

**An Archaeological Evaluation at 3-5 Waddon Way, Croydon, London  
Borough of Croydon, CR0 4HU**

**Site Code: WWC 05**

**Central National Grid Reference: TQ 3181 6370**

**Written and Researched by Neil Hawkins  
Pre-Construct Archaeology Limited, December 2005**

**Project Manager: Tim Bradley**

**Commissioning Client: W. R. Newland & Sons Ltd**

**Contractor:  
Pre-Construct Archaeology Limited  
Unit 54  
Brockley Cross Business Centre  
96 Endwell Road  
Brockley  
London  
SE4 2PD**

**Tel: 020 7732 3925**

**Fax: 020 7733 7896**

**Email: [tbradley@pre-construct.com](mailto:tbradley@pre-construct.com)**

**Website: [www.pre-construct.com](http://www.pre-construct.com)**

**© Pre-Construct Archaeology Limited  
December 2005**

© The material contained herein is and remains the sole property of Pre-Construct Archaeology Limited and is not for publication to third parties without prior consent. Whilst every effort has been made to provide detailed and accurate information, Pre-Construct Archaeology Limited cannot be held responsible for errors or inaccuracies herein contained.

## **CONTENTS**

1	ABSTRACT .....	3
2	INTRODUCTION .....	4
3	PLANNING BACKGROUND .....	7
4	GEOLOGY AND TOPOGRAPHY .....	9
5	ARCHAEOLOGICAL AND HISTORICAL BACKGROUND .....	10
6	METHODOLOGY .....	12
7	ARCHAEOLOGICAL SEQUENCE .....	13
8	TRENCH SUMMARY .....	17
9	DISCUSSION AND CONCLUSIONS .....	18
10	ACKNOWLEDGEMENTS .....	19
11	BIBLIOGRAPHY .....	20

## **ILLUSTRATIONS**

FIGURE 1: SITE LOCATION .....	5
FIGURE 2: TRENCH LOCATION .....	6
FIGURE 3: POSTHOLES IN TRENCH 3 .....	15
FIGURE 4: SECTIONS 1-5 .....	16

## **APPENDICES**

APPENDIX 1: CONTEXT DESCRIPTIONS .....	21
APPENDIX 2: SITE MATRIX .....	22
APPENDIX 3: OASIS FORM .....	23

# **1 ABSTRACT**

- 1.1 An archaeological evaluation was undertaken by Pre-Construct Archaeology Ltd. at 3-5 Waddon Way, Croydon, London Borough of Croydon, CR0 4HU. The evaluation was conducted between 12th and 15th December 2005, in advance of the redevelopment of the site. The work was commissioned by Steve Newland of W. R. Newland & Sons Ltd.
  
- 1.2 The evaluation consisted of five trial trenches, aimed at comprehensive coverage of the site, which revealed natural chalk, an undated line of possible postholes, subsoil and modern topsoil.

## 2 INTRODUCTION

- 2.1 This report details the results and working methods of an archaeological evaluation undertaken by Pre-Construct Archaeology Ltd at 3-5 Waddon Way, Croydon, London Borough of Croydon, CR0 4HU (see location map, Fig. 1). The evaluation was commissioned by Steve Newland of W. R. Newland & Sons Ltd in advance of the redevelopment of the site.
- 2.2 The evaluation covers an area of land centred on National Grid Reference TQ 3181 6370. The land was previously occupied by residential houses and gardens. The site is bounded to the east by residential houses fronting Waddon Way, to the north by Waddon Way, to the west by open parkland and to the south by residential buildings on St Ann's Way. The archaeological evaluation involved the excavation and recording of five trial trenches, aimed at comprehensive coverage of the site (see trench location map, Fig. 2).
- 2.3 The evaluation was conducted between 12th and 15th of December 2005 and followed a written scheme of investigation prepared by Pre-Construct Archaeology Limited. The fieldwork was supervised by the author, Neil Hawkins, under the Project Management of Tim Bradley. The site was monitored by Mark Stevenson of English Heritage.
- 2.4 The completed archive comprising written, drawn and photographic records and artefacts will be deposited at LAARC.
- 2.5 The site was allocated the site code WWC 05.

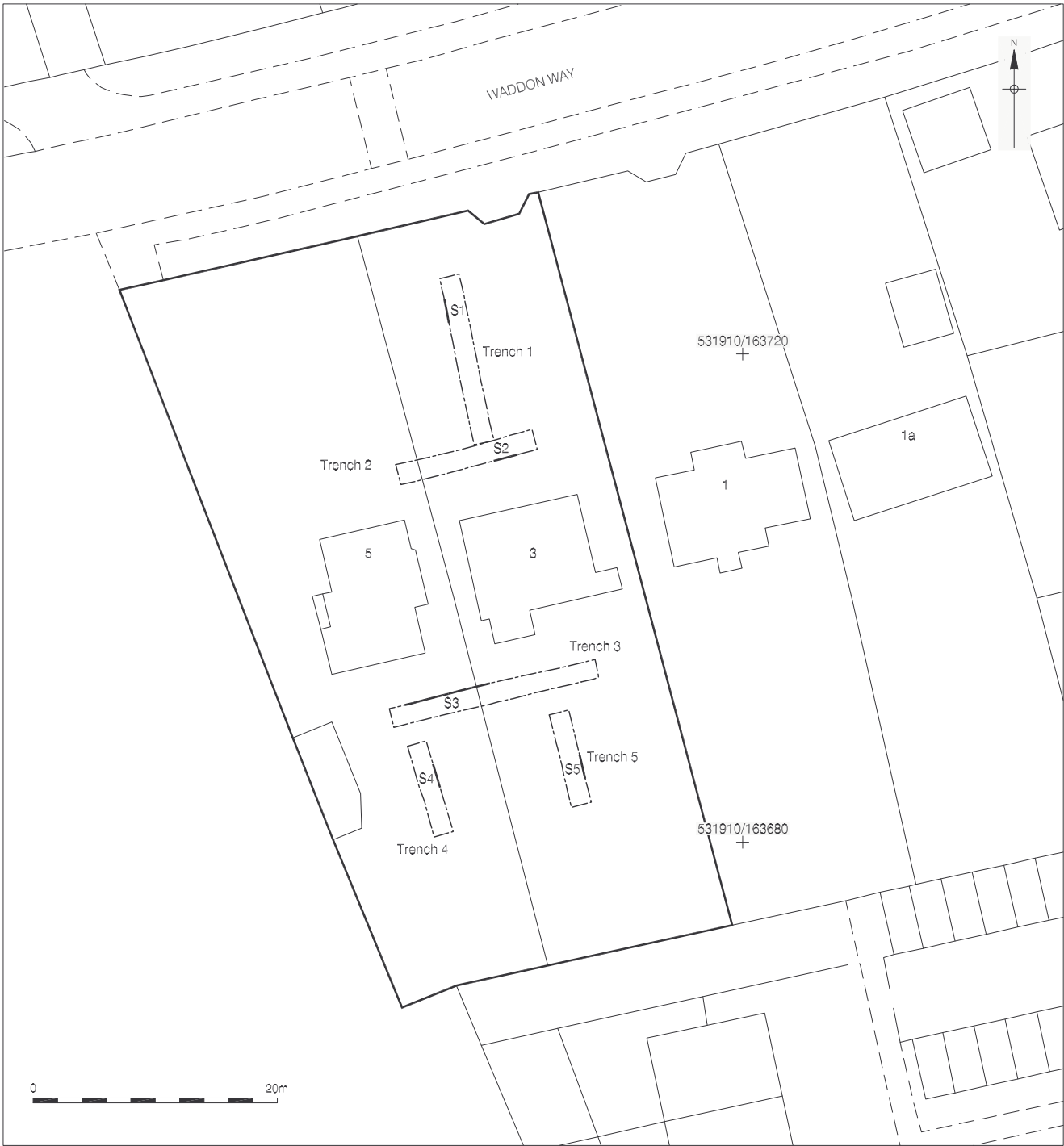




Reproduced from Ordnance Survey 1:25,000. Crown Copyright 1988.

Figure 1  
Site Location  
1:20,000





© Crown copyright. All rights reserved. License number PMP36110309

Figure 2  
Trench Location  
1:500

### **3 PLANNING BACKGROUND AND RESEARCH OBJECTIVES**

#### **3.1 ARCHAEOLOGY IN CROYDON AND THE UDP**

3.1.1 The study aims to satisfy the objectives of the London Borough of Croydon, which fully recognises the importance of the buried heritage for which they are the custodians. The council's deposited draft 'Croydon Unitary Development Plan', adopted in 1997, contains policy statements in respect of protecting the buried archaeological resource.

3.1.2 The proposed development is subject to the Archaeology and Urban Conservation policies:

#### **SP6 The Council will protect and enhance Croydon's archaeological heritage.**

##### Minimising Disturbance

AR2 The siting and design of development should have regard to the desirability of minimising the disturbance of archaeological remains.

##### Preserving Important Remains

AR3 There will be a presumption against development which would harm archaeological remains of national importance. Decisions on development proposals affecting other remains will take account of the archaeological importance of those remains, the need for the development, the likely extent of any harm, and the prospects of the proposals successfully preserving by record the archaeological interest of the site.

##### Recording Other Remains

AR4 On sites where archaeological remains do not need to be preserved in situ, the Council will make sure that there is investigation, excavation, recording, analysis and publication to a specification agreed by the Council, secured where appropriate by the use of agreements.

3.1.3 The site lies less than 200m west of an Archaeological Priority Zone as defined by the London Borough of Croydon.

#### **3.2 Research Objectives**

3.2.1 The Method Statement prepared by Pre-Construct Archaeology<sup>1</sup>, under guidance and approved by English Heritage Greater London Archaeological Advisory Service, proposed that consideration should be given to all periods.

---

<sup>1</sup> Bradley, 2005

3.2.2 The following research aims were addressed during the course of the archaeological evaluation:

- Is there any evidence of prehistoric activity on the site?
- Is there any evidence of prehistoric exploitation of the area for flints as evidenced by flint debitage? If so, can this industry be dated to one period of the prehistoric age or is there more than one phase of such activity?
- Is there any evidence of prehistoric settlement or occupation of the area?
- Is there any evidence of Roman activity on the site?
- Is there any evidence of Saxon activity on the site? More particularly is there any evidence of settlement which may be associated with the Saxon cemeteries to the north and south of the site in Park Lane to the north and near the southern end of Pampisford Road?
- Is there any evidence of medieval activity on the site?
- Are there any post-medieval remains on the site?

## **4 GEOLOGY AND TOPOGRAPHY**

- 4.1 The site is located on solid geology of Upper Chalk as illustrated on the British Geographical Survey Map<sup>2</sup>.
- 4.2 The site slopes downwards from the south, 68.26m OD to the north, 67.89m OD towards Waddon Way.

---

<sup>2</sup> British Geological Survey, (1994)

## 5 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

- 5.1 A number of archaeological investigations have previously been undertaken in the area, most notably along Pampisford Road, which adjoins Waddon Way to the east. The area has provided evidence from most prehistoric periods from the Mesolithic to the Iron Age. However, much of this evidence has been in the form of flint artefacts which have been found residually. Early Saxon cemeteries are known both to the north of the site in the Park Lane and Eldridge Road areas of Croydon and to the south in the area of Pampisford Road / Edgehill Road area<sup>3</sup>.
- 5.2 No Archaeological deposits were found during investigations at Nos. 5-13<sup>4</sup>, 98-102<sup>5</sup>, 151-153<sup>6</sup>, 167-169<sup>7</sup> and 234 Pampisford Road<sup>8</sup>. A post-medieval pit was found at 212-214 Pampisford Road<sup>9</sup>. Residual struck flints were found at both Haling Manor School, Pampisford Road<sup>10</sup> and 218-222 Pampisford Road<sup>11</sup>, where 39 struck flints and six burnt flints were interpreted as originating from repeated low density exploitation of flint nodules from the general area. To the south of the site an evaluation at Regina Coeli School, Columbine Avenue revealed struck and burnt flint and a baked clay object, possibly an Iron Age or Roman Spindle whorl, within the subsoil<sup>12</sup>.
- 5.3 An archaeological investigation was undertaken at 238 Pampisford Road but only undated postholes were found<sup>13</sup>.
- 5.4 The name, Croydon, is of Saxon origin derived from 'crogdene', is thought to mean either 'crooked valley' or saffron valley'. In the fifth to sixth centuries it was the site of an important pagan Saxon cemetery<sup>14</sup>.

---

<sup>3</sup> Cowie & Harding, 2000, pg 182 & 202

<sup>4</sup> Maloney & Holroyd, 2000, pg 43

<sup>5</sup> Maloney & Holroyd, 2004, pg 69

<sup>6</sup> ibid

<sup>7</sup> ibid

<sup>8</sup> Maloney & Holroyd, 2000, pg 43

<sup>9</sup> Lythe, 2004

<sup>10</sup> Maloney & Holroyd, 2001, pg 73

<sup>11</sup> Maloney & Gostick, 1998, pg 83

<sup>12</sup> Greenwood & Maloney, 1995, pg 339

- 5.5 There is a record of a minster at Croydon as early as 809AD when King Coenwulf of Mercia held his witan (council) there in the time of Archbishop Wulfred. Following the Norman invasion of 1066 it lay at the heart of a huge estate belonging to the Archbishop of Canterbury<sup>15</sup>.
- 5.6 Whitgift School, to the east of the subject site, is the site of medieval Haling Manor and recent building works turned up finds of early-medieval shell-tempered pottery. An oven was exposed, constructed of chalk and clay, and may have a possible documentary association with a Ralph Dede Halinge, 1202<sup>16</sup>.

---

<sup>13</sup> Maloney & Gostick, 1998, pg 83

<sup>14</sup> Holden, 2005, pg 9

<sup>15</sup> ibid

<sup>16</sup> ibid

## 6 METHODOLOGY

- 6.1 The excavation of five trenches was outlined in the Method Statement prepared by Pre-Construct Archaeology Limited<sup>17</sup>. The fieldwork was designed to assess the presence or absence of significant archaeological remains, which may require further investigation.
- 6.2 All trenches were machine excavated with a 180-degree mechanical excavator fitted with a flat-bladed ditching bucket, under the supervision of an archaeologist. The maximum dimensions of the trenches are shown in Table 1. Once archaeologically sensitive deposits or features were encountered, machining was stopped to allow archaeologists to clean with hand tools as necessary and record the remains.

Trench Number	Max Dimensions (m)	Max height (m OD)
1	14.00m x 1.70m	67.89
2	11.55m x 1.70m	68.04
3	17.20m x 1.70m	68.20
4	7.75m x 1.70m	68.10
5	7.75m x 1.70m	68.26

**Table 1: Trench Dimensions**

- 6.3 Recording was undertaken using the single context planning method. All features and deposits observed were planned and recorded onto *pro forma* context record sheets. Contexts were numbered sequentially and are shown in this report within square brackets. Plans and sections were drawn at a scale of 1:10 or 1:20 as appropriate. A general photographic survey of the site and working conditions was taken.
- 6.4 A temporary benchmark, 67.26m OD, was traversed onto the site from the Ordnance Survey Benchmark of 63.68m OD, located on the south-west corner of 16 Waddon Way.

---

<sup>17</sup> Bradley, 2005



## **7 ARCHAEOLOGICAL SEQUENCE**

### **7.1 Phase 1 – Natural Chalk**

7.1.1 The earliest deposits encountered throughout Trenches 1-5, [3], [6], [24], [31] and [27], respectively, was the natural chalk. These contexts comprised a hard deposit of chalk, light greyish white in colour. The natural chalk appeared to slope downwards from the south towards Waddon Way to the north. In Trench 1 the natural chalk was encountered at 67.06m OD then rose up to c. 67.45m OD in Trenches 2-4 and reached its highest point in Trench 5 at 67.84m OD.

7.1.2 Sealing the natural chalk in all trenches was a thin, mixed chalk and sand, subsoil/interface layer, [2], [5], [23], [30] and [26]. This layer again sloped from south to north with a highest level of 67.96m OD in Trench 5, sloping down to c. 67.50m OD in Trenches 2-4 and then to its lowest point of 67.16m OD in Trench 1. This layer was c. 0.10m thick.

### **7.2 Phase 2 – Undated Possible Postholes**

7.2.1 Cut through the natural chalk [24] and interface layer [23] in Trench 3 was a series of seven possible posthole features, grouped together as [32]. These postholes ran through the trench approximately east-west and then appeared to turn to the north-west. These ranged in size from the smallest, [16], with a diameter of 0.30m and 0.13m deep to the largest, [10], which had a diameter of 0.70m and a depth of 0.45m. This larger posthole may have represented a corner post or other larger structural post interlinked with smaller posts along the line. These postholes were all encountered at c. 67.40m OD. The postholes were all filled with a very similar, homogenous deposit of firm, clayey sand, mid reddish brown in colour. Sealing the postholes was a layer of subsoil, [22], very similar in make-up to the deposits filling the postholes below. This layer appeared to respect the postholes it sealed and did not extend north and east past their line but was only present to the south and west of them. This may represent an accumulated subsoil to one side of an existing fence line. Neither the postholes nor the subsoil which sealed them, recovered any dateable material, therefore the no specific timeframe can be allocated to these postholes, nor can be alluded to from the stratigraphic sequence.

### **7.3 Phase 3 – Modern**

- 7.3.1 Sealing the interface layers [2], [5] and [26] in Trenches 1, 2 and 5, and the subsoil layers [22] and [29] in Trenches 3 and 4 was a layer of modern topsoil. Recorded as [1], [4], [21], [28] and [25] in Trenches 1-5 this layer was encountered at the surface level across the site, c. 68m OD, and ranged from between 0.30m to 0.65m thick.

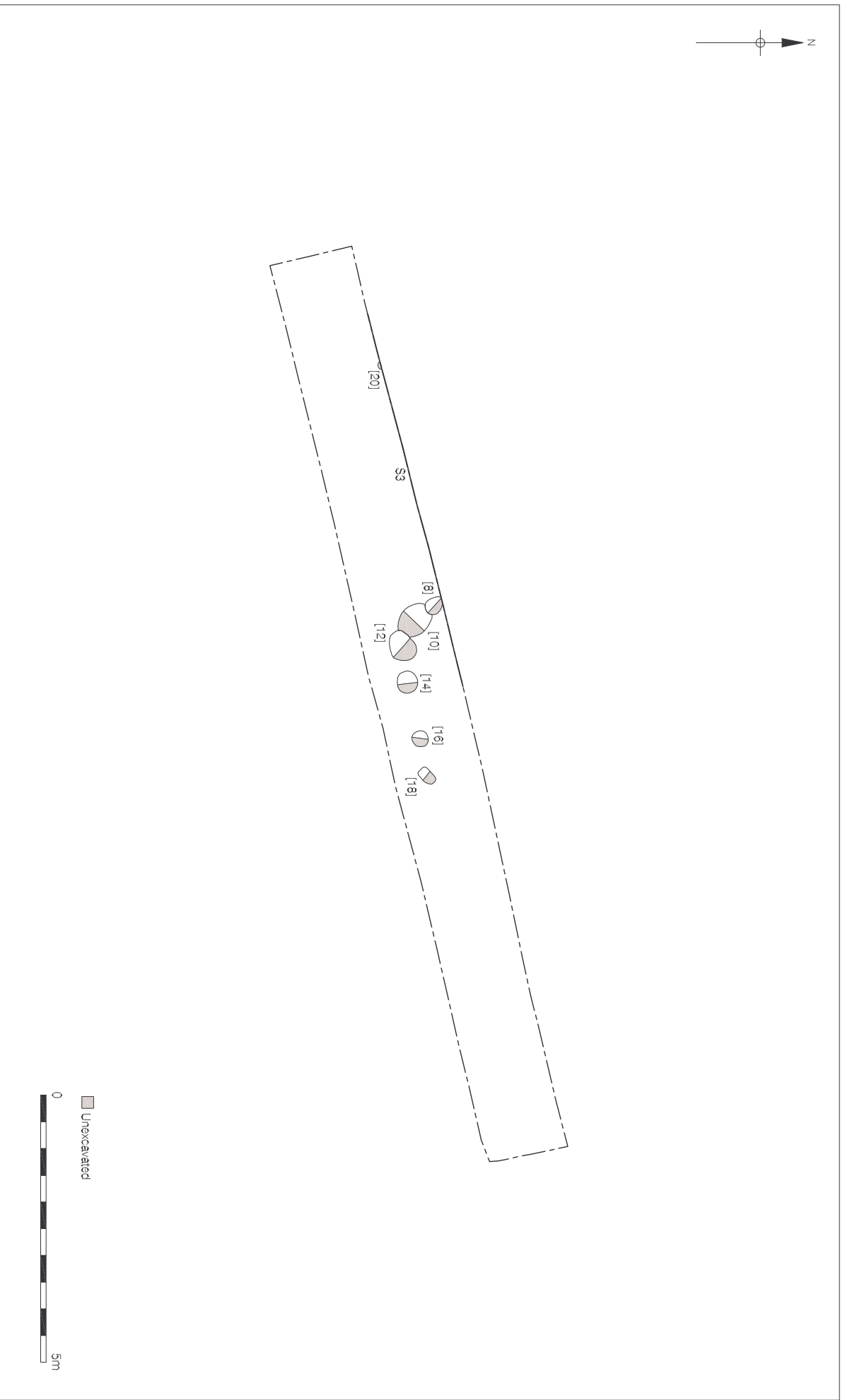


Figure 3  
 Postholes in Trench 3  
 1:100

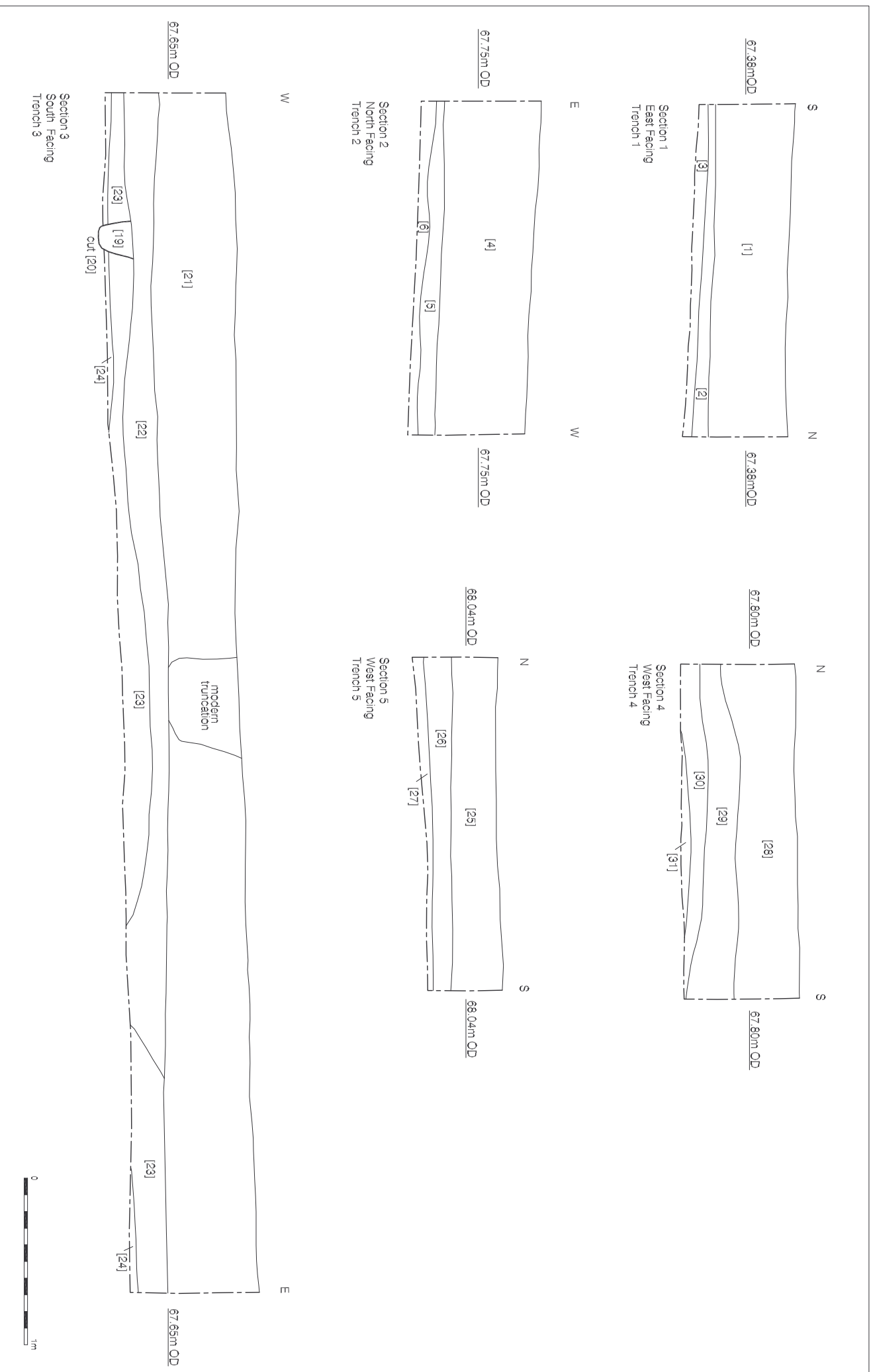


Figure 4  
 Sections 1-5  
 1:30

## **8 TRENCH SUMMARY**

### **8.1 TRENCH 1**

8.1.1 Trench 1 revealed natural chalk, overlain by subsoil, sealed by modern topsoil.

### **8.2 TRENCH 2**

8.2.1 Trench 2 revealed natural chalk, overlain by subsoil, sealed by modern topsoil.

### **8.3 TRENCH 3**

8.3.1 Trench 3 encountered natural chalk, overlain by an interface layer, cut into which was a row of undated possible postholes probably representing a fence line, sealed by subsoil and modern topsoil.

### **8.4 TRENCH 4**

8.4.1 Trench 4 revealed natural chalk, overlain by subsoil, sealed by modern topsoil.

### **8.5 TRENCH 5**

8.5.1 Trench 5 revealed natural chalk, overlain by subsoil, sealed by modern topsoil.

## 9 CONCLUSIONS

- 9.1.1 The evaluation revealed natural deposits in all trenches consistent with the underlying chalk. Other than a line of undated possible postholes within Trench 3, no evidence for any phase of occupation was encountered within the evaluation trenches.
- 9.1.2 A line of possible postholes was encountered within Trench 3 running east-west and then turning north-west at its western end. In general these postholes were shallow and relatively small, and are therefore likely to derive from a relatively lightweight structure such as a fence line. No dateable material was recovered from these features and no narrower date could be ascertained from the stratigraphic sequence. Therefore no weight can be attached to their significance with regard to occupation of the site in antiquity.
- 9.1.3 These undated features fit with other archaeological investigations that have taken place within the vicinity of the site, especially Pampisford Road, where only scant evidence for occupation, such as residual flints, have been encountered. This may reflect the lack of large-scale occupation within the area, with only localised settlement and exploitation of local resources occurring.

## **10 ACKNOWLEDGEMENTS**

- 10.1 Pre-Construct Archaeology Limited would like to thank Steve Newland of W. R. Newland & Sons Ltd for commissioning the project.
- 10.2 Pre-Construct Archaeology Limited would also like to thank Mark Stevenson of English Heritage for monitoring the work.
- 10.3 The author would also like to thank the field staff Mike House, Hayley Baxter for the illustrations, Nathalie Barrett for the surveying, Lisa Lonsdale for the logistics and Tim Bradley for his project management and editing.

## 11 BIBLIOGRAPHY

Bradley, T. 2005. *Method Statement for an Archaeological Evaluation at 3-5 Waddon Way, Croydon, London Borough of Croydon, CR0 4HU*. Pre-Construct Archaeology Limited unpublished report

British Geological Survey, 1994, 1:50 000 Series, England and Wales Sheet 270 *South London*, Solid and Drift Geology

Cowie, R with Harding, C. 2000. *Saxon Settlement and Economy from the Dark Ages to Domesday, The Archaeology of Greater London*, MoLAS.

Holden, S. 2005. *An Archaeological Evaluation at 240 Pampisford Road, South Croydon, London Borough of Croydon*. Pre-Construct Archaeology Limited unpublished report

Lythe, R. 2004. *An Archaeological Watching Brief at 212-214 Pampisford Road, Croydon*. Pre-Construct Archaeology Limited unpublished report

Maloney, C. & Gostick, T.J. 1998. *London Fieldwork and Publication Round-up 1997, London Archaeologist Vol.8 supplement 3*

Maloney, C. & Holroyd, I. 1995. *London Fieldwork and Publication Round-up 1994, London Archaeologist Vol.7 no.13*

Maloney, C. & Holroyd, I. 2000. *London Fieldwork and Publication Round-up 1999, London Archaeologist Vol.9 supplement 2*

Maloney, C. & Holroyd, I. 2001. *London Fieldwork and Publication Round-up 2000, London Archaeologist Vol.9 supplement 3*

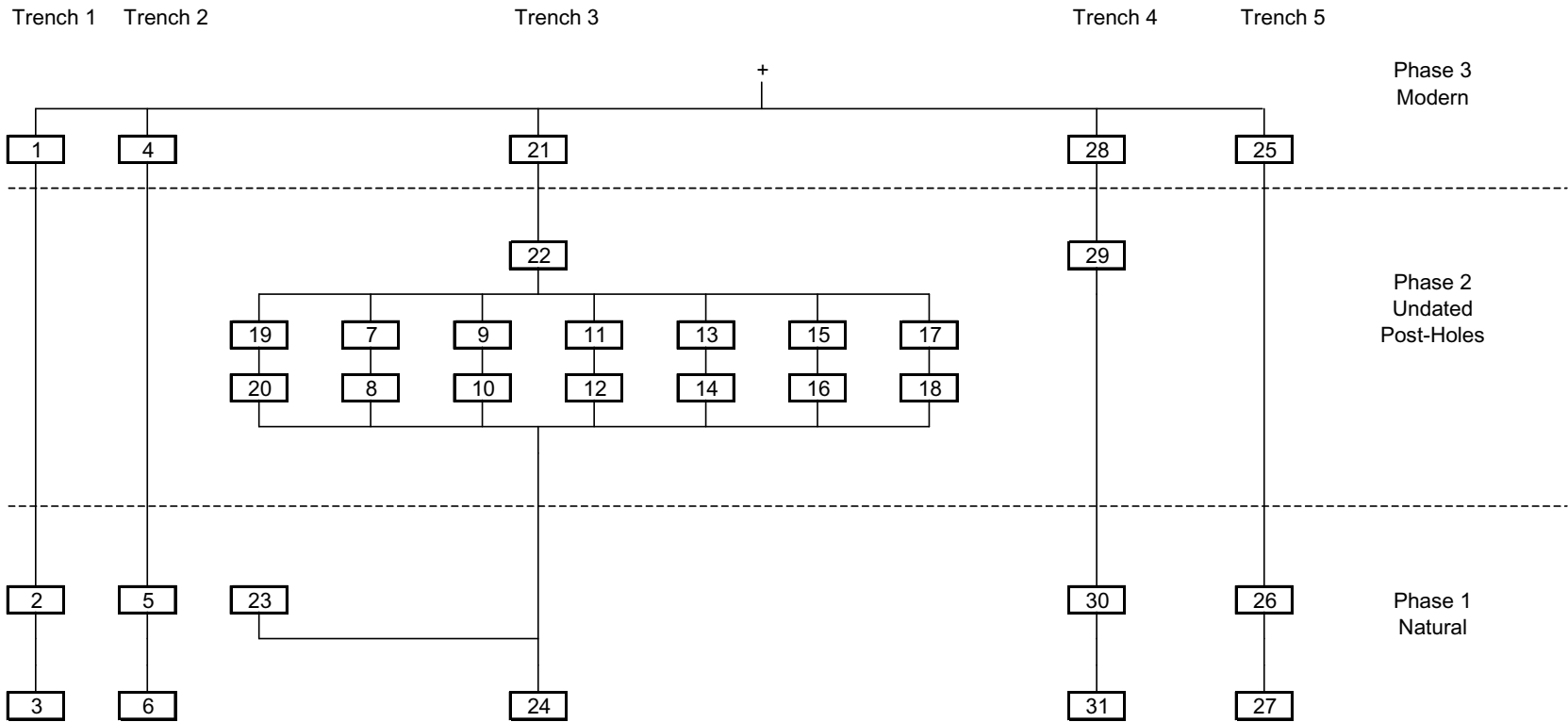
Maloney, C. & Holroyd, I. 2004. *London Fieldwork and Publication Round-up 2003, London Archaeologist Vol.10 supplement 3*

Weinreb, B. & Hibbert, C., (1993), *The London Encyclopaedia*. Macmillan London Limited, London



## APPENDIX 1: Context Descriptions

Context No.	Type	Trench	Phase	Description
1	Layer	1	3	Topsoil
2	Layer	1	1	Subsoil/Interface
3	Natural	1	1	Natural Chalk
4	Layer	2	3	Topsoil
5	Layer	2	1	Subsoil/Interface
6	Natural	2	1	Natural Chalk
7	Fill	3	2	Fill of Posthole [8]
8	Cut	3	2	Cut of Posthole
9	Fill	3	2	Fill of Posthole [10]
10	Cut	3	2	Cut of Posthole
11	Fill	3	2	Fill of Posthole [12]
12	Cut	3	2	Cut of Posthole
13	Fill	3	2	Fill of Posthole [14]
14	Cut	3	2	Cut of Posthole
15	Fill	3	2	Fill of Posthole [16]
16	Cut	3	2	Cut of Posthole
17	Fill	3	2	Fill of Posthole [18]
18	Cut	3	2	Cut of Posthole
19	Fill	3	2	Fill of Posthole [20]
20	Cut	3	2	Cut of Posthole
21	Layer	3	3	Topsoil
22	Layer	3	2	Subsoil
23	Layer	3	1	Subsoil/Interface
24	Natural	3	1	Natural Chalk
25	Layer	5	3	Topsoil
26	Layer	5	1	Subsoil/Interface
27	Natural	5	1	Natural Chalk
28	Layer	4	3	Topsoil
29	Layer	4	2	Subsoil
30	Layer	4	1	Subsoil/Interface
31	Natural	4	1	Natural Chalk
32	Group	3	2	Group Number for Posthole line



**APPENDIX 2: SITE MATRIX**

## APPENDIX 3: OASIS FORM

### Project details

Project name	An Archaeological Evaluation at 3-5 Waddon Way, Croydon, London Borough of Croydon
Short description of the project	An Archaeological Evaluation at 3-5 Waddon Way, Croydon, London Borough of Croydon. 5 Evaluation trenches encountered natural chalk, subsoil and topsoil and a line of undated postholes within Trench 3
Project dates	Start: 12-12-2005 End: 15-12-2005
Previous/future work	No / No
Any associated project reference codes	WWC 05 - Sitecode
Type of project	Field evaluation
Site status	Local Authority Designated Archaeological Area
Current Land use	Vacant Land 1 - Vacant land previously developed
Monument type	POSTHOLE Uncertain
Methods & techniques	'Targeted Trenches'
Development type	Rural residential
Prompt	Direction from Local Planning Authority - PPG16

### Project location

Country	England
Site location	GREATER LONDON CROYDON CROYDON 3-5 Waddon Way, Croydon
Postcode	CR0 4HU
Study area	1500.00 Square metres
National grid reference	TQ 3181 6370 Point
Height OD	Min: 67.06m Max: 67.84m

### Project creators

Name of Organisation	Pre-Construct Archaeology Ltd
Project brief originator	Pre-Construct Archaeology
Project design originator	Tim Bradley
Project director/manager	Tim Bradley
Project supervisor	Neil Hawkins
Sponsor or funding body	W. R. Newland and Sons

## Project archives

Physical Archive recipient	LAARC
Digital Archive recipient	LAARC
Digital Contents	'Survey'
Digital Media available	'Survey','Text'
Paper Archive recipient	LAARC
Paper Media available	'Context sheet','Correspondence','Diary','Drawing','Matrices','Photograph','Plan','Report','Section','Survey',

## Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	An Archaeological Evaluation at 3-5 Waddon Way, Croydon, London Borough of Croydon
Author(s)/Editor(s)	Hawkins, N.
Date	2005
Issuer or publisher	Pre-Construct Archaeology Ltd
Place of issue or publication	London

Entered by Tim Bradley (tbradley@pre-construct.com)

Entered on 21 December 2005