directly north of the site was represented by agricultural activity. Twelve gullies representing field boundaries aligned with Guildford Street and Pycroft Road possibly form an enclosure; three of the gullies produced pottery of 10th to 12th century date. Evidence for medieval development along Guildford Street, suggested by a major ditch containing pottery of 14th to 16th century date, seemed to indicate that development was restricted to the area as far south as No 43 Guildford Street, adjacent to the 15th century St George Inn. The southern part of the Guildford Street and Pycroft Road

frontages were found not to have been developed in the medieval period. The general appearance of deposits in the southern part of the site suggested that the area was used for agricultural or horticultural practises from the medieval period onward. Pits in the backlands of areas in the space north of the two ditches contained pot dated to 1350-1500 (AOC Archaeology 1998b).

E	TQ 0380 6650	An archaeological evaluation was undertaken by AOC Archaeology at Syward Place, Pycroft Road for Phase 2 of the Chertsey Revitalisation Scheme. Five trial trenches were excavated and revealed one early medieval pit with pottery of late 12th-early 13th century date and stretches of two late medieval or early post-medieval ditches, one probably representing a property boundary the other a possible drainage ditch. Other features revealed were of post-medieval date. (AOC Archaeology 1998c).
I	TQ 0410 6690	An archaeological watching brief was undertaken by SCAU between November 1999 and January 2000 on the site of 16 Gogmore Lane, Chertsey, in advance of an office development. It is likely that potential archaeological deposits that did exist have been destroyed or removed during nineteenth and twentieth century phases of activity. Pieces of masonry were recovered from the base of the nineteenth century footings. They are thought to have been re-used and to possibly originate from one of the buildings of Chertsey Abbey. It is, however, uncertain if a recovered moulded piece is also from this source (Shaikhley 2000b).

---

Post-medieval:

None

---

No features or finds:

F	TQ 040 670	A watching brief was undertaken by SCAU in 1988 on building work at the site of the Surrey Herald, Windsor Street, Chertsey. No features or finds of archaeological interest were identified (Bird <i>et al</i> 1990, 210).
G	TQ 0411 6661	An archaeological watching brief was undertaken by SCAU between December 1998 and March 1999 on the site of the new River Bourne Health Club, Heriot Road, Chertsey. Nothing of archaeological interest was observed (Poulton & Hind, 1999).
J	TQ 0434 6697	An archaeological evaluation was undertaken by SCAU in advance of a proposed office development to the rear of 15 London Street, Chertsey. No finds or features of archaeological significance were observed. The disturbed nature of the site suggests that any evidence of human settlement activity prior to recent times is likely to have already been removed by recent disturbance (Poulton 2000). The thick layer of flood deposits revealed on site suggests that the area may have been outside the gravel island upon which the town and abbey developed (Howe <i>et al</i> 2001, 346-7).

---

Features of unknown date:

814	TQ 0419 6719	A number of cropmarks of unknown date, forming a rectangular enclosure, have been identified within the precinct of Chertsey Abbey within what is now a playing field.
1881	TQ 0450 6724	A sub-rectangular bank and ditch enclosure complex measuring 100m east west by 80m transversely. The east and south sides are bounded by a water-filled ditch and by the Abbey River respectively. The work is sub-divided by further banks and ditches, and the whole has been reduced by ploughing. The enclosure is barely visible and lies close to the point where the causeway (road) from the Church enters the Abbey Mead. The enclosure lies within the scheduled area of the Abbey precinct (SAM 23002).
H	TQ 0402 6667	An archaeological watching brief was undertaken by SCAU at Two Bridges Development, Guildford Street, Chertsey. The watching brief associated with the first development stage took place in June 1999, and the second

phase watching brief in January 2000. Part of the site had been disturbed by previous development activities, but within exposed areas that had not been subject to past development, no archaeological features or finds were identified (Shaikhley, 2000; Howe *et al* 2001, 346).

## Bibliography

- AOC Archaeology 1998a *Post-excavation assessment: Phase 5 Chertsey Revitalisation Scheme*
- AOC Archaeology 1998b *Guildford Street Chertsey - an archaeological evaluation (Phase 5)*
- AOC Archaeology 1998c *Syward Place/Pycroft Road, Chertsey - an archaeological evaluation, Chertsey Revitalisation Scheme Phase 2*
- Barker, D M, & J L, 1992 *A Chertsey Camera*
- Bede *Historia Ecclesiastica* (ed C Plummer, Oxford 1896)
- Bird, J & Bird D G, (eds), 1987 *The archaeology of Surrey to 1540*
- Bird, D G, Crocker, G, & McCracken, J S, 1980 Archaeology in Surrey 1976-8, *SyAC*, **72**, 231-53
- Bird, D G, Crocker, G, & McCracken, J S, 1986 Archaeology in Surrey 1984, *SyAC*, **77**, 217-26
- Bird, D G, Crocker, G, & McCracken, J S, 1990 Archaeology in Surrey 1988-9, *SyAC*, **80**, 201-27
- Bird, D G, Crocker, G, McCracken, J S, & Saich, D, 1994 Archaeology in Surrey 1991, *SyAC*, **82**, 202-19
- Bird, D G, Crocker, G, Maloney, C, & Saich, D, 1996 Archaeology in Surrey 1992-3, *SyAC*, **83**, 187-228
- Blair, J, 1991 *Early medieval Surrey: landholding, church and settlement before 1300*
- English Heritage, 1992 *Managing the urban archaeological resource*
- EHD*, Whitelock, D (ed), 1979 *English Historical Documents, 1, c500-1042*, 2 edn
- Gelling, M, 1979 *The early charters of the Thames Valley*
- Gover, J E B, Mawer, A & Stenton, F M, 1934 *The place-names of Surrey*, English Place-name Society, **11**
- Hampshire County Council 1997 *Extensive Urban Survey: a project design for the survey of the towns of Hampshire and the Isle of Wight*, Hampshire County Council
- Hayman, G, 1996 Archaeological work at Windsor Street/Colonel's Lane, Chertsey (TQ 041 671), *SyAS Bulletin*, **308**, 7-8
- HKW* 1963-73, *The History of the King's Works*, (ed H M Colvin), 6 vols
- Howe, T, Jackson, G, & Maloney, C, 2001 Archaeology in Surrey 2000, *SyAC*, **88**, 343-63
- Jones, P, 1995 *North-West Surrey Heathlands Survey*
- Jones, P, 1998 Excavation at the Crown Hotel, Chertsey, *SyAC*, **85**, 46-60
- Lander, J, & Chapman, G, 1992 *Historic Chertsey: a guided walk*
- Needham, S, 1987 The Bronze Age, in Bird & Bird 1987, 97-137
- O'Connell, M, 1977 *Historic towns in Surrey*, *SyAC Res Vol*, **5**
- Pattison, G, 1993 *3 Abbey Gardens, Chertsey* (SCAU limited circulation report)
- Poulton, R, 1988 *Archaeological investigations on the site of Chertsey Abbey*, *SyAS Res Vol*, **10**
- Poulton, R, 1996 *A preliminary archaeological assessment for a site at Windsor Street/Colonel's Lane, Chertsey* (SCAU limited circulation report)
- Poulton, R, 1998a Excavation at 14-16 London Street, Chertsey, *SyAC*, **85**, 6-45
- Poulton, R, 1998b Fieldwork by the Surrey County Archaeological Unit in 1996, *SyAS Bulletin*, **314**, 7-13
- Poulton, R, & Bird D G, 1998 *A project design for the Extensive Urban Survey of the towns of Surrey*
- Poulton, R, & Hind, S, 1999 *The new River Bourne Health Club, Heriot Road, Chertsey TQ 0411 6661* (SCAU limited circulation report)
- Ravenhill, W, 1974 *Two hundred and fifty years of map-making in the County of Surrey: A collection of reproductions of printed maps published between the years 1579-1823*
- Robertson, J, 1996 *Chertsey Revitalisation Scheme Phase 6, an archaeological evaluation at Guildford Street, Chertsey, Surrey (TQ 039 666)* (SCAU limited circulation report)
- Robertson, J, 1997 *Chertsey Revitalisation Scheme Phase 6, The archaeological excavation* (SCAU limited circulation report)
- Shaikhley, N, 2000a *An archaeological watching brief on land at 'Two Bridges Development' Guildford Street and Riversdell Close, Chertsey* (SCAU limited circulation report)
- Shaikhley, N, 2000b *An archaeological watching brief on the development at 16 Gogmore Lane, Chertsey* (SCAU limited circulation report)
- Stratton, H M J, 1980 *Chertsey and Addlestone in the past*
- Stratton, H M J, & Pardoe, B F J, 1982 The history of Chertsey Bridge, *SyAC* **73**, 115-26

Surrey Record Society, *Chertsey Abbey Cartularies*, **Vol XII**, in 2 vols, 1959-1963  
*VCH The Victoria history of the county of Surrey*, ed H E Malden, 1902-12, 4 vols  
Wymer, J J, 1987 The Palaeolithic in Surrey, in Bird & Bird 1987, 17-30

## FIGURES

- 1 Extensive Urban Survey of Surrey. **Top:** Chertsey, showing the area of the parish and manor. The principal routeways, as shown on 18<sup>th</sup> century maps, are also shown. **Bottom:** parishes (about 1823) and drift geology.
- 2 Chertsey: transcript from the Chertsey Tithe Map of c1840 (at scale 1:5000)
- Fig 3 Chertsey: Sites and Monuments Records and other information
- 4 Chertsey : topographic development map of the town
- Fig 5 Chertsey: constraints map (SAMs, AHAP, Conservation Area, Listed Buildings)
- 6 A reconstruction plan of Chertsey Abbey as it was in the later Middle Ages. Features that may be traced on the ground are highlighted (from Poulton 1988, fig 51).