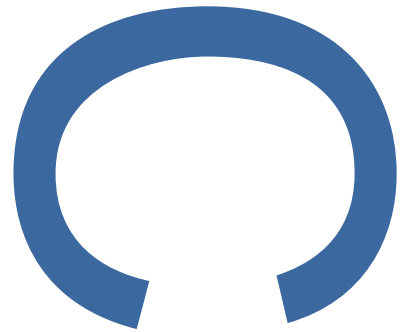


**LONDON FIRE BRIGADE,
THIRD TRAINING CENTRE, OLD TOWN,
CROYDON**

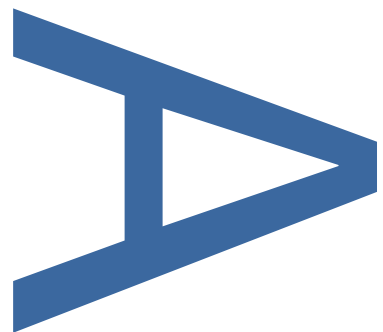


**AN ARCHAEOLOGICAL WATCHING
BRIEF**



PCA REPORT NO: R13181

SITE CODE: TWN18



PRE-CONSTRUCT ARCHAEOLOGY



DOCUMENT VERIFICATION

LONDON FIRE BRIGADE, THIRD TRAINING CENTRE, OLD TOWN, CROYDON

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LONDON FIRE BRIGADE, THIRD TRAINING CENTRE, OLD TOWN, CROYDON AN ARCHAEOLOGICAL WATCHING BRIEF

Local Planning Authority: London Borough of Croydon

Central NGR: TQ 3195 6502

Site Code: TWN18

Commissioning Client: London Fire and Emergency Planning Authority

Written by: Terence Newman

Pre-Construct Archaeology Ltd, February 2018

Updated March 2018

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Figure 2: Detailed Site and Bore Hole Location

Figure 3: Test Pit 1

APPENDICES

Appendix 1: OASIS Report Form

1 ABSTRACT

- 1.1 This report details the results and working methods of an archaeological watching brief undertaken by Pre-Construct Archaeology Ltd. during geotechnical ground investigations at the London Fire Brigade Third Training Centre, Old Town, Croydon.
- 1.2 The fieldwork was carried out between 4th to 7th December 2017 and 30th January 2018 and consisted of an archaeological watching brief on during the excavation of five boreholes and a single test pit.
- 1.3 The watching brief encountered natural chalk and head material horizons consistent with the known geology as described by the British Geological Survey. Modern deposits were identified across the site and comprised of deliberate deposition of 'made ground', which in turn was sealed by modern concrete creating the current ground level and in respect of the test pit, a modern tarmacadam surface.

2 INTRODUCTION

- 2.1 Pre-Construct Archaeology Ltd. (PCA) were commissioned to undertake an archaeological watching brief arising from the geotechnical groundworks at London Fire brigade, Third Training Centre, Old Town, Croydon (hereafter 'the site', Figure 1). The site is centred at National grid Reference TQ 3195 6502. The subject site lies within an Archaeological Priority Area as defined by London Borough of Croydon.
- 2.2 The survey was undertaken as preliminary work associated with the proposed construction of a new training facility at the location. The proposed development will be the subject of a planning application to London Borough of Croydon.
- 2.3 The watching brief was undertaken in accordance with a Written Scheme of Investigation (Mills Whipp Projects 2017). The purpose of the watching brief was to identify and record any archaeological remains within the area of proposed geotechnical works and record them appropriately (as far as was reasonably practicable).
- 2.4 The area under observation was roughly rectangular and measured approximately 0.7 ha in extent, about 125m north-south and up to 70m east-west. The area of investigation currently provides for vehicular parking. The geotechnical investigation comprised the drilling of five boreholes and the excavation of one test pit.
- 2.5 Following completion of the project the site archive will be deposited in its entirety with the London Archaeological Archive and Research Centre (LAARC). The watching brief was conducted from 4th to 7th December 2017 with a return visit on 30th January 2018. The project was monitored by Peter Mills, Mills Whipp Projects, on behalf of the Client and project-managed by Tim Bradley. The watching brief was supervised by the author.

3 PLANNING BACKGROUND

3.1 National Planning Policy Framework (NPPF)

3.1.1 In March 2012 the Department for Communities and Local Government issued the National Planning Policy Framework (NPPF), replacing Planning Policy Statement 5 (PPS Planning for the Historic Environment' which itself replaced Planning Policy Guidance Note 16 (PPG16) 'Archaeology and Planning'. It provides guidance for planning authorities, property owners, developers and others on the investigation and preservation of heritage assets. In considering any planning application for development, the local planning authority will be guided by the policy framework set by government guidance, in this instance the NPPF, by current Unitary Development Plan policy and by other material considerations.

3.1.2 London Plan

Policy 7.8 of the London Plan (Heritage Assets and Archaeology) recognises the need to identify important areas of the city's historic environment. Development affecting heritage assets and their settings should conserve their significance, by being sympathetic to their form, scale, materials and architectural detail. It further states that boroughs should, in their local planning documents, seek to maintain and enhance the contribution of buried heritage to London's environmental quality, cultural identity and economy. In relation to Local Plans, part G of London Plan Policy 7.8 says that:

Boroughs, in consultation with English Heritage, Natural England and other relevant statutory organisations, should include appropriate policies in their LDFs for identifying, protecting, enhancing and improving access to the historic environment and heritage assets and their settings where appropriate, and to archaeological assets, memorials and historic and natural landscape character within their area.

3.1.3 Regional Guidance: London Borough of Croydon

Character, Conservation and Heritage

SP4.11 The Council and its partners will promote the use of heritage assets and local character as a catalyst for regeneration and cohesion and to strengthen the sense of place.

SP4.12 The Council and its partners will respect, and optimise opportunities to enhance, Croydon's heritage assets, their setting and the historic landscape, including through high quality new development and public realm that respects the local character and is well integrated.

SP4.13 The Council and its partners will strengthen the protection of and promote improvements to the following heritage assets and their settings⁴⁰:

- a. Statutory Listed Buildings;
- b. Conservation Areas;

- c. Historic Parks and Gardens;
- d. Scheduled Monuments;
- e. Archaeological Priority Zones;
- f. Local List of Buildings;
- g. Local List of Historic Parks and Gardens;
- h. Local Areas of Special Character
- i. Local Designated Views;
- j. Croydon Panoramas; and
- k. Landmarks

SP4.14 The Council will maintain a regularly updated schedule of Croydon's designated heritage assets and locally listed heritage assets.

SP4.15 The Council and its partners will promote improvements to the accessibility of heritage assets to allow enjoyment of the historic environment for all.

Character, Conservation and Heritage

5.24 The protection and enhancement of Croydon's heritage assets in line with National Planning Policy Framework is essential to achieve the 'We are Croydon' long-term vision. Conservation of the historic environment contributes to making Croydon sustainable by ensuring that new development enhances and integrates with the local distinctiveness and character of the Places of Croydon.

5.25 The Croydon Local Plan: Detailed Policies and Proposals DPD will address issues in relation to the detailed application of the Croydon Local Plan: Strategic Policies on heritage assets in the borough.

5.26 In order to maintain Croydon's heritage assets the borough needs to maintain lists of these to ensure regular monitoring to identify where further protection is required in line with the National Planning Policy Framework and the London Plan.

5.27 Encouraging access to heritage assets and assisting in the understanding of Croydon's heritage will help to create a sense of belonging.

4 LOCATION, GEOLOGY AND TOPOGRAPHY

- 4.1 The site is centred at TQ 3195 6502. The underlying geology comprises Hackney Gravels overlying Upper Chalk. Beyond the site there is a steep slope down from Duppas Hill at 57m OD to the west of the site to 46m OD at the south-east corner of the site. The site itself has been terraced into the slope to produce a level yard for the Fire Station.

5 ARCHAEOLOGICAL AND HISTORIC BACKGROUND

A site specific archaeological Desk-Based Assessment has been prepared (Mills Whipp 2017). The following information is intended as a brief summary of the known archaeological and historical development of the site. It draws on readily available information, including that provided the archaeological desk-based assessment.

Prehistoric

- 5.1 A number of chance finds of prehistoric date from the general Croydon area have been recorded which include two Neolithic axes, a flint hammer and two arrow heads. Bronze age material comprises three socketed axes. In addition, two sherds of Iron Age pottery have been recovered from the area. Another excavation nearby revealed burnt flints which may be prehistoric in date. The lack of prehistoric finds in the Croydon area indicates a landscape which was probably exploited for natural resources such as game and brushwood but was generally unoccupied during most of the prehistoric periods.

Roman

- 5.2 Following the Roman conquest in 43 AD major roads were built to form a network providing access for the army and Imperial postal system. The course of the Roman road through Surrey to the south coast is unclear it may follow the line of the modern High Street some 800m to the east. It has also been suggested that it followed the line Of Old Town lying to the east of the site.
- 5.3 It has also been suggested an east-west Roman road ran along the line of Lower Coombe Street. To the south-east of the site a flint surface has been identified as a Roman road surface.
- 5.4 The Roman finds indicate a Roman presence possibly in the High Street/ George Road/ Park Road area. A number of burials have been found to the north-east of this possible centre. The absence of Roman material near the subject site indicates it lay beyond any nearby settlement.

Saxon

- 5.5 The land around central and south Croydon, on the rising chalk hills, was settled in the Early Saxon period, as numerous burials demonstrate, such as those at Edridge Road about 1.5 km East of the site.
- 5.6 In 1086 the village included a church, a mill and woodland for 200 pigs. The population was large, consisting of 73 households. The settlement undoubtedly centred on the church about 1km to the north of the site. The subject site was probably open ground during the Saxon period.

Medieval

- 5.7 The medieval village was centred on the church of St. John the Baptist, probably on the same site as the Saxon church. Nearby stood the Archbishop's house, later called a palace. However, the settlement gradually moved eastwards until its focus was the triangle formed by Crown Hill, Surrey Street and High Street, where the market was situated. This was probably due to sporadic flooding by the headwaters of the Wandle.
- 5.8 By the late medieval period the old village centre around the church was being referred to as Old Town, a name which is retained by the modern road to the west of the church which forms the eastern boundary of the subject site. The subject site was probably open ground during the medieval period.

Post Medieval

- 5.9 In 1762 Rocque showed the subject site as largely open grassland with a number of houses, particularly on the Old Town frontage. The High Street is clearly the centre of Croydon, being lined with buildings. In 1786 the site is shown as largely open ground with some houses nearby.
- 5.10 By 1868 the rural landscape previously depicted had been replaced on the subject site and surrounding area by cramped rows of small houses. This land use pattern continued until 1955 when extensive changes were underway on the subject site. A vast area of terrace housing had been demolished and a Corporation Yard had been established on the northern part of the site.
- 5.11 Subsequently in 1962 a new Fire Station/Training Centre was built on the site. This comprised an L shaped building on the southern part and a substantial block on the northern part with additional supplementary buildings. From the 1970s onwards a ring road development was pursued which defined the present street scape. Old Town was expanded to a major road and a flyover was built to the south.
- 5.12 The subject site is a fully functioning Fire Station and a base for supporting fire brigade functions and training facilities.

6 ARCHAEOLOGICAL METHODOLOGY

- 6.1 In accordance with the approved Written Scheme of Investigation (Mills Whipp 2017), an archaeological watching brief was undertaken during the geotechnical investigation. A total of five boreholes were excavated to a minimum depth of 7m (bgl), a maximum depth of 24.50m (bgl) and 0.21m in diameter. The borehole and test pit locations had been previously located by GPS by the surveyor from Campbell Reith, consulting engineers. The drilling operation was supervised by a representative from Harrison Geotech, who were conducting the geotechnical works with associated monitoring by the attendant archaeologist.
- 6.2 A single test pit (TP1) was excavated, using a 360° digger equipped with ditching bucket to a maximum depth of 2.20m (bgl) and 0.62m wide. Contexts were numbered and are shown in this report in squared brackets. The completed archive, comprising all written, drawn and photographic records, will be deposited with the London Archaeological Archive and Research Centre under the unique Site Code TWN18.

7 ARCHAEOLOGICAL SEQUENCE

Boreholes

7.1 Phase 1: Natural Geological Substrate

7.1.1 The earliest deposit encountered was a natural deposit of flint and gravel [21] at 9.0m (bgl) in **Borehole 2** and extended to the limit of excavation of 24.50m (bgl). This was overlain by a natural off-white, gravelly chalk [20], 4.0m thick, the same as context [4] encountered in **Borehole 1**, and was encountered at an upper height of 6.0m (bgl). This context was 9.45m thick and extended to the limit of excavation of 15.45m (bgl) in **Borehole 1**. The same material [8] was encountered in **Borehole 3** at 5.5m (bgl). This deposit was 2.0m thick and extended to the limit of excavation of 7.5m (bgl). In **Borehole 5** the same deposit [15] was recorded at 3.40m (bgl) and extended to the limit of excavation at 7.0m (bgl).

7.1.2 The next deposit encountered was a 'cleaner' natural chalk. This material was recorded as [3] at 3.20m (bgl) in **Borehole 1**, where it was 2.8m thick; [7] in **Borehole 3** and 2.2m thick; [11] in **Borehole 4** at 2.7m thick; [14] in **Borehole 5** at 2.10m thick.

7.1.3 Within **Borehole 2** the chalk was sealed by an orangey brown, silty, clayey sand [17] with inclusions of frequent small stones and pebbles and occasional flint cobbles. The deposit was at 0.60m (bgl). This deposit was only noted in **Borehole 2**.

7.2 Phase 2: Late Post-Medieval/ Modern

7.2.1 The natural chalk and head materials were all sealed with a dark greyish, blackish brown, silty gravelly sand (75%) (10%) (15%). This deposit [16] was encountered at 0.48m (bgl) in **Borehole 2** and was 0.12m thick. This was modern 'made' ground with inclusions of frequent flint nodules, moderate CBM and chalk and occasional animal bone. This deposit was the same as [1] in **Borehole 1** which was at 0.15m (bgl) and 1.5m thick; [5] in **Borehole 3** at 0.26m (bgl) and 1.84m thick; [9] in **Borehole 4** at 0.27m (bgl) and 1.50m thick; [12] in **Borehole 5** at 0.20m (bgl) and 1.10m thick.

7.2.2 The whole area was sealed with a modern concrete layer varying in thickness from 0.20m - 0.48m.

7.3 Test Pit 1

7.3.1 Test Pit 1 was excavated to a depth of 2.20m (bgl). The earliest deposit was a light brown silty, sandy clay (45%) (35%) (20%). This deposit [26] was at 0.62m (bgl) and was 1.58m thick. It contained frequent inclusions of CBM, occasional small stones and pebbles and occasional rooting material.

7.3.2 The layer was sealed by a dark grey/ black gravel [25]. This layer was 0.14m thick. Above this was a layer [24], 0.30m thick and very similar in composition to [26].

7.3.3 A further deposit of dark grey/ black gravel [23], 0.13m thick, sealed this layer.

- 7.3.4 All these layers comprised modern 'made' ground and no natural deposits were encountered. The whole of this area was sealed with a modern tarmacadam surface [22] 0.05m thick.

8 INTERPRETATIONS AND CONCLUSIONS

- 8.1 The naturally occurring deposits of chalk and head material encountered across the watching brief area is consistent with the known underlying geology of the site as described in the British Geological Survey.
- 8.2 Due to the nature of much of geotechnical work, which involved the drilling of boreholes, it was not possible to undertake any detailed recording of contexts or sections and no dating material was identified from the borehole investigations. The single test pit was photographed, recorded in plan and a section drawn showing the full depositional sequence.
- 8.3 Nevertheless, the depositional sequence of the site appears relatively consistent and suggests that there has been extensive modern construction activity across the area of the site. The monitoring of the geotechnical investigations provided no evidence for the presence of significant archaeological features, structures or deposits of any date across the area of the site.

ACKNOWLEDGEMENTS

Pre-Construct Archaeology would like to thank London Fire and Emergency Planning Authority for commissioning the work and Peter Mills, Mills Whipp Projects, for monitoring the work on behalf of the Client. We also thank Mark Stevenson, GLAAS, for monitoring the investigations on behalf of the London Borough of Croydon.

The supervisor would like to thank the geotechnical team for their assistance on site, Tim Bradley for his project management and editing, and Anna Tonelli for the CAD illustrations.

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PLATES



Plate 1: General view of site looking north



Plate 2: General view of site looking south



Plate 3: View of location of Test Pit 1



Plate 4: South facing section Test Pit1

OASIS DATA COLLECTION FORM

OASIS ID: preconst1-309890

Project details

Project name	LONDON FIRE BRIGADE, THIRD TRAINING CENTRE, OLD TOWN, CROYDON AN ARCHAEOLOGICAL WATCHING BRIEF
Short description of the project	An archaeological watching brief on borehole excavations and a single test pit. The watching brief encountered natural chalk and head material horizons consistent with the known geology as described by the British Geological Survey. Modern intrusions were identified across the site and comprised of deliberate deposits of 'made ground'; which in turn was sealed by modern concrete creating the current ground level and in respect of the test pit, a modern tarmac surface.
Project dates	Start: 04-12-2017 End: 30-01-2018
Previous/future work	No / Not known
Site status	Local Authority Designated Archaeological Area
Current Land use	Other 3 - Built over

Project location

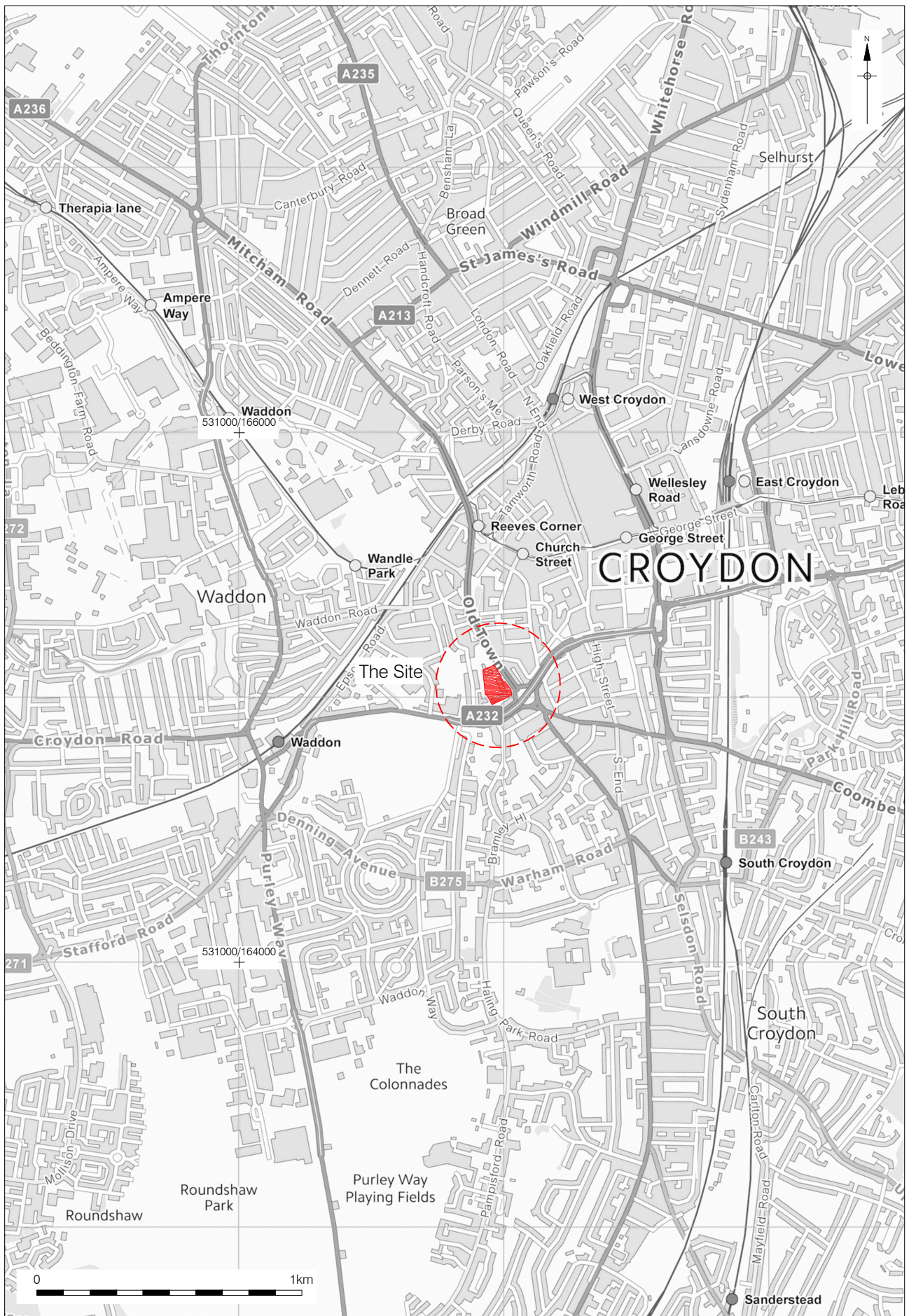
Country	England
Site location	GREATER LONDON CROYDON CROYDON London Fire Brigade, Third Training Centre, Old Town, Croydon
Postcode	CRO 1AR
Study area	9400 Square metres
Site coordinates	TQ 31972 65045 51.368597053873 -0.103922834347 51 22 06 N 000 06 14 W Point

Project creators

Name of Organisation	Pre-Construct Archaeology Limited
Project brief originator	Mills Whipp Projects
Project design originator	Mills Whipp Projects
Project director/manager	Tim Bradley
Project supervisor	Terence Newman
Type of sponsor/funding body	Landowner
Name of sponsor/funding body	London Fire Brigade

Project archives

Physical Archive Exists?	No
Physical Archive recipient	LAARC
Digital Archive recipient	LAARC
Digital Media available	"GIS", "Survey", "Text"
Paper Archive recipient	LAARC
Paper Media available	"Context sheet", "Drawing", "Photograph", "Plan", "Report", "Section", "Unpublished Text"
Entered by	Tim Bradley (tbradley@pre-construct.com)
Entered on	21 February 2018

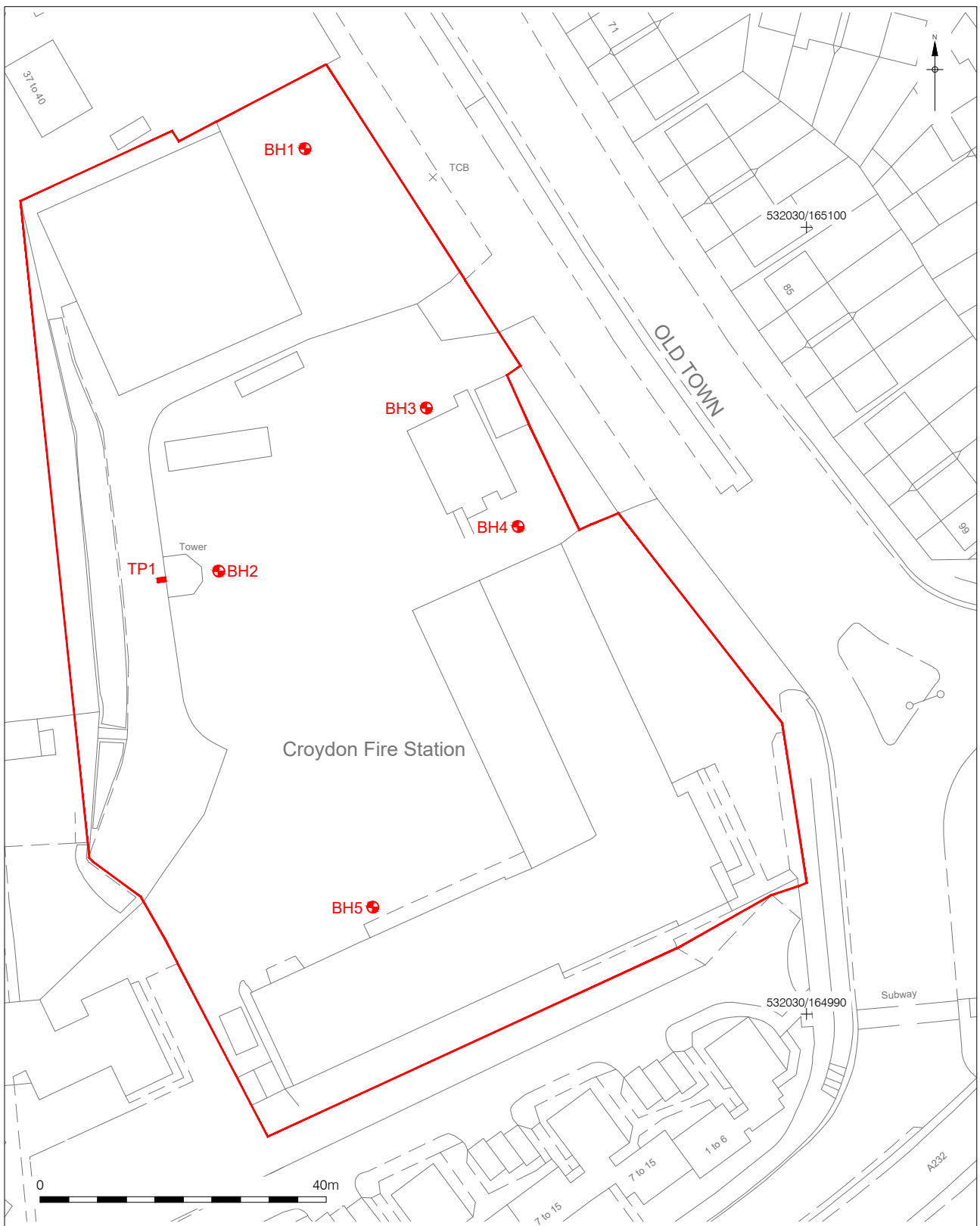


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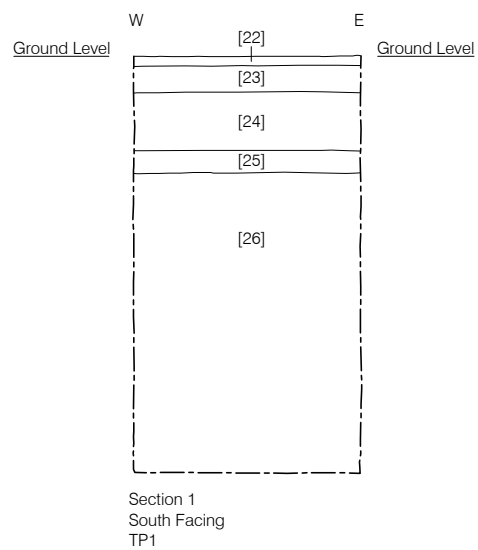
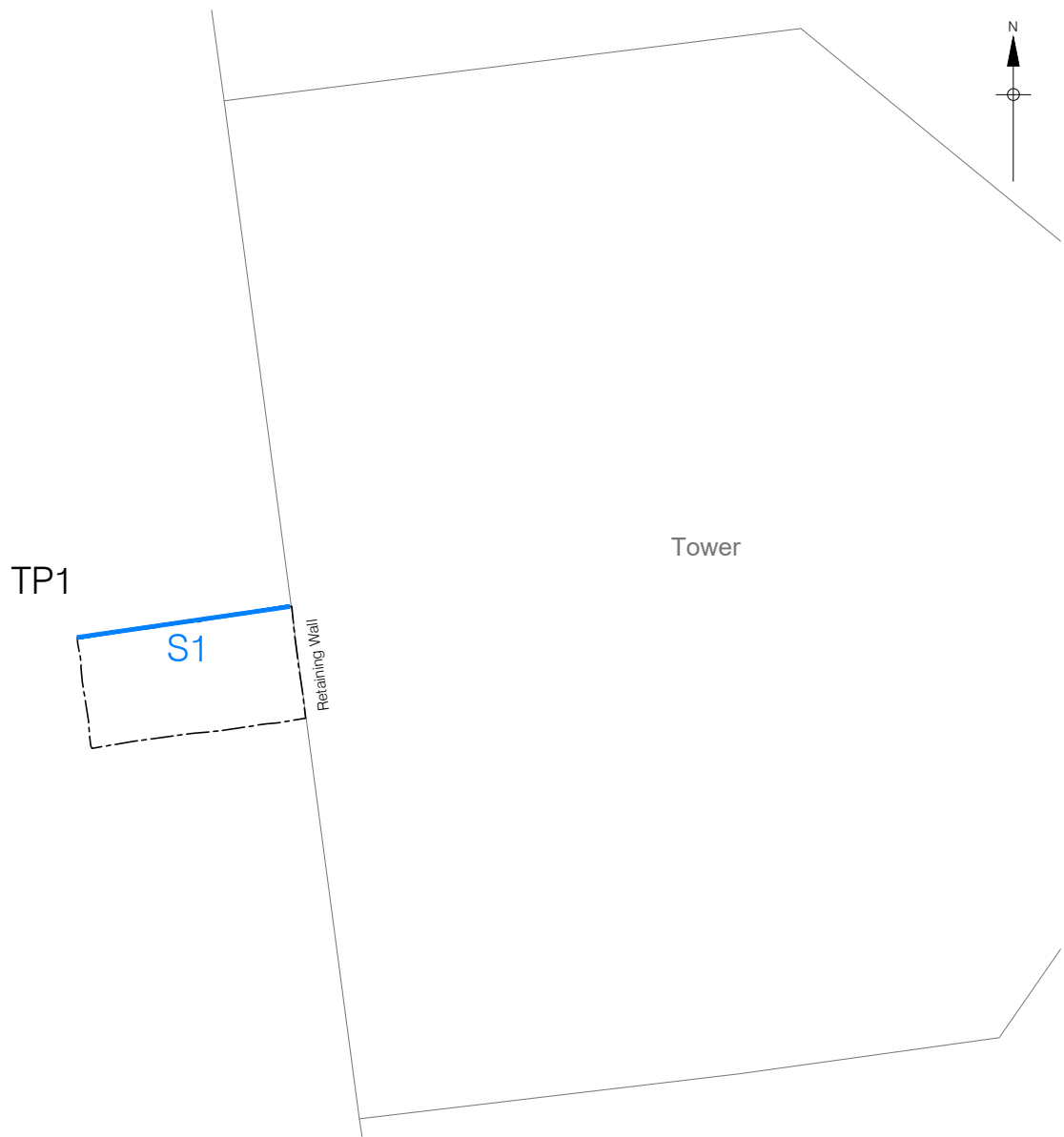
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Figure 1
Site Location
1:20,000 at A4



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Figure 2
 Test Pit and Borehole Location
 1:800 at A4



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