WANDLE RIVERSIDE, GOAT ROAD, BEDDINGTON CORNER, LONDON CR4 4AN

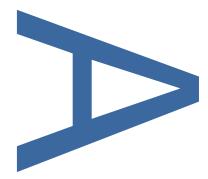
AN ARCHAEOLOGICAL WATCHING BRIEF

SITE CODE: GOT18

PLANNING REFERENCE: C2016/74653/FUL

LOCAL PLANNING AUTHORITY: LONDON BOROUGH OF SUTTON

JUNE 2018







PRE-CONSTRUCT ARCHAEOLOGY

DOCUMENT VERIFICATION

Site Name

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Pre-Construct	K5439		
	Name	Signature	Date
Text Prepared by:	T Jones		19.6.18
Graphics Prepared by:	R Murphy		19.6.18
Graphics Checked by:	J Brown	J Brown	28.6.18
Project Manager Sign-off:	C Mayo	C Mayo	28.6.18

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Pre-Construct Archaeology Ltd Unit 54 Brockley Cross Business Centre 96 Endwell Road London SE4 2PD

WANDLE RIVERSIDE, GOAT ROAD, BEDDINGTON CORNER, LONDON CR4 4HW

AN ARCHAEOLOGICAL WATCHING BRIEF

Site Code:	GOT18
Central NGR:	TQ 27975 66798
Local Planning Authority:	LONDON BOROUGH OF SUTTON
Planning Reference:	C2016/74653/FUL
Commissioning Client:	CgMs HERITAGE
Written/Researched by:	Tanya Jones Pre-Construct Archaeology Limited
Project Managers:	Chris Mayo (MCIfA) and Tim Bradley (MCIfA)
Contractor:	Pre-Construct Archaeology Limited
	Unit 54 Brockley Cross Business Centre
	96 Endwell Road
	Brockley
	London SE4 2PD
Tel:	020 7732 3925
E-mail:	cmayo@pre-construct.com
Web:	www.pre-construct.com

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June 2018

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1 ABSTRACT

- 1.1 This report details the working methods and results of an archaeological watching brief undertaken by Pre-Construct Archaeology Limited on land at Wandle Riverside, Goat Road, in the London Borough of Sutton. The main fieldwork was undertaken from 24th May to 15th June 2018 following an initial site visit on 15th February 2018.
- 1.2 The watching brief monitored work carried out to reprofile the embankment of the River Wandle along its eastern edge.
- 1.3 Natural geology comprising of Wandle Gravel was encountered at a height of 21.37m OD dropping to 20.80m OD going from east to west towards the river bed. This was sealed beneath a layer of brickearth which was overlain by made ground, with the entire watching brief area being sealed by demolition rubble.
- 1.4 A brick wall had been built to create an embankment in the 18th century as part of the management of the river to enable industrial usage.
- 1.5 Four brick walls and a brick surface were found which were likely to be part of the 19th century development of the site, when a skinning mill was in operation. The features were heavily truncated.
- 1.6 Mark Stevenson of Historic England. Heritage Advisor to the London Borough of Sutton, has confirmed that no further work is required for the development under condition 18 attached to the planning consent.
- 1.7 The completed archive will be deposited with the London Archaeological Archive and Research Centre (LAARC) under the site code GOT18.

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2 INTRODUCTION

- 2.1 An archaeological watching brief was undertaken on land at Wandle Riverside, Goat Road, London Borough of Sutton CR4 4HW. The site is centred at National Grid Reference TQ 27975 66798.
- 2.2 The fieldwork was undertaken from 25th May to 15th June 2018. A site visit was also carried out in February 2018.
- 2.3 The site comprised the Wandle Valley Trading Estate, and was located south of Goat Road, Beddington Corner, Sutton. The monitored excavation area comprised a rectangular plot of land running alongside the east side of the Wandle bank.
- 2.4 The archaeological watching brief was conducted by Pre-Construct Archaeology Limited under the supervision of Tanya Jones, and the project management of Chris Mayo. The archaeological work was commissioned by CgMs Heritage. The archaeological project was monitored by Mark Stevenson of Historic England on behalf of the London Borough of Sutton. The work was undertaken in accordance with an approved Written Scheme of Investigation (Bradley 2017).
- 2.5 The site archive was identified using the unique site code GOT18, issued by the Museum of London. The completed archive comprising written, drawn and photographic records, will upon completion of the project, be deposited with LAARC under that code.
- 2.6 The site was located within an Archaeological Priority Area as designated by the London Borough of Sutton.
- 2.7 Previous archaeological work on the site comprised an archaeological desk-based assessment (CgMs 2013), an archaeological evaluation (ASE 2016) and archaeological monitoring of site investigation works (PCA 2016).

3 PLANNING BACKGROUND

3.1 National Policy: National Planning Policy Framework (NPPF)

- 3.1.1 The National Planning Policy Framework (NPPF) was adopted on 27 March 2012, and now supersedes the Planning Policy Statements (PPSs). The NPPF constitutes guidance for local planning authorities and decision-takers both in drawing up plans and as a material consideration in determining applications.
- 3.1.2 Chapter 12 of the NPPF concerns the conservation and enhancement of the historic environment, with the following statements being particularly relevant to the proposed development:
 - 128. In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.
 - 129. Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this assessment into account when considering the impact of a proposal on a heritage asset, to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposal.
- 3.1.3 Additionally:
 - 141. Local planning authorities should make information about the significance of the historic environment gathered as part of plan-making or development management publicly accessible. They should also require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible. However, the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted.
- 3.1.4 In considering any planning application for development, the local planning authority will now be guided by the policy framework set by the NPPF.
- 3.1.5 The NPPF also states:

- 214. For 12 months from the day of publication, decision-takers may continue to give full weight to relevant policies adopted since 2004 even if there is a limited degree of conflict with this Framework.
- 215. In other cases and following this 12-month period, due weight should be given to relevant policies in existing plans according to their degree of consistency with this framework (the closer the policies in the plan to the policies in the Framework, the greater the weight that may be given).

3.2 Regional Policy: The London Plan

3.2.1 The London Plan, first published July 2011, updated March 2015, includes the following policy regarding the historic environment in central London, which should be implemented through the Local Development Framework (LDF) being compiled at the Borough level:

Policy 7.8 Heritage assets and archaeology Strategic

- A London's heritage assets and historic environment, including listed buildings, registered historic parks and gardens and other natural and historic landscapes, conservation areas, World Heritage Sites, registered battlefields, scheduled monuments, archaeological remains and memorials should be identified, so that the desirability of sustaining and enhancing their significance and of utilising their positive role in place shaping can be taken into account.
- B Development should incorporate measures that identify, record, interpret, protect and, where appropriate, present the site's archaeology.

Planning decisions

- C Development should identify, value, conserve, restore, re-use and incorporate heritage assets, where appropriate.
- D Development affecting heritage assets and their settings should conserve their significance, by being sympathetic to their form, scale, materials and architectural detail.
- E New development should make provision for the protection of archaeological resources, landscapes and significant memorials. The physical assets should, where possible, be made available to the public on-site. Where the archaeological asset or memorial cannot be preserved or managed on-site, provision must be made for the investigation, understanding, recording, dissemination and archiving of that asset.

LDF preparation

- F Boroughs should, in LDF policies, seek to maintain and enhance the contribution of built, landscaped and buried heritage to London's environmental quality, cultural identity and economy as part of managing London's ability to accommodate change and regeneration.
- G 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.

3.3 Local Policy: The London Borough of Sutton Local Plan 2016-2031

3.3.1 The London Borough of Sutton Local Plan2016-2031 was adopted in February 2018. Policy 30 relates to heritage and archaeology:

Policy 30: Heritage

<u>General</u>

The council will conserve and, where practicable, enhance the borough's historic environment. This comprises: Listed Buildings and structures, Scheduled Ancient Monuments, Conservation Areas, Historic Parks and Gardens, Areas of Special Local Character, Locally Listed Buildings and undesignated archaeological remains. Development that has an impact upon a heritage asset will be expected to conserve and, where practicable, enhance its significance. The council will expect that new development integrates into the historic environment and will look for opportunities from new development affecting heritage assets and their settings to enhance or better reveal their significance.

Great weight will be given to conservation of Sutton's heritage assets. Any harm to the significance of a designated or non-designated heritage asset, or their loss, must be justified. Proposals will be weighed against:

(i) the public benefits of the proposal.

(ii) whether it has been demonstrated that all reasonable efforts have been made to sustain the existing use, find new uses or mitigate the extent of the harm to the significance of the asset.

(iii) whether the works proposed are the minimum required to secure the long-term beneficial use and

retain the significance and conservation of the asset.

Proposals likely to affect the significance of a heritage asset, including the contribution made by its setting, should be accompanied by a description of its significance in sufficient detail to allow the potential impacts to be adequately assessed.

Archaeological Priority Areas

The council will:

(i) in consultation with the Greater London Archaeological Advisory Service, require the necessary level of investigation and recording for development proposals that affect, or have the potential to affect Sutton's archaeological heritage. Remains of archaeological importance, whether scheduled or not, should be protected in situ, or if this is not possible, excavated and removed as directed by the Greater London Archaeological Advisory Service.

(ii) expect the applicant to have sought pre-application advice from the Greater London Archaeological Advisory Service before submitting an archaeological evaluation.

Where a scheme should be submitted for archaeological site-based survey and/or intervention, in addition to the method statement it will need to include analysis, publication, and archive deposition of the material and the records made, and for the public dissemination of the results to further understanding. For Archaeological Priority Areas see Appendix 9, Schedule 9.A, Maps 9.1 to 9.22 and Policies Map.

3.4 Site Specific Planning Background

3.4.1 Planning permission has been granted been granted by the London Borough of Sutton (planning reference C2016/74653/FUL). Condition 18 of the approved application reads as follows:

(18) No development shall take place within each phase (or phases) of the approved development until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme for investigation which has been submitted to and approved in writing by Local Planning Authority.

The following Phase 1 development written schemes of investigation and evaluation reports are approved for the purposes of this condition, subject to the applicant granting all necessary site access for the purposes of an archaeological watching brief during site preparation works and for subsequent post-excavation assessment and reporting to be submitted to the local planning authority and Greater London Archaeological Advisory Service within three months of completion of the watching brief for recording and publication purposes: Written Scheme of Investigation for Geo archaeological investigation (March 2016); Written Scheme of Investigation for Archaeological Monitoring of Site Investigation Works (March 2016); Report on Archaeological Monitoring of Site Investigation Works (April 2016); Report on Geoarchaeological Investigations (April 2016); Written Scheme of Investigation for Geoarchaeological Monitoring of Archaeological Evaluation (July 2016); Written Scheme of Investigation for Geoarchaeological Monitoring of Archaeological Evaluation (July 2016); Report on Archaeological Evaluation (July 2016); Report on Archaeological Evaluation (July 2016); Written Scheme of Investigation for Geoarchaeological Monitoring of Archaeological Evaluation (July 2016); Report on Archaeological Evaluation (Sept 2016)

Reason: To ensure compliance with policy DM4 of the Site Development Policies DPD.

- 3.4.2 This report is to be submitted pursuant to the discharge of the above condition. Mark Stevenson of Historic England. Heritage Advisor to the London Borough of Sutton, has confirmed that no further work is required for the development.
- 3.4.3 The site lies within an Area of Archaeological Priority as designated by the London Borough of Sutton. This area has been designated due to an association with the River Wandle.

4 GEOLOGY AND TOPOGRAPHY

4.1 The following geographical and topographical background is taken from the site-specific Desk Based Assessment (CgMs 2013).

4.2 Geology

- 4.2.1 The solid geology of the study site is shown by the Institute of Geological Sciences (IGS 1979) as London Clay deposits forming the London Basin. Overlying the London Clay is a series of gravel terraces deposited during periods of glacial and inter-glacial conditions.
- 4.2.2 The British Geological Survey Sheet 270 (South London: 1998) shows that the study site is underlain by deposits of alluvium, defined as mainly sand, silt and clay'.
- 4.2.3 Geotechnical data derived from the site indicates made ground between 0.5m and 1.55m thick, typically containing brick and stone inclusions. Below the made ground a deposit of alluvial clay with peat inclusions with a thickness of 0.25-0.9m. Gravel deposits are present beneath the clay.

4.3 Topography

- 4.3.1 The site is broadly level at c.21.5-23.5m AOD.
- 4.4 The course of the River Wandle flows from south to north both along the study site's western boundary, and through the western part of the site, forming an island on the western side of site.
- 4.4.1 The River Wandle rises near Croydon and is fed by springs at Carshalton before flowing through Beddington and Merton until its confluence with the River Graveney at Tooting, finally joining the Thames at Wandsworth.

5 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

- 5.1 The archaeological and historical background to the site is detailed in the Archaeological Desk Based Assessment (CgMs 2013). This report indicated a potential for the later prehistoric, postmedieval and modern periods, primarily associated with the exploitation of the River Wandle, which runs through the western part of site.
- 5.2 Archaeological monitoring of nine geotechnical site investigation pits (PCA 2016) revealed extensive made ground deposits with occasional post-medieval and modern finds. This madeground was typically overlying alluvial deposits of sands, silt and clay with excavation, in most instances, continuing through the alluvium down to the underlying gravel terrace. The geology was consistently as predicted and described by the British Geological Survey. Despite the comparatively limited nature of these initial investigations, the watching brief suggested that even with (probable) extensive modern truncation, the potential for remains within the alluvium or at the gravel horizon could not be definitively ascertained within the scope of these investigations although these lower deposits generally survived with limited truncation.
- 5.3 Geological monitoring of site investigations revealed that the sequence at the site consisted of the Late Devensian Wandle gravel, whose surface lies at between 20.6m OD and 21.8m OD, overlain in places by up to 1.5m of generally coarse-grained (sand-rich) alluvium, and made ground. Made ground directly overlay the gravel in places, indicating that the gravel surfaces may have been truncated. There was a notable absence of an organic-rich horizons or peat, such as that recorded elsewhere in the Wandle Valley, and nor was there evidence for former land surfaces/soils formation at the site.
- 5.4 An evaluation at the site (ASE 2016) comprised 17 machine excavated trenches.
- 5.5 The natural Wandle Gravels were recorded at between 20.88m and 22.43m OD. The gravels undulated significantly suggesting the presence of braided channels for the adjacent River Wandle. The gravels were overlain by alluvium across much of the site; in some higher areas, the gravels were overlain by a buried topsoil of late post-medieval date. The trenches were sealed by modern made ground and a concrete slab. Localised but significant truncation had occurred where previous buildings had stood. Excavation could not extend beyond the top of the alluvium in the south of the site due to the high-water table combined with the presence of contamination.
- 5.6 The evaluation found evidence of a post-medieval skinning mill known to have existed in the north-west of the site from cartographic sources. The remains comprised heavily truncated brick walls and floors as well as brick lined drains. A lined channel was also likely to be associated with the mill. The bricks from these features appeared to be of a slightly earlier date which suggested either the reuse of earlier building materials or the continued use of an earlier building. Historic maps suggest that the remains related to a building depicted on early 19th century maps, although it was unclear whether this building had earlier origins.

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- 5.7 A probable system of drainage ditches was also recorded in the north of site. These features did not contain secure dating evidence but were associated with a series of postholes dated to the 17th to 19th centuries. It was unclear whether these features were associated with the nearby structural remains, but historic mapping suggested that the cut features were earlier.
- 5.8 The only feature recorded in the southern part of site was a section of wattle fencing acting as a wall to a probable channel. This feature could not be fully excavated due to the water table but is likely to be of late post-medieval date.

6 ARCHAEOLOGICAL METHODOLOGY

- 6.1 The methodology for the archaeological work was detailed in the site-specific Written Scheme of Investigation (Bradley 2017).
- 6.2 The embankment area of the river was bulk excavated by mechanical excavator by the appointed groundwork contractor. All excavations within this area were archaeologically monitored.
- 6.3 The initial visit in February 2018 recorded the river wall which had been exposed beneath vegetation overgrowth. Attendance in May and June 2018 monitored the demolition of this wall and the excavation of the ground held behind it, to allow the re-profiling of the river bank.
- 6.4 All recording systems adopted during the investigation were fully compatible with those widely used elsewhere in London; that is those developed out of the Department of Urban Archaeology Site Manual, now presented in PCA's *Operations Manual 1* (Taylor, 2009). Individual descriptions of all archaeological and geological strata and features excavated and exposed were entered onto pro-forma recording sheets. All plans and sections of archaeological deposits were recorded on polyester based drawing film. The OD heights of all principal strata were calculated and indicated on the appropriate plans and sections. A digital photographic record was made during the works.
- 6.5 The completed archive produced during the watching brief, comprising written, drawn and photographic records, will be deposited with the London Archaeological Archive and Research Centre (LAARC) under the allocated site code GOT18.



Plate 1: Site Overview, Facing South East

7 THE ARCHAEOLOGICAL SEQUENCE

7.1 Phase 1: Natural

7.1.1 The earliest deposits encountered were the Wandle Gravels [3]. These deposits were recorded between approximately 21.37m OD and 20.80m OD on the river bed.



Plate 2 Natural Gravel [3], Facing South West

7.1.2 The gravels were overlain by a mid-greyish brown silty clay [9] located mainly in the northern and central area of the site. The clay was approximately 0.40m thick and recorded at a height of 21.77m OD. The clay represented an alluvially deposited layer associated with the Wandle. On the south of the site it is likely that the layer was truncated by the later development.

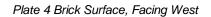


Plate 3: Section 1, Facing West

7.2 Phase 2: Post-Medieval

- 7.2.1 A brick wall [2] was identified along the edge of the river bank. This was constructed as part of the river management that was occurring during the 17th to 19th century in order to enable the construction of the skinning mill and later developments, identifiable from the Rocque Map and onwards (CgMs 2013; ASE 2016). The river wall was constructed with red brick and ran north-south, aligned along the eastern edge of the river. The wall was approximately 0.60m high and was seen at a height of 22.47m OD, with a chalk block included in the foundation.
- 7.2.2 The north of the excavated area contained five brick structures [4], [5], [6], [7] and [8], each seen at a height of approximately 21.77m OD, which were 18th to 19th century in date.
- 7.2.3 One of the structures comprised a heavily truncated section of possible surface [5] made of unfrogged red bricks bonded by soft light greyish white mortar with chalk and charcoal inclusions, measuring 3.10m by 1.0m (Plate 4).





- 7.2.4 At the northernmost point of the site there was an east-west aligned single course, slightly frogged red brick wall [4] bonded by soft light greyish white mortar with chalk and charcoal fleck inclusions, measuring 3.70m by 0.2m. The wall had been heavily truncated.
- 7.2.5 There were three further walls [6], [7] and [8] constructed of slightly frogged red bricks bonded by mid brownish yellow sandy mortar. The purpose of the brick walls was unclear although they were clearly part of the 19th century development of the site.



Plate 5 Brick walls [6], [7], [8], Facing South

7.2.6 The whole area had been levelled with a firm greyish brown silty clay layer [1] seen at a height of approximately 22.17m OD. The layer was roughly 0.40m thick. It contained fragments of occasional ceramic building material, chalk and small to medium sub angular stone. Wandle Riverside, Goat Road, London Borough of Sutton: An Archaeological Watching Brief © Pre-Construct Archaeology Limited, June 2018

- From the base of layer [1], where the brickwork was located, an 1806 George III coin (farthing) was found. These coins were in circulation during the first half of the 19th century (pers comm, Murray Andrews PCA 2018).
- 7.2.8 A modern rubble deposit [+] approximately 0.30m thick and at roughly 22.47m OD sealed the whole site, which related to the demolition of the previous building.

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8 CONCLUSIONS

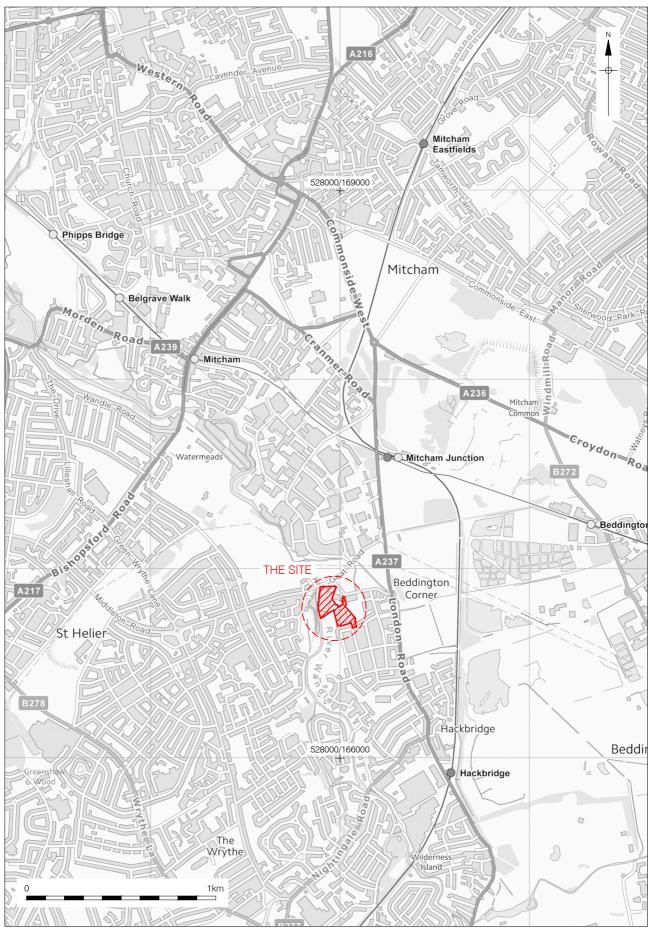
- 8.1 Natural gravel was exposed between 21.37m OD and 20.80m OD and was overlain by a layer of riverine alluvium.
- 8.2 The watching brief recorded a river wall fronting onto the Wandle, which was of 17th to 19th century date. The construction of the river wall would have allowed the land behind to be used to construct the skinning mill and the later industrial developments which continued through to the late 20th century.
- 8.3 The watching brief showed that a small number of brick structures, dating to the first half of the 19th century and probably relating to the skinning mill, remained in situ although these had been heavily truncated making their exact function unclear.
- 8.4 No archaeology relating to the prehistoric use of the area was identified in the watching brief, despite an absence of truncation to the natural levels. The only archaeology identified related to the late post-medieval use of the site. Mark Stevenson of Historic England. Heritage Advisor to the London Borough of Sutton, has confirmed that no further work is required for the development.
- 8.5 Upon approval of this report and with confirmation that it is accepted, the archive will be deposited with the London Archaeological Archive and Research Centre with the unique site code GOT18. This report will be submitted to the local planning authority pursuant to the discharge of condition 18.
- 8.6 The results of the site investigation will be published by PCA as a summary in the annual *London Archaeologist* Round-Up.

9 ACKNOWLEDGEMENTS

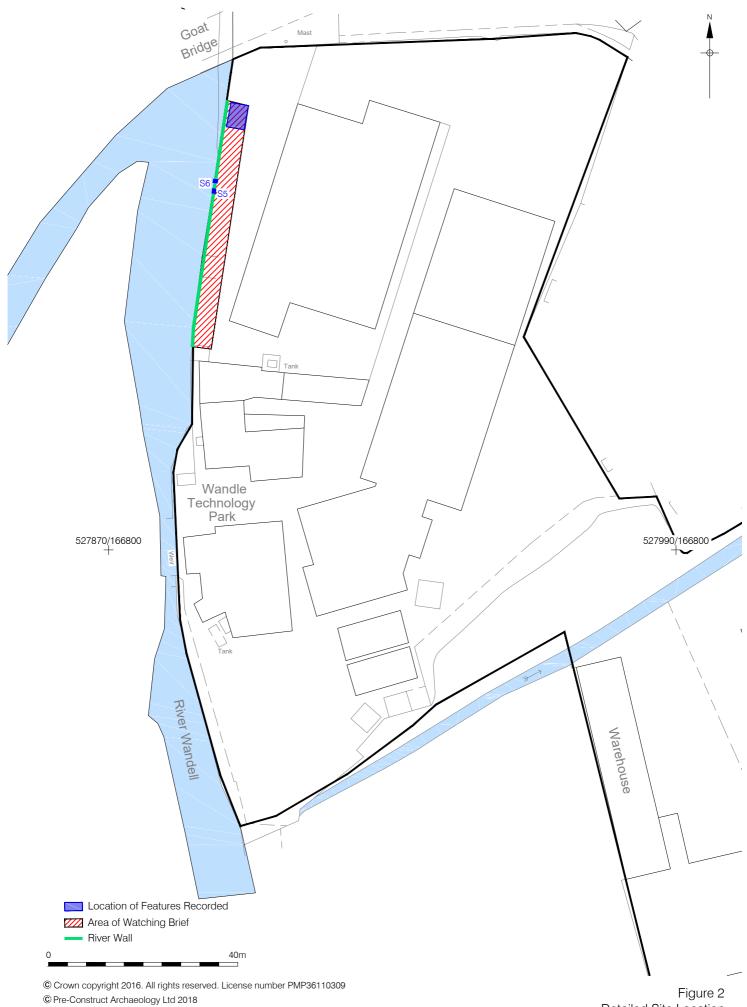
- 9.1 Pre-Construct Archaeology would like to thank CgMs Heritage for commissioning the work, and Mark Stevenson of Historic England for monitoring the site on behalf of the London Borough of Sutton.
- 9.2 The author would like to thank Chris Mayo for his project managing and editing, and Ray Murphy for the illustrations.

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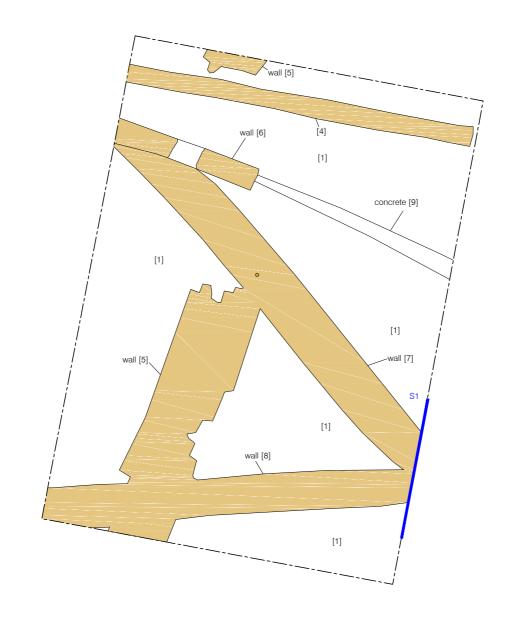


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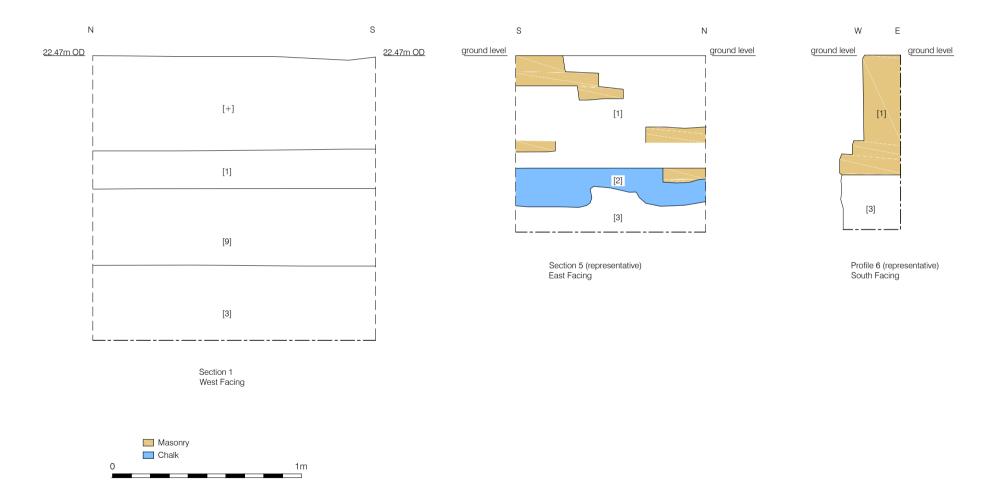
Figure 2 Detailed Site Location 1:800 at A4





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Figure 3 Plan of Features 1:40 at A4



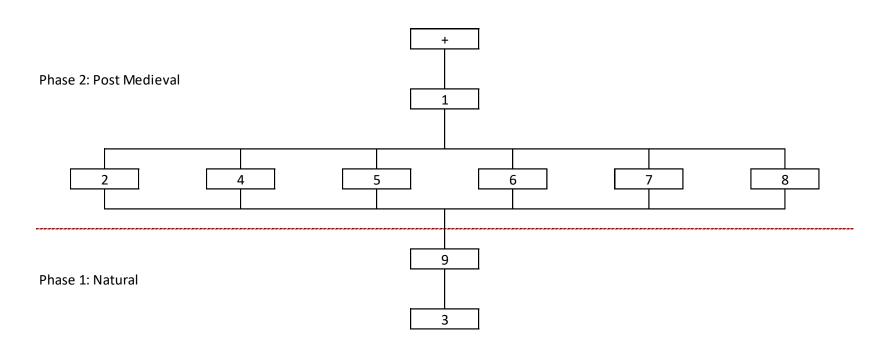
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Figure 4 Sections 1:20 at A4

APPENDIX 1: CONTEXT REGISTER

Context	CTX_Type	CTX_Interpretation	CTX_Category	CTX_Length	CTX_Width	CTX_Depth	CTX_Levels_high	CTX_Levels_low	Phase
1	Layer	Grey brown silty clay	Make-up	60	5	1.1	22.17		GOT18-PH2
2	Masonry	River bank wall	Wall	60	0.5	0.6	22.47		GOT18-PH2
3	Natural	Natural sandy gravel	Natural	60	2	0.2	21.37	20.8	GOT18-PH1
4	Masonry	Robbed out wall	Wall	3.7	0.2	0.1	21.77		GOT18-PH2
5	Masonry	Heavily truncated brick surface	Surface	3.1	1	0.1	21.77		GOT18-PH2
6	Masonry	Robbed out wall	Wall	3.7	0.2	0.1	21.77		GOT18-PH2
7	Masonry	Demolished brick wall	Wall	0.45	3.8	0.1	21.77		GOT18-PH2
8	Masonry	Demolished wall	Wall	2.7	0.4	0.1	21.77		GOT18-PH2
9	Layer	Mid greyish brown silty clay	Alluvial	60	5	0.4	21.77		GOT18-PH1

APPENDIX 2: PHASED MATRIX



APPENDIX 3 OASIS FORM

OASIS ID: preconst1-320456

Project details

Project name	Wandle Riverside, Goat Road, London Borough of Sutton: An Archaeological Watching Brief
Short description of the project	The watching brief monitored work carried out to reprofile the embankment of the River Wandle along the eastern edge of the river. Natural geology comprising of Wandle Gravel was encountered at a height of 21.37m OD dropping to 20.80m OD going from east to west towards the river bed. This was sealed beneath a layer of alluvium which was over lain by a made ground, with in the entire site being over lain by demolition rubble. A brick river wall had been constructed during the later post-medieval period to enable the construction of the skinning mill. There were also four brick walls and a brick surface that were heavily truncated likely to be part of the 19th century skinning mill development of the site.
Project dates	Start: 24-05-2018 End: 15-06-2018
Previous/future work	Yes / Not known
Any associated project reference codes	GOT18 - Sitecode
Type of project	Recording project
Site status	Local Authority Designated Archaeological Area
Current Land use	Industry and Commerce 1 - Industrial
Monument type	WALL Post Medieval
Monument type	SURFACE Post Medieval
Significant Finds	COIN Post Medieval
Investigation type	"Watching Brief"
Prompt	Planning condition
Project location	
Country	England
Site location	GREATER LONDON SUTTON WALLINGTON AND BEDDINGTON Wandle River, Goat Road, Beddington Corner, London Borough of Sutton
Postcode	CR4 4FN
Study area	1000 Square metres
Site coordinates	TQ 27975 66798 51.385269856923 -0.160685028489 51 23 06 N 000 09 38 W Point
Height OD / Depth	Min: 20.8m Max: 21.37m

Project creators	
Name of Organisation	Pre-Construct Archaeology Limited
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Project design originator	Tim Bradley
Project director/manager	Chris Mayo
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PCA

PCA CAMBRIDGE

THE GRANARY, RECTORY FARM BREWERY ROAD, PAMPISFORD CAMBRIDGESHIRE CB22 3EN t: 01223 845 522 e: cambridge@pre-construct.com

PCA DURHAM

UNIT 19A, TURSDALE BUSINESS PARK TURSDALE DURHAM DH6 5PG t: 0191 377 1111 e: durham@pre-construct.com

PCA LONDON

UNIT 54, BROCKLEY CROSS BUSINESS CENTRE 96 ENDWELL ROAD, BROCKLEY LONDON SE4 2PD t: 020 7732 3925 e: london@pre-construct.com

PCA NEWARK

OFFICE 8, ROEWOOD COURTYARD WINKBURN, NEWARK NOTTINGHAMSHIRE NG22 8PG t: 01636 370410 e: newark@pre-construct.com

PCA NORWICH

QUARRY WORKS, DEREHAM ROAD HONINGHAM NORWICH NR9 5AP T: 01223 845522 e: cambridge@pre-construct.com

PCA WARWICK

UNIT 9, THE MILL, MILL LANE LITTLE SHREWLEY, WARWICK WARWICKSHIRE CV35 7HN t: 01926 485490 e: warwick@pre-construct.com

PCA WINCHESTER

5 RED DEER COURT, ELM ROAD WINCHESTER HAMPSHIRE SO22 5LX t: 01962 849 549 e: winchester@pre-construct.com

