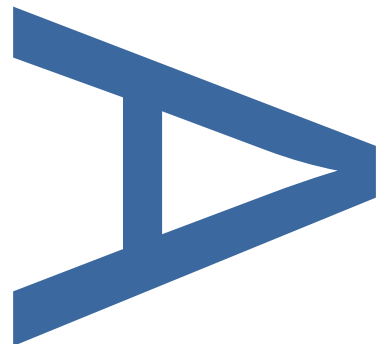
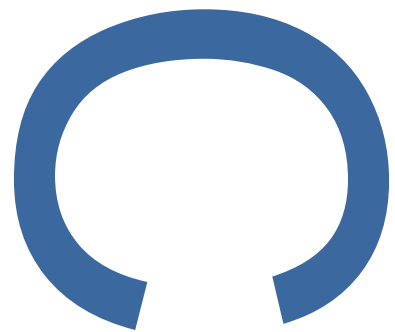


**NO. 26 CHEYNE ROW,
CHELSEA,
ROYAL BOROUGH OF
KENSINGTON AND CHELSEA,
SW3 5HL**

**PROACTIVE ARCHAEOLOGICAL
WATCHING BRIEF**



PCA REPORT NO: R13347

AUGUST 2018

PRE-CONSTRUCT ARCHAEOLOGY

**NO. 26 CHEYNE ROW, CHELSEA, ROYAL BOROUGH OF KENSINGTON AND
CHELSEA, SW3 5HL**

PROACTIVE ARCHAEOLOGICAL WATCHING BRIEF

Local Planning Authority: Royal Borough of Kensington and Chelsea

Planning Ref: PP/17/07615 PP/17/07586

Site Code: CEY18

Central National Grid Reference: TQ 27196 77697

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DOCUMENT VERIFICATION

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No. 26 Cheyne Row,
Chelsea
Royal Borough of Kensington and Chelsea
SW3 5HL

Type of project

Pro-active Archaeological Watching Brief

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1 ABSTRACT

- 1.1 Pre-Construct Archaeology Limited was commissioned by TLA STUDIO on behalf of Mr and Mrs Paduch (the owners) to carry out a pro-active archaeological watching at no. 26 Cheyne Row, Royal Borough of Kensington and Chelsea, located at OS NGR TQ 27196 77697. The Site lies within the Tier 2 Archaeological Priority Area of Chelsea Riverside. No. 26 Cheyne Row is a Grade II* listed building lying within the Cheyne Conservation Area. It is listed as part of a group with nos 16 to 34 Cheyne Row, which were built in 1708. All are listed for their heritage significance as forming one of the earliest, finest and most complete early 18th century terraces of houses in Chelsea. In addition, the boundary wall at the rear of the property forms part of the 16th century boundary wall of the former Tudor Mansion known as Shrewsbury House and is Grade II listed.
- 1.2 The watching brief was carried out as a condition of planning permission for 'Internal and external refurbishment including...replacement of rear extension to the closet wing and garden lobby...'. It was carried out from 27th June to 6th July 2018 following the demolition of a late 19th century extension and 1988 garden lobby addition.
- 1.3 Monitoring of the excavation work for the construction of a service void and utility area to the rear (north-east) of the property revealed natural geological deposits with an upper height of 5.51m OD. The natural geological deposits consisted of silty clay brickearth (Langley Silt) overlying a layer of Kempton Park gravel and sand with an upper height of 4.94m OD.
- 1.4 A truncated pit was observed to cut the natural brickearth and was overlain by a layer of sandy silt. A circular pit, in turn, cut this layer. Both pits and the intervening layer did not contain any dateable artefacts.
- 1.5 Other features found during the watching brief included the brick foundation walls of both the mid-19th century extension and its replacement in the late 19th century. The latter was a one storey flat roofed extension that was demolished as part of the current works. The watching brief also uncovered various drains and a brick silt trap associated with the property. Artefacts from these features and related deposits included an 18th century clay pipe fragment as well as mainly 19th century pottery and glass fragments. Residual finds included 18th century glass and some 17th and 18th century clay tobacco pipe fragments. Brick and tile recovered from the Site were mainly 19th century in date, although some Tudor/Stuart pavers appeared to have been reused in later brickwork.

2 INTRODUCTION

- 2.1.1 Pre-Construct Archaeology Limited was commissioned by TLA STUDIO on behalf of Mr and Mrs Paduch (the owners) to carry out a pro-active archaeological watching at no. 26 Cheyne Row, Royal Borough of Kensington and Chelsea, London SW3 5HL (**Figures 1 and 3**). The Site is located at Ordnance Survey National Grid Reference (NGR) TQ 27196 77697. The Site is located within the Tier 2 Archaeological Priority Area of Chelsea Riverside (APA 2.2). There are no Scheduled Ancient Monuments within the Site.
- 2.2 No. 26 Cheyne Row is a Grade II* listed building lying within the Cheyne Conservation Area. The house is listed as part of a group with nos 16 to 34 Cheyne Row (**Figures 2 and 3**). All are listed for their heritage significance as forming one of the earliest and most complete early 18th century terraces of houses in Chelsea and described in the Conservation Area Appraisal as 'some of the oldest and finest in the borough'. No. 26 Cheyne Row is located on the north-east side of Cheyne Row, adjoined by Thomas Carlyle's House (no. 24 Cheyne Row) to the south-east and within an early streetscape which developed around the boundaries of the great Tudor riverside mansions built during the 16th century (Crone & Cummins, 2017).
- 2.3 Cheyne Row was built in 1708 on land belonging to the Manor of Chelsea. The Cheyne family originated from Buckinghamshire and had purchased the manor in 1657. The first speculative building development on the manorial estate took place in 1708 with the building of Cheyne Row (originally Great Cheyne Row; a terrace of eleven houses comprising three storeys with basements) under building leases granted by William Cheyne. The site was a former bowling green which extended north-west to the rear of the Three Tuns tavern (demolished 1711, now nos 46-49 Cheyne Walk), with the houses constructed to the north-east side and the road leading down to the Thames on the south-west side which also gave access to Lordship Yard. The north-eastern boundary of the bowling green comprised the boundary wall to the Tudor mansion of Shrewsbury House (built 1520, site of nos 40-45 Cheyne Walk) extending from the south-east end of Cheyne Row north-west as far as no. 26 Cheyne Row; to the north-west of this was the boundary of the glebe land belonging to the rectory (Crone & Cummins, 2017). The north-west corner of the Grade II listed boundary wall of the Tudor mansion of Shrewsbury House forms the rear (north-east) boundary wall of the garden of no. 26 Cheyne Row.
- 2.4 The listed building citation for Grade II* nos 16 to 34 Cheyne Row (1358142) reads:

'Houses 1708 (Old stone tablet on No 16 "This is Cheyne Row 1708"). Later alterations. 3 storeys and basements, majority with dormers. Three windows (except No 28 - 2 windows) and 1/2 blank window. Brown brick, some stucco ground floor. Mostly flush framed windows with red gauged flat arches and dressings, and red brick bands at first and second floor. Nos 16, 18 and 34 wood block bracketed eaves cornice, No 26 retains similar cornice below altered upper storey, Nos 20 -24 stucco cornice at eaves. Nos 16, 18 and 30 wood doorcases, Nos 18 and 30 with carved brackets and hoods, No 32 shell hood on carved brackets. Some first floor balconies to 16, 20 and 28. No 28 early C19 rebuilt front in yellow brick. No 24 - residence

(1834-81) of Thomas Carlyle and has white marble commemorative tablet with medallion portrait. Good interiors. For garden walls to east of Nos 16, 18, 20, 24 and 26 qv Shrewsbury House, Cheyne walls. (R.C.H.M. and Survey of London, Vol IV)'.

- 2.5 The listed building citation for the Grade II Boundary Wall at Shrewsbury House (1080691) reads:

'Wall. C16. Narrow red brick, varying height and variously patched and altered. In 3 sections. Part in poor repair. Boundary wall of C16. Shrewsbury House'.

- 2.6 Planning Permission (refs: PP/17/07615 & PP/17/07586) has been granted subject to a number of conditions for the 'Internal and external refurbishment including reinstatement of doorway to front lightwell at lower ground floor level and lockable gate to railings of front lightwell; replacement of rear extension to the closet wing and garden lobby; enclosure of rear porch; creation of a dormer window to rear mansard roof and two rooflights to flat roof section'. As part of these works it is also the intention to 'remove an existing raised border within the garden which abuts the lower part of the 16th century Tudor wall'. An archaeological condition (6) attached to the Planning Permission (refs: PP/17/07615 & PP/17/07586) reads:

Condition 6: Archaeology- Written Scheme of Investigation

'No demolition or development shall take place until a written scheme of investigation (WSI) has been submitted to and approved by the local planning authority in writing. For land that is included within the WSI, no demolition or development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives, and

A. The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works

B. The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material this part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the WSI

Reason To safeguard the archaeological heritage of the Borough in accordance with policy CL4 of the Consolidated Local Plan. It is necessary for the condition to be on the basis that "No development shall commence until" as compliance with the requirements of the condition at a later time would result in unacceptable harm contrary to the policies of the Development Plan.

- 2.7 This condition was requested by Diane Abrams; Historic England Greater London Archaeological Advisor to the Royal Borough of Kensington and Chelsea (hereafter referred to as the Curator). She set out her requirements in a planning consultation letter (Ref. PP/17/07586) dated 26 January 2018. She advises:

'The planning application lies in an area of archaeological interest.

The site is located within the Tier 2 Archaeological Priority Area of Chelsea Riverside (APA 2.2). This APA is one of the most archaeologically significant areas of the Royal Borough containing multi-phase archaeology dating from prehistoric times and has potential for a wide range of archaeological heritage assets. The desk-based assessment report submitted with the application confirms this potential in more detail based on a search of the GLHER.

As the proposal could impact upon post-medieval remains and former buried structures associated with the existing historic terrace building, I recommend a programme of archaeological work is required to mitigate this and record any remains present.'

2.8 She recommended that the archaeological fieldwork should comprise:

'Watching Brief

A watching brief involves the proactive engagement with the development groundworks to permit investigation and recording of features of archaeological interest which are revealed. A suitable working method with contingency arrangements for significant discoveries will need to be agreed. The outcome will be a report and archive.'

2.9 This report details the results of the pro-active archaeological watching brief as requested by the Curator. The pro-active archaeological watching brief was carried out in accordance with a Written Scheme of Investigation (Garwood 2018), which had been approved in advance of the work by the Curator.

2.10 Another condition on the planning permission required the built heritage recording of the Grade II boundary wall at no. 26 Cheyne Row. Pre-Construct Archaeology has carried out this recording and the report on the results as a separate exercise.

2.11 The proactive archaeological watching brief was carried out from 27th June to 6th July 2018. It was managed for Pre-Construct Archaeology by Charlotte Matthews and supervised on site by Stacey Amanda Harris.

3 SITE LOCATION AND GEOLOGY

3.1 Site Location

3.1.1 The Site is bounded to the south-west by Cheyne Row, to the south-east by the Thomas Carlyle Museum at no. 24 Cheyne Row. To the north-west of the study site lies no. 28 Cheyne Row and no. 21 Upper Cheyne Row (**Figure 2**). To the south-east of the Site, is the land of Shrewsbury House.

3.1.2 The Site is located approximately 140m to the north of the tidal River Thames, which is the nearest significant, flowing water body in the area (**Figure 1**).

3.2 Geology and Topography

3.2.1 The Site is located on gently rising ground from the Thames (**Figure 1**). The British Geological Survey notes that the bedrock comprises the London Clay Formation, which is overlain by superficial deposits of Kempton Park sands and gravels.

3.2.2 A borehole excavated within the rear garden (BH1) in July 2017 close to the rear elevations of the house and towards the south-eastern boundary, records medium dense to dense mid brown/orange very sandy gravel of quartz and flints (Kempton Park) at 1.5m bgl (below the present ground level) extending down to a depth of 5.9m bgl. Investigations at no. 36a Glebe Place, 85m to the north of no. 26 Cheyne Row exposed natural gravel at heights between 5.5-6m OD, while investigations 50m to the south of the subject site at nos 12a and 14 Cheyne Row exposed natural sand and gravel at 2.43m OD, overlain with garden soils.

4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

4.1 Introduction

4.1.1 A number of archaeological excavations and evaluations have been undertaken within and around the Cheyne Row area and there are recorded entries on the Greater London Historic Environment Record of archaeological investigations and findspots within 500m of the subject site, although no previous archaeological work has been undertaken within the subject site itself. The results of an archaeological desk-based assessment (Crone & Cummins, 2017), submitted with the planning application, is outlined below.

4.2 Prehistoric

4.2.1 Very few Palaeolithic and Mesolithic finds have been recorded within 500m of the Site. Finds of flint implements are largely confined to the river or foreshore, although six struck flints were recorded at an excavation in Old Church Street in 1997 (not *in situ*), three of which suggest a date of the late Mesolithic (MLO71533). From the late Mesolithic, hunter-gatherer communities gradually gave way to more settled agricultural-based societies. The riverine zone would have been less favoured although settlement evidence is present, and it may have been utilised by early communities for transport and industries associated with the river. An archaeological survey of the Thames Foreshore at Cheyne Walk Moorings in 2004 explored the known remains of a Neolithic forest (MLO97907). Neolithic flintwork has been found to the north of the subject site (MLO12503). A Neolithic or Bronze Age unstratified flint was found during an evaluation at 2-4 Old Church Street, west of the Site (MLO74813), while two abraded, residual sherds of Bronze Age pottery were identified at 6-16 Old Church Street (MLO71534). Evidence of Iron Age activities is minimal although a large number of swords, daggers and coins have been recovered from the Thames, suggestive of ritual offerings (MLO26949 and MLO26643).

4.3 Roman

4.3.1 Roman activity has been recorded within 500m of the subject site, particularly at 2-4 Church Street (150m south-west of the subject site) where two ditches, three slots, three pits and a posthole were discovered, of which yielded pottery and fragments of tile (MLO77075). A circular pit and ditch were found at 6-16 Old Church Street (MLO71535). It has been suggested that that the route along Chelsea Old Church may have Roman origins as a track-way set within a Roman farming landscape. Residual finds of Roman pot were found in later features at 61-62 Cheyne Walk (MLO70025).

4.4 Anglo Saxon/Early Medieval (AD 410 – 1066)

4.4.1 The Anglo-Saxon Chronicle may refer to Chelsea as a residence of King Offa and the grounds of All Saints churchyard may well have been the site of a Saxon church in 789 (MLO74817). There is some archaeological evidence for pre-Norman Conquest settlement, particularly near the Old Church around Old Church Street and Cheyne Walk (MLO17794). At the rear of 6-16 Old Church Street middle-Saxon features included a possible timber structure (MLO71537). A mid-Saxon fish trap was also found in 2004 at Cheyne Moorings (MLO97906), whilst various

artefacts from the period have been found within the Thames (MLO26951).

4.5 **Medieval (AD 1066 – 1485)**

4.5.1 It is known that there was a Norman Church here which was granted to the Abbot and Monastery of Westminster in 1157. The King's Road and Sydney Street to the north are thought to have medieval origins (MLO12529, MLO23310). During this period, Chelsea formed a small rural riverside settlement around the church, manor house and alongside the river with two large arable fields, Eastfield and Westfield, to the north; it is thought the core of the settlement was centred on Old Church Street like the Saxon settlement (MLO23309). Evidence for ploughing and cultivation was recorded in Danvers Street (MLO64597), whilst evidence for a medieval ditch and enclosure were recorded at 6-16 Old Church Street (MLO71539, MLO77070). Medieval pits, three parallel bedding trenches and a possible beam slot have also been identified at 61-62 Cheyne Walk (MLO70031, MLO70035, MLO70037), just over 100m to the south-west of the subject site. Twenty-four medieval pits and a ditch were recorded at 2-4 Old Church Street in 2002 (MLO77077).

4.6 **Post-Medieval (AD 1485 – 1749)**

4.6.1 As well as the continued occupation around Old Church Street (MLO71540, MLO71541 and MLO77069), in the sixteenth century the area was known as a village of palaces. The most important of the great houses were: Beaufort House, Henry VIII's Manor House, the Earl of Shrewsbury's Mansion, The Old Manor House, Lindsey House and Danvers House. In 1524, Sir Thomas More (Counsellor to Henry VIII, author, scholar and martyr) had moved to Chelsea and established at least three houses on his large estate, including what was to later become the Marquis of Winchester's mansion - later still forming the core of Beaufort House.

4.6.2 Archaeological excavations on Cheyne Walk have shown that significant archaeological deposits still survive of these great houses and estates (MLO78271, MLO70039, MLO40542, ELO12013). The excavations have revealed complete rooms including intact bread ovens, wells, walls and other important features. The area is also characterised by extant sections of historic boundary walls which are often incorporated into later features such as garden walls (MLO71941). At the north-eastern boundary of the subject site is part of the Tudor wall belonging to the gardens of Shrewsbury House (built c.1519 fronting the river, now 40-45 Cheyne Walk) with 16th century brickwork. The wall extended from the south-east end of Cheyne Row north-west as far as no. 26 Cheyne Row; to the north-west of this was the boundary of the glebe land belonging to the rectory.

4.6.3 The first speculative building development on the manorial estate took place in 1708 with the building of Cheyne Row (originally Great Cheyne Row) under building leases granted by lord of the manor William Cheyne: a terrace of eleven houses comprising three storeys with basements. The site was a former bowling green which extended north-west to the rear of the Three Tuns tavern (demolished 1711, now 46-49 Cheyne Walk), with the houses constructed to the north-east side and the road leading down to the Thames on the south-west side which also gave access to Lordship Yard. An undated gravel extraction pit, which may pre-date the building

of Cheyne Row, has been identified to the south of the subject site at 12a and 14 Cheyne Row (MLO78266). An evaluation at 36a Glebe Place just to the north of the subject site revealed the foundations and floor surfaces of a 17th-century building (ELO13110). By the time of Rocque's Survey made during the middle of the 18th century, development had expanded inland along Old Church Street, but the principal developments remained confined to the historic core, the riverside and Cheyne Row with some buildings on Upper Cheyne Row; much of the area remained undeveloped as gardens.

4.7 **Late Post-Medieval and Modern (19th and 20th century)**

- 4.7.1 Thompson's 1836 map of Chelsea shows no. 26 Cheyne Row with the footprint of its closet wing and privy at the rear (north-east) of the house following the same footprints as the other houses in the row (**Figure 4**). By 1865-72, the rear (north-east) of the closet wing had been extended with a narrow extension and the privy had been removed (**Figure 5**). A drainage plan of 1892 shows that the narrow extension had been replaced with a wider extension (**Plate 1**) and a toilet had been added to the north-east of the new extension (**Figure 6**). This footprint is shown on the 1894-96, 1912 and 1950 Ordnance Survey maps (not illustrated). A 1988 architect's plan of the existing ground floor shows that this arrangement continued up until this date. The closet wing and its extension were then used as a kitchen and the former toilet beyond was then used as a larder (**Figure 7**). In 1988, the larder (former toilet) was demolished and replaced with the garden lobby (**Figure 7; Plate 1**).

5 PLANNING BACKGROUND

5.1 Introduction

5.1.1 The development of the site is subject to planning guidance and policies contained within the National Planning Policy Framework (NPPF), The London Plan and policies of the Royal Borough of Kensington and Chelsea, which fully recognises the importance of the buried heritage for which it is the custodian.

5.2 National Planning Policy: National Planning Policy Framework

5.2.1 In July 2018, the government updated the National Planning Policy Framework (NPPF) published in 2012. This sets out national policy relating to heritage and archaeology. It provides a framework which protects nationally important designated Heritage Assets and their settings, in appropriate circumstances seeks adequate information to enable informed decisions regarding the historic environment and provides for the investigation by intrusive or non-intrusive means of sites not significant enough to merit *in-situ* preservation.

5.3 Regional Policy: The London Plan

5.3.1 The London Plan, published July 2011, has been consolidated with alterations and the most recent version is referred to as the London Plan 2016 (Jan 2017 fix). It includes policies regarding the historic environment in central London.

5.4 Local Planning Policy: Royal Borough of Kensington and Chelsea's Local Plan

5.4.1 The local planning authority responsible for the study site is the Royal Borough of Kensington and Chelsea. Their Consolidated Local Plan (July 2015) combines alterations since the Core Strategy adoption (December 2010). The plan includes policies relating to the historic environment.

6 ARCHAEOLOGICAL METHODOLOGY

6.1 Aims and Objectives

6.1.1 As outlined in the Written Scheme of Investigation (Garwood 2018), the aims and objectives of the mitigation were as follows:

- The main aim of the works was to preserve 'by record' the extent, character and significance of any surviving archaeological features and deposits within the Site.
- The mitigation was to seek to establish the presence or absence of archaeological remains on the site and the extent of any modern truncation.

6.2 Methodology

6.2.1 The watching brief was conducted in accordance with the methods set out in the Written Scheme of Investigation (WSI) prepared by Pre-Construct Archaeology (Garwood 2018) and approved by the Curator prior to the commencement of works. The WSI specified that all groundworks would be monitored during the proactive watching brief. The monitoring took place from 27th June to 6th July 2018.

6.2.2 The groundworks involved the hand excavation with the assistance of 110v breakers fitted with both chisel and clayspade tips of a service void or extension to the basement at the rear (north-east) side of the terraced house. The house has a closet wing at the north-west end of the rear (north-east) elevation with a basement and three storeys above (**Figure 2; Plate 1**). This wing was extended in the late 19th century with a single storey addition with a flat roof (**Figure 2; Plate 1**). In 1988, a garden lobby was added to this late 19th century extension (**Figure 2; Plate 1**). Before the current groundworks, steps led down from the garden to the rear lightwell beside the closet wing and late 19th century extension (**Plate 2**).

6.2.3 Both the garden lobby and the late 19th century extension were demolished before the current groundworks took place (**Figure 2**) and a rectangular area measuring 3.8m (north-west to south-east) by 3.04m (south-west to north-east), approximately 11.5m², was excavated to a depth of 2m below ground level (bgl) (**Figure 3; Plate 3**). This area lay to the rear (north-east) of the original closet wing and included the ground previously occupied by the late 19th century extension, 1988 garden lobby and the steps leading to the basement (**Figures 2 and 3; Plate 3**). Instead of being lowered in spits over the extent of the excavation area, the full depth of the excavation area was dug from top to bottom from the lightwell to the north-east side of the excavation area forming a trench (**Plates 12 and 13**). From this trench, the excavation area was then dug to the north-west boundary wall of the property (**Plate 4**).

6.2.4 All aspects of the work followed national (ClfA 2014) and regional (GLAAS 2015) guidelines and complied with PCA's own fieldwork manual (Taylor and Brown 2009). Where practicable and relevant, the excavation work was carried out under archaeological observation and possible features were investigated by the attendant archaeologist.

6.2.5 A full record was made of the excavation area, exposed sections were cleaned by hand, and drawn at a scale of 1:10 or 1:20, the area and important archaeological features were planned at 1:20, and located using known locations, archaeological deposits were recorded on *pro-forma* context sheets and a full photographic record was kept.

6.3 **Archive**

6.3.1 Following approval of this report the archive will be deposited with the London Archaeological Archive and Research Centre (LAARC) identified by the unique site code CEY18. The archive (which contains site records, artefacts and digital photographs) is currently stored at PCA's headquarters in Brockley, London.

7 PHASED ARCHAEOLOGICAL SEQUENCE

7.1 Phase 1: Natural Geological Deposits

- 7.1.1 The earliest deposit recorded was a layer of mid orange sand [30] (**Figure 9**; Section 3) observed with an upper height of 4.53m OD. It continued below the limit of excavation (LOE) at 4.33m OD. This was interpreted as a layer of Kempton Park sands and gravels.
- 7.1.2 Sand layer [30] was overlain by a 0.55m thick layer of mid brown orange sandy gravel [29] (**Figure 9**; Section 3) and was observed with an upper height of 4.94m OD. This layer was seen to extend across the entire area of excavation and was also interpreted as a layer of Kempton Park sands and gravels (**Figure 9**; Sections 3 and 5).
- 7.1.3 Sealing layer [29] was a layer of mid brown orange brickearth (Langley Silt) [33] (**Figure 9**; Sections 3 and 5) which was observed with an upper height of 5.51m OD.

7.2 Phase 2: Undated

- 7.2.1 Cutting brickearth layer [33] was a small cut feature [32] (**Figure 9**; Section 3). This was most likely a pit, but as it was only observed in section and was heavily truncated it was not possible to fully ascertain what it was. Pit [32] was cut from a height of 5.13m OD and was filled with a mid-yellow brown clay sand [31] with occasional inclusions of charcoal pieces and rare angular gravels.
- 7.2.2 A layer of mid brown orange sandy silt [23] sealed pit [32] and was observed across the entire excavation area (**Figure 9**; Sections 3 and 5). This layer contained occasional charcoal flecking and small gravels.
- 7.2.3 A circular pit [47] was observed cutting layer [23] from a height of 5.76m OD in the north-west corner of the excavation area (**Figures 8 and 9**, Section 5). This pit was filled by a mid orange brown clay silt [46] with occasional sub angular gravels and rare charcoal flecking.

7.3 Phase 3: Post-Medieval

- 7.3.1 The construction cut [49] for the closet wing was observed cutting into layer [23] from a height of 6.02m OD and continued below the LOE (**Figure 9**; Section 5). This construction cut contained the masonry rear wall of the closet wing [50] built in red brick (220x100x65mm) in a hard, pale brown yellow lime mortar in Flemish bond above ground level and approximately 3 courses below, with the bonding pattern becoming more varied below ground level (**Figure 9**; Section 4; **Plate 3**). Construction cut [49] was backfilled with a mid-orange brown silty sand mottled with light yellow brown sand [48].
- 7.3.2 A thin layer of crushed building material [45] was observed to the rear of the closet wing (**Figure 9**; Section 5). This layer varied between 40 and 140mm in thickness and consisted of small brick fragments and crushed brick and mortar. A post-Great Fire brick in fabric 3034 from this layer is 18th/19th century in date. A clay tobacco pipe bowl (Oswald, 1975, Type 10) recovered from this layer dates to 1700-1740 and could suggest that this layer formed as a working surface relating to the construction of the properties along Cheyne Row, which were built in

1708.

- 7.3.3 Layer [45] was overlain by a mid-orange brown silt clay layer [38] to a height of 6.06m OD (**Figure 9**; Section 5). Sherds of pearlware with transfer-printed decoration with a possible European design from this layer date to 1770-1840 (probably early 19th century). Brick fragments from this layer comprised a post-Great Fire brick (1664 to 1800+) and a Tudor/Stuart paver. This layer was most likely a part of the external landscaping prior to the first extension of the closet wing.
- 7.3.4 Constructed over this layer was a south-west to north-east wall [39] measuring 1.3m by 0.23m and surviving to a height of 6.38m OD (**Figure 9**). Wall [39] was constructed in mid brown red and yellow bricks (230x100x60/65mm) bonded in a hard, yellow white lime mortar. This wall may be a surviving remnant of a narrow extension that was added to the rear of the closet wing between 1836 and 1865/72 (**Figures 4 and 5**).
- 7.3.5 A firm dark orange brown silty sand [37] filled the space that was enclosed by wall [39], the rear (north-east) wall of the closet wing [50] and the boundary wall with no. 28 Cheyne Row.
- 7.3.6 A drainage system [42] was observed to the rear (north-east) of the closet wing truncating layer [38]. This drainage system consisted of a ceramic pipe from the rear wall [50] of the closet wing at a height of 6m OD. The pipe sloped down to a height of 5.99m OD where it connected to a rectangular brick silt trap [44] (**Figure 8 and 9**, Section 5; **Plates 4 to 6**), from which a further ceramic pipe connected at a height of 5.85m OD. This pipe curved southwards and down disappearing below the base of the excavation area at a height of 5.08m OD. The brick silt trap [44] was constructed from mid yellow orange and mid brown yellow post-Great Fire narrow bricks measuring 220x100x65mm (dated 1780-1900) and were bonded using a soft mid-brown white lime mortar with occasional charcoal flecking. Stone pieces formed the base, which was mortared with the same mortar as that used in the brickwork at a height of 5.23m OD.
- 7.3.7 The brick silt trap [44] was filled with loose mid brown humic sandy silt [43] with frequent mid/late 19th century pottery sherds including refined whiteware with under-glaze colour transfer-printed decoration (green, mulberry, grey etc; 1825-1900). Glass fragments from a blue opaque glass vessel and moulded bottles (c.1870+) were recovered from this layer. Clay tobacco pipe (1760+) fragments from this layer included a Dutch pipe with a small relief stamp on the underside of the heel with a ? scrolling 'I'. Other artefacts from this layer included metal, bone, oyster shell, a worked bone spoon, a worked bone object, three copper alloy dressmakers pins and two shell buttons. It is thought that the inhabitants of no. 26 Cheyne Row took in laundry for a time and the presence of a silt trap might support this (Museum staff at no. 24 Cheyne Row pers. comm.).
- 7.3.8 An L-shaped masonry wall [40] (**Figure 8**) truncated wall [39] and was bonded into the upper brickwork of silt trap [44]. Wall [40] was constructed from mid orange red and mid grey red brick measuring 220x100x65mm in a pale pinkish white lime mortar. The L-shaped wall formed the foundations of the late 19th century flat roofed single storey extension (**Figure 2**; **Plate 1**) that

was removed as part of the current works. This extension is not shown on the 1865-72 First Edition Ordnance Survey map and is shown on a drainage plan of 1892 (**Figures 5 and 6**). The 1892 drainage plan also shows a toilet to the rear (north-east) of the closet wing extension (**Figure 6**).

- 7.3.9 A layer of dark brown silty sand [35] sealed the truncated top of silt trap [44] (**Figure 9**, Section 5). This layer contained part of a stone sink (**Plates 7 to 10**), which is the same as that on display at the National Trust property next door (Thomas Carlyle's House; no. 24 Cheyne Row) (**Plate 11**). Layer [35] also contained occasional mid-19th century pottery including drab-coloured stoneware and a Staffordshire figurine, early 18th century clay tobacco pipe and glass fragments (1740+) including one from an English wine bottle. Ceramic building material included a complete 18th/19th century post-medieval peg tile with shelly coal mortar and a Tudor/Stuart brick paver.
- 7.3.10 Wall [25] lay within the southern corner of the excavation area to the south-east of the rear (north-east) wall of the closet wing (**Figure 8**). The wall was constructed from mid pink orange brick measuring 220x100x65mm in a hard, pale brown grey mortar. This wall was keyed into the south-eastern end of the rear (north-east) wall of the closet wing. Its construction cut [26] was filled with a mid-brown grey silty sand containing occasional brick fragments and cut through layer [23] (**Figure 9**, Section 3; **Plate 12**).
- 7.3.11 Construction cut [26] (**Figure 9**; Section 3) was sealed by a layer of mid brown orange mottled sandy silt [22] with occasional gravels as well as brick and mortar flecking and fragments. The sandy silt layer contained a residual fragment of clay tobacco pipe (Type 15 in Atkinson and Oswald, 1969), which dates to 1660-1680.
- 7.3.12 A north-west to south-east cut [16] was observed at 6.2m OD (**Figure 8**) containing a mid- to dark-grey brown sandy silt [15] with gravel. Sherds of late 19th century pottery, ceramic building material and a copper alloy object were found in this fill.
- 7.3.13 Across the eastern part of the excavation area a north-south linear cut [19] was observed (**Figure 9**; Section 3). Due to a later truncation and possible repair or rebuild it was not possible to see from what height cut [19] was originally cut from. Linear cut [19] was backfilled by a mid-brown grey clay silt [17] with occasional gravels and charcoal flecking. This cut may be the remnant of an earlier waste pipe or drain leading from the original privy shown on Thompson's 1836 map (**Figure 4**).
- 7.3.14 The relationship between cut [19] and linear [16] was obscured by truncation [21]. This cut [21] appears to be a recut of the earlier linear feature [19] and could have been a rebuild/repair of the earlier drain. Masonry drain [18] (**Figures 8 and 9**, Section 3; **Plates 12 and 13**) was constructed in thick Victorian or Edwardian bricks (210x100x65mm) pointed in Portland Cement. The combination of this brick type and mortar suggest a date range of 1850 to 1950. The Portland Cement mortar appeared pale brown towards the base [34] of the drain and pale grey towards the top because of staining caused by water infiltration. Curved ceramic tiles

formed the base of the drain and were bonded in the same mortar as the brickwork. This brick drain appears to have continued under the property. A masonry drain was seen partly exposed during the removal of the floor from the front room of the basement (**Plate 14**). This north-east to south-west drain leads towards the front lightwell. Discussion with the staff at the Thomas Carlyle Museum (at no. 24 Cheyne Row next door) revealed that their external privy, as seen on maps dating from 1836 (**Figure 4**) is known to have a drain following the same pathway through their property, which connects to the drainage system at the front of the property under Cheyne Row (Carlyle's House Museum Staff pers. comm.). The drain is likely to be contemporary with the construction of London's intercepting sewers, which connected most of London by 1866 (Water UK).

- 7.3.15 Drain cut [21] was backfilled with three fills (**Figure 9**; Section 3). The earliest was a 0.35m thick mid orange brown clay silt [28] with occasional angular gravels, rare ceramic building material and rare charcoal. This was overlain by a 0.43m thick fill of mid yellow grey silty sand [27] with frequent mortar and occasional ceramic building material and gravels. The uppermost fill was a 0.65m thick mid yellow brown sandy silt [20] with brick and mortar flecking and gravels. It contained 19th century pottery sherds (1830-1900) including refined white earthenware with under-glaze polychrome-painted decoration in 'chrome' colours, a moulded flower rim border saucer and bone china as well as fragments of peg and pan tile from a roof (1630-1850). Residual clay tobacco pipe fragments from this fill dates to 1580-1700.
- 7.3.16 Linear feature [14] cut through both recut [21] and layer [35] (**Figure 8**). This cut appeared to form the construction cut for the stairs that led down to the basement or may have been for drainage from a guttering downpipe. Cut [14] was filled with a mixed deposit comprising of mid-brown grey silty sand, mid orange brown clay silt and mid brown clay silt sand [13]. This fill [13] contained late 19th century pottery, brick fragments, oyster shell, animal bone and a fragment of Purbeck limestone.
- 7.3.17 The wall foundations and concrete slab of the 1988 garden lobby which lay to the rear (north-east) of the closet wing extension, were encountered.

8 CONCLUSION

- 8.1 Monitoring of the excavation work for the construction of a service void and utility area to the rear (north-east) of the property revealed natural geological deposits with an upper height of 5.51m OD. The natural geological deposits consisted of silty clay brickearth (Langley Silt) overlying a layer of Kempton Park gravel and sand with an upper height of 4.94m OD.
- 8.2 A truncated pit was observed to cut the natural brickearth and was overlain by a layer of sandy silt. A circular pit, in turn, cut this layer. Both pits and the intervening layer did not contain any dateable artefacts.
- 8.3 Other features found during the watching brief included the brick foundation walls of both the mid-19th century extension to the Closet Wing and its replacement in the late 19th century. The latter was a one storey flat roofed extension that was demolished as part of the current works. The watching brief also uncovered various drains and a brick silt trap associated with the property. Artefacts from these features and related deposits included an 18th century clay pipe fragment as well as mainly 19th century pottery and glass fragments. Residual finds included 18th century glass and some 17th and 18th century clay tobacco pipe fragments. Brick and tile recovered from the Site were mainly 19th century in date, although some Tudor/Stuart pavers appeared to have been reused in later brickwork. In addition, the remains of a large stone sink were found that is the same as one still *in situ* in no. 24 Cheyne Row, the National Trust property next door. It is clear that when the houses in Cheyne Row were built in 1708 they each had a stone sink.
- 8.4 The results of the site investigation will be published as a brief note by PCA in the annual 'Round-Up' of *London Archaeologist*.

9 ACKNOWLEDGEMENTS

- 9.1 Pre-Construct Archaeology Limited would like to thank TLA STUDIO for commissioning the work on behalf of their Client, Mr and Mrs Paduch (the owners). Diane Abrams, Historic England Greater London Archaeological Advisor to the Royal Borough of Kensington and Chelsea, is also thanked for her curatorial role.
- 9.2 The author wishes to thank Charlotte Matthews for project management and editing this report, Mark Roughley and Mick Steel for the illustrations, Kevin Hayward for building material spot dates and Chris Jarrett for spot dating the pottery, glass and clay tobacco pipe.

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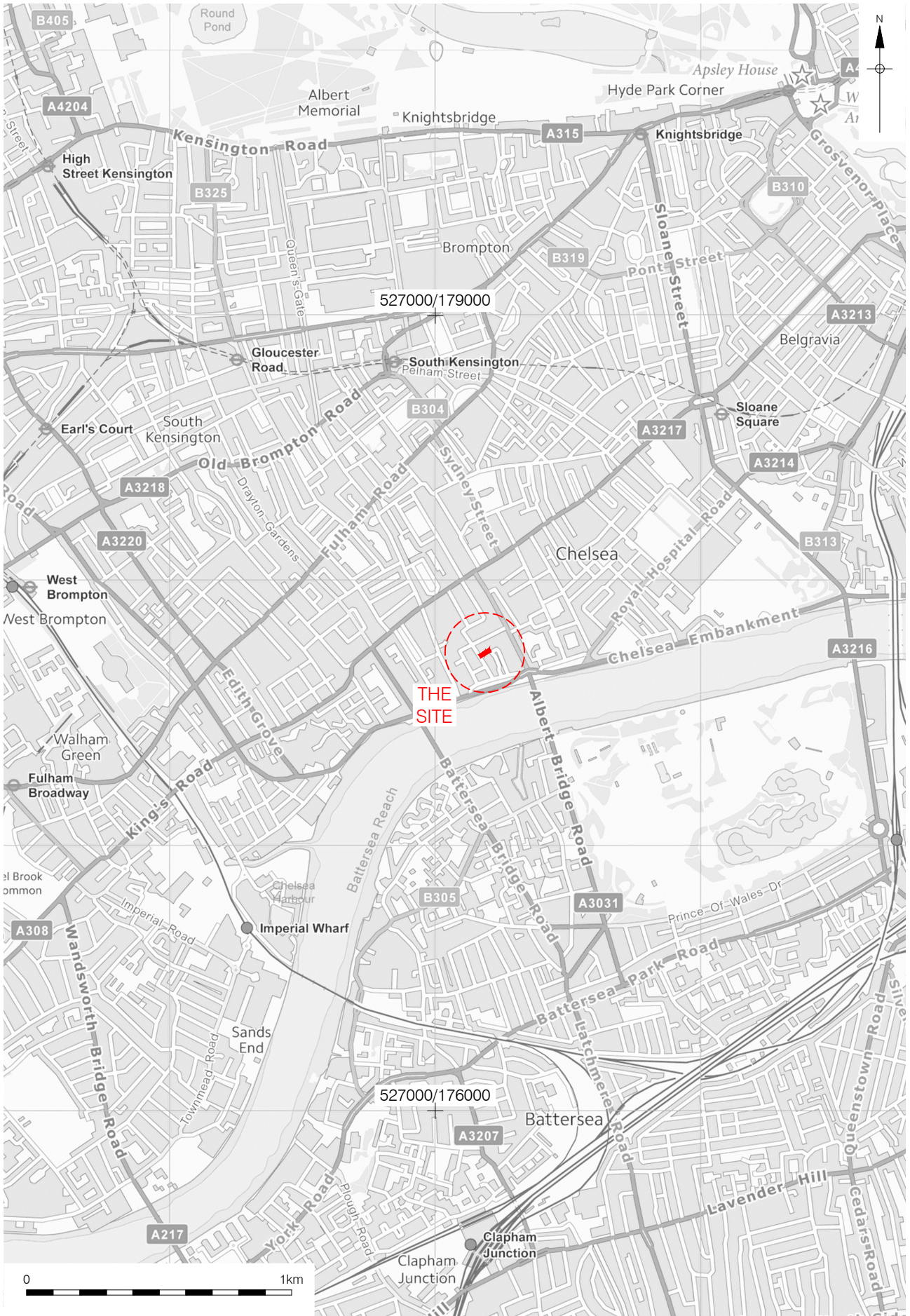
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Figure 1
 Site Location
 1:20,000 at A4



Figure 2
 Detailed Site Location
 1:400 at A4



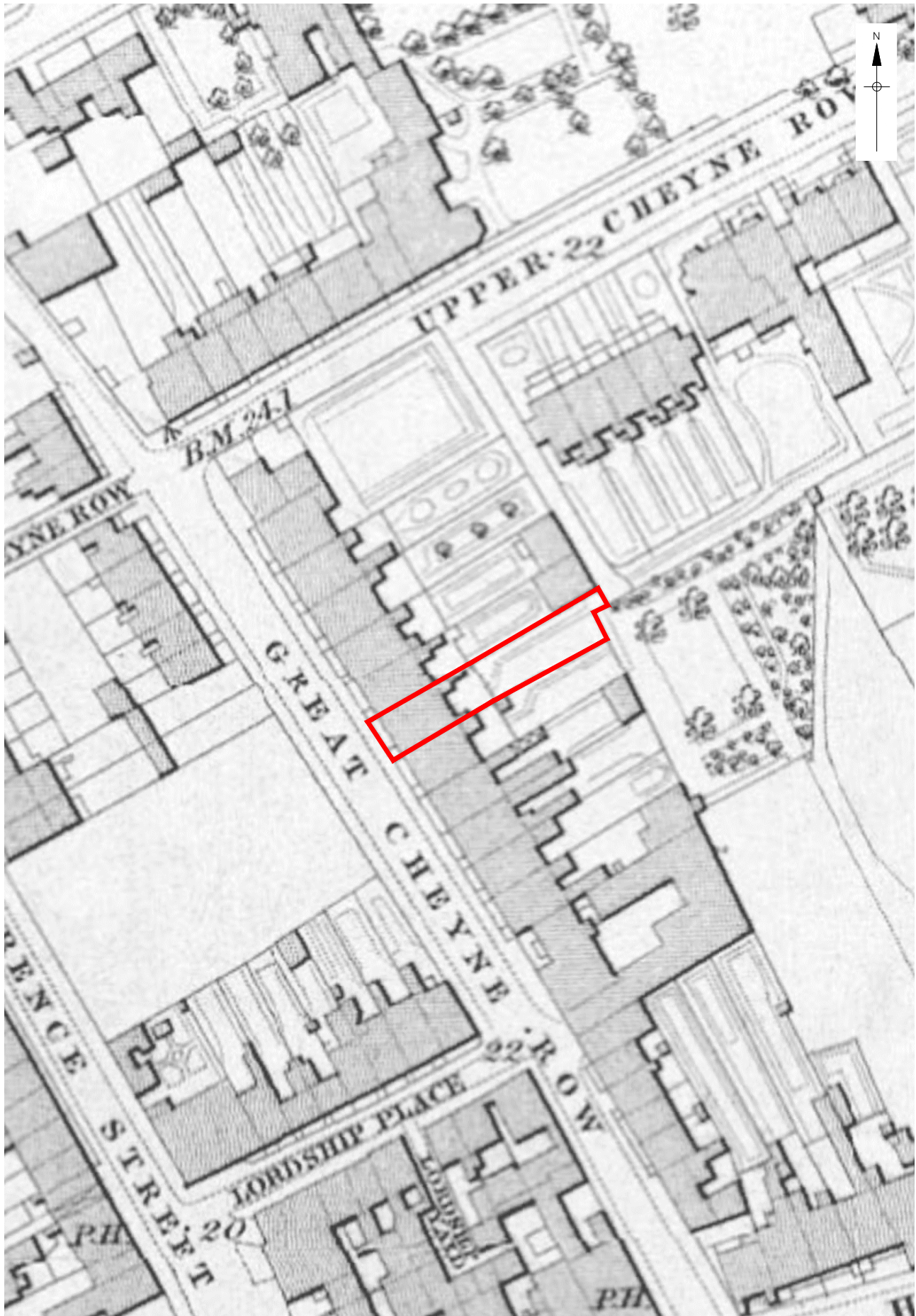
Figure 3
 Area Monitored
 1:400 at A4



0 40m

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Figure 4
Thompson's map, 1836
1:800 at A4

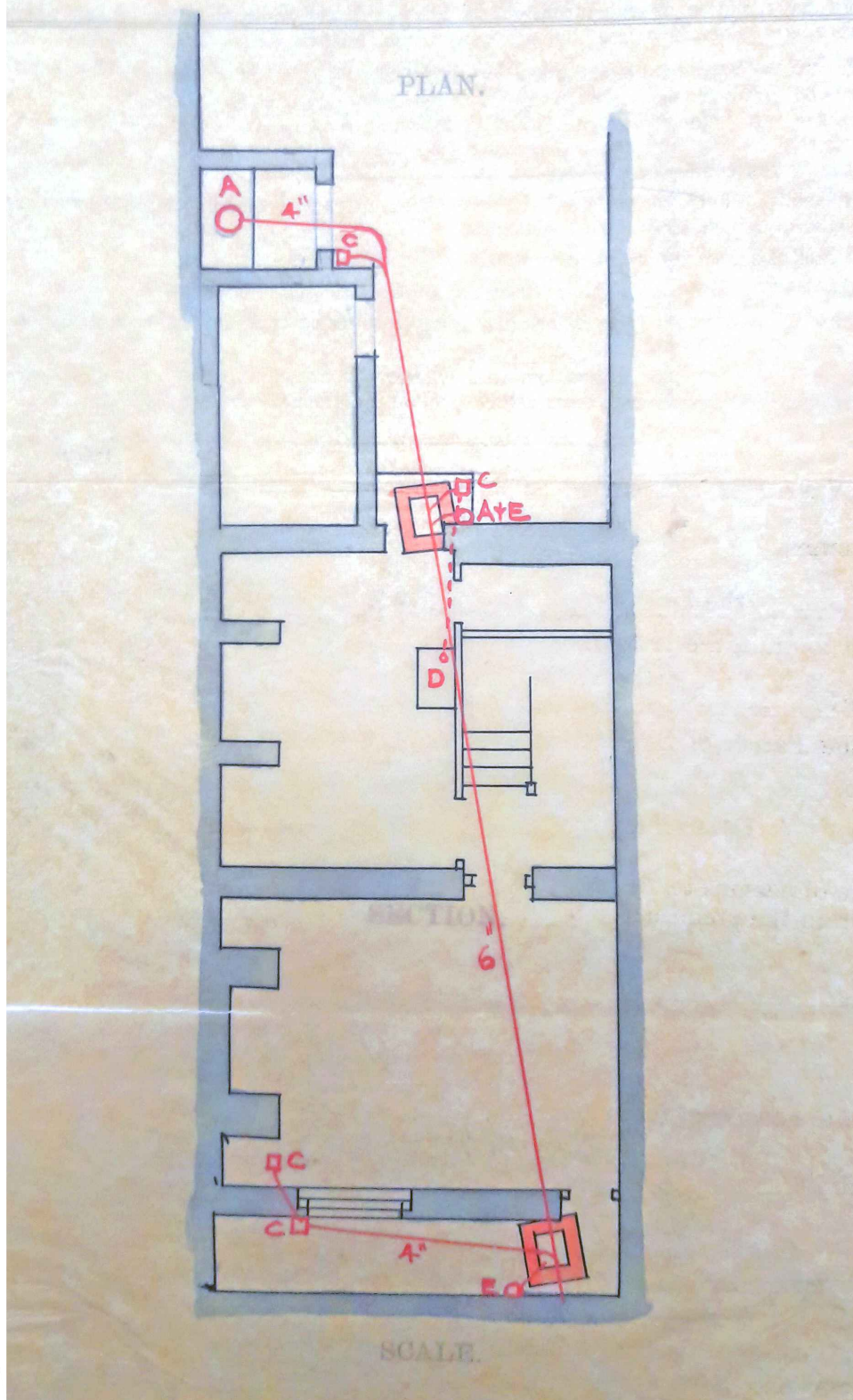
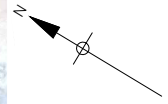


0 40m

Figure 5
Ordnance Survey map, 1865-72
1:800 at A4

The following letters are to be used on the plan and section:—

- A. Water closets
- B. Rain water pipes
- C. Sinks to yards and areas
- D. Sinks to kitchens, s
and wash
- E. Ventilating pipes.



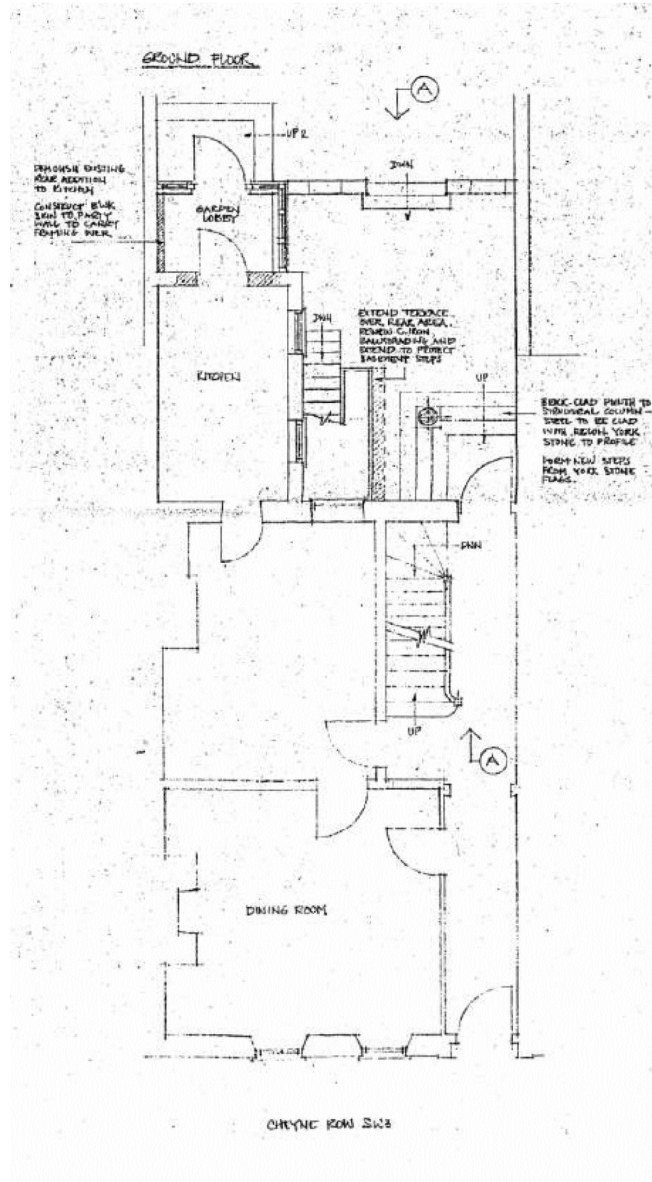
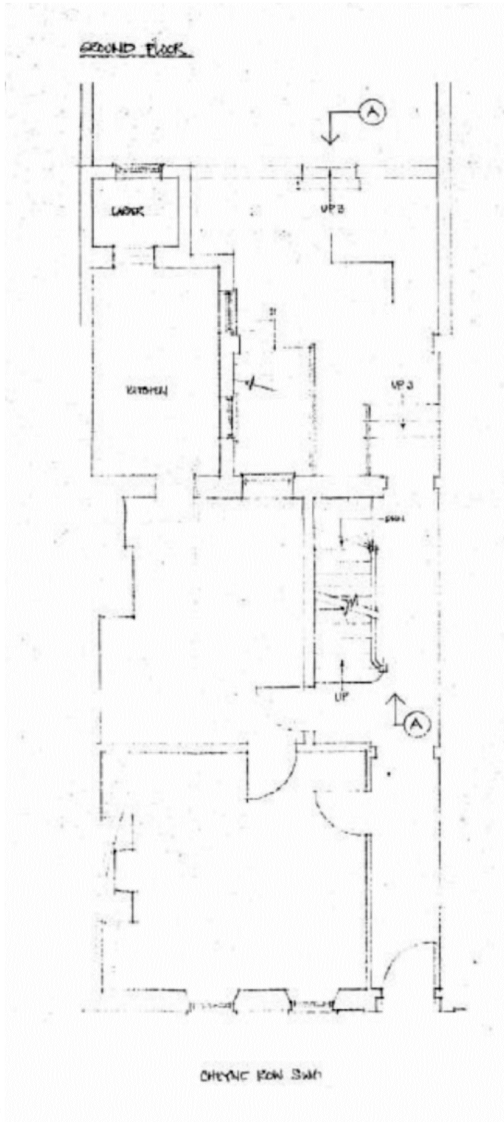
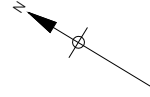
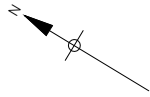


Figure 7
Existing and Proposed Ground Floor Plans, 1988
(not to scale)

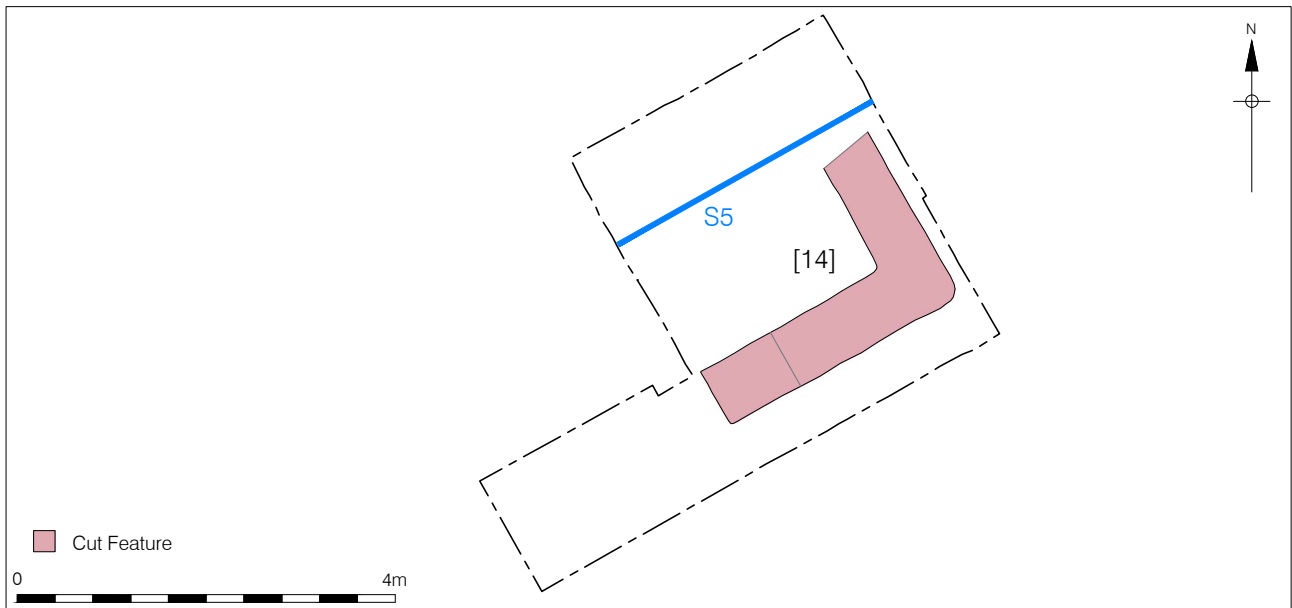
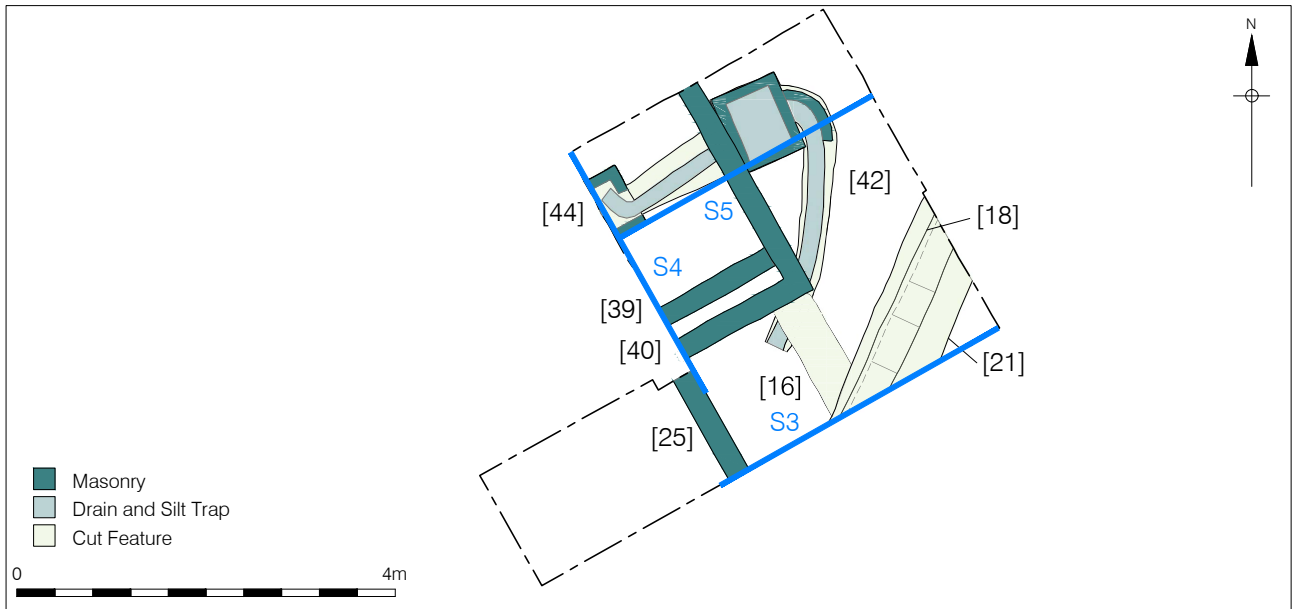
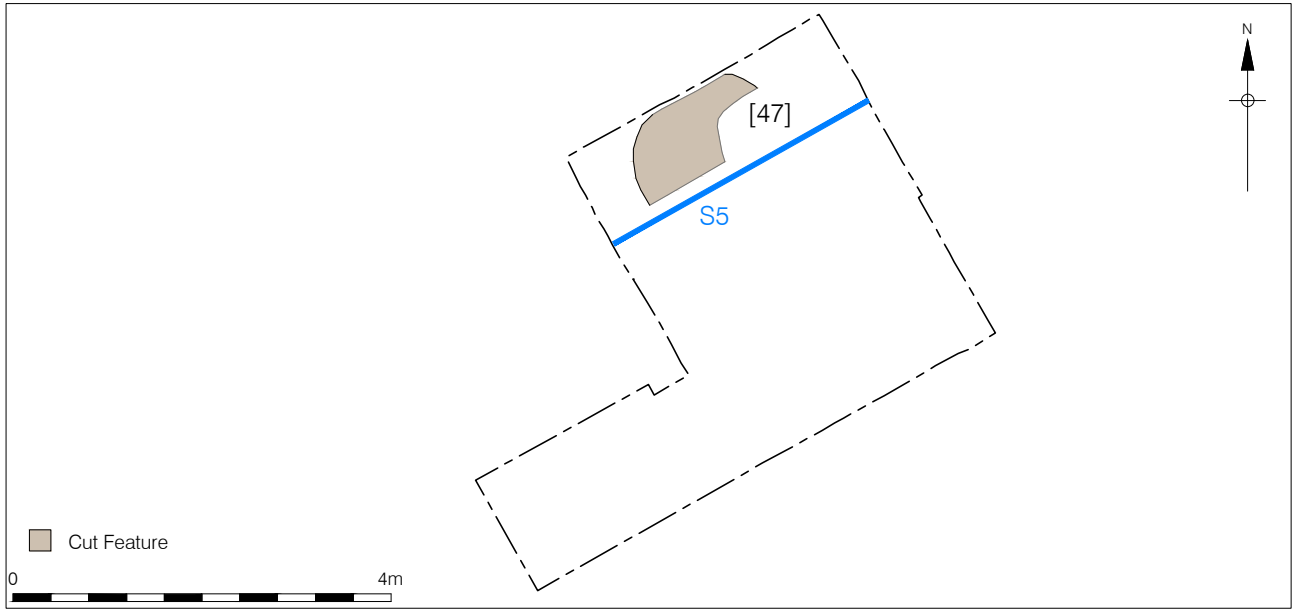
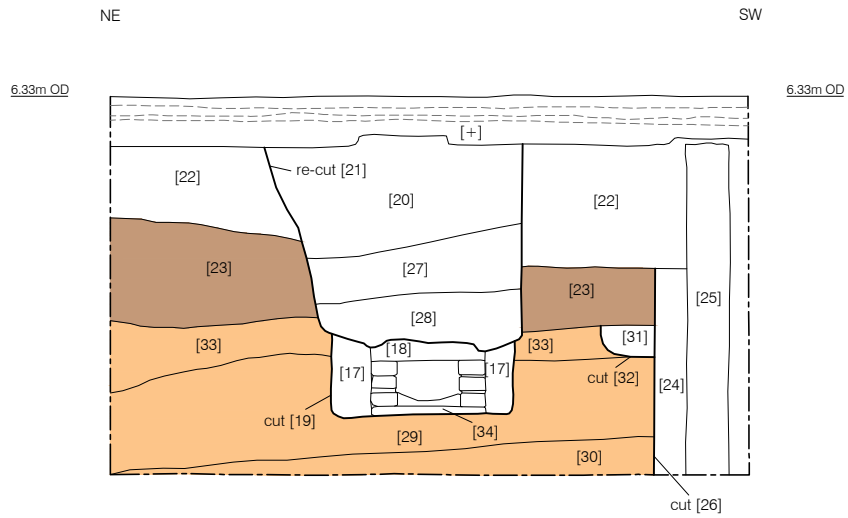
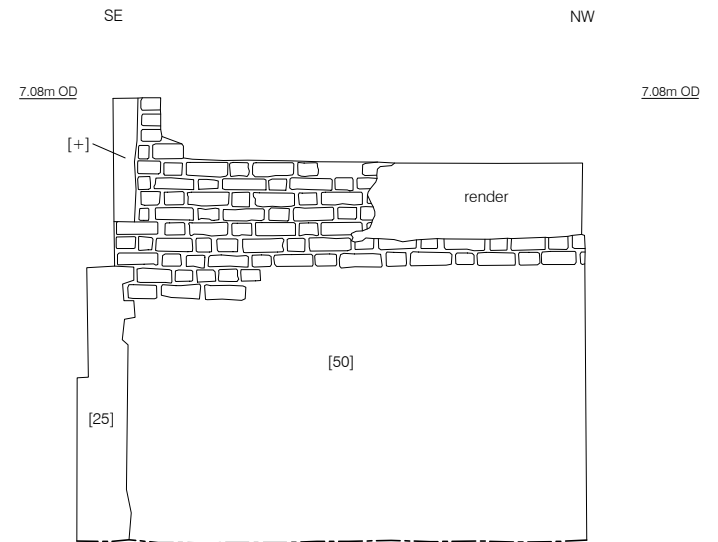


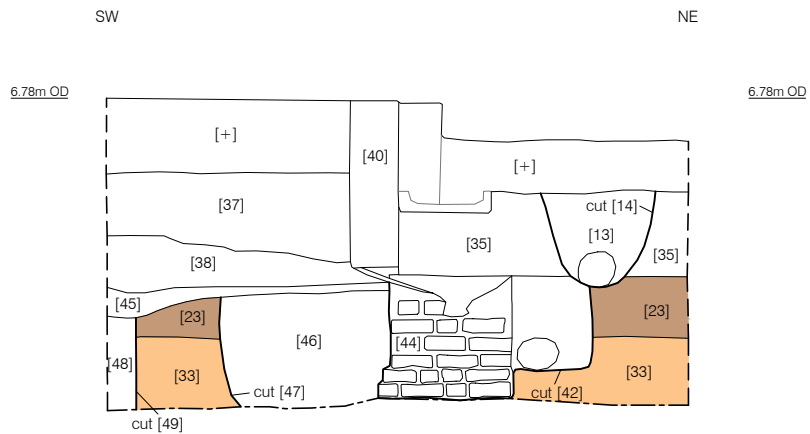
Figure 8
Trench Plans
1:80 at A4



Section 3
Northwest Facing



Section 4
Northeast Facing



Section 5
Southeast Facing



Orange Sandy Silt [brown square]
Natural/Brickearth [orange square]

APPENDIX 1: PLATES



Plate 1: Rear (north-east) elevation of no. 26 Cheyne Row showing 1988 porch extension (left), three storey closet wing (right), late 19th century flat roofed closet wing extension (right) and 1988 garden lobby (right) (©Crone and Cummins, 2017, fig.10)



Plate 2: Rear (north-east) elevation of no. 26 Cheyne Row showing steps down to the rear lightwell and doorway into the basement with the storey closet wing and late 19th century flat roofed closet wing extension (©Crone and Cummins, 2017, fig.11)



Plate 3: Excavation area showing rear (north-east) wall of closet wing [50], looking south-west



Plate 4: Excavation area showing rear (north-east) wall of closet wing [50] (left) and brick silt trap [44] towards the left side of the section (Section 5), looking north-west



Plate 5: Silt trap [44], looking north-west



Plate 6: Silt trap [44], looking west



Plate 7: Remains of stone sink (just above scale) in [35], looking west



Plate 8: Stone sink found in layer [35]



Plate 9: Stone sink found in layer [35]



Plate 10: Stone sink found in layer [35]



Plate 11: Stone sink in situ in no. 24 Cheyne Row (0.5m scale), looking south



Plate 12: South-east side of the excavation area showing brick drain [18] and [34] (0.5m scale), looking north-east



Plate 13: Brick drain [18] and [34], looking north-east

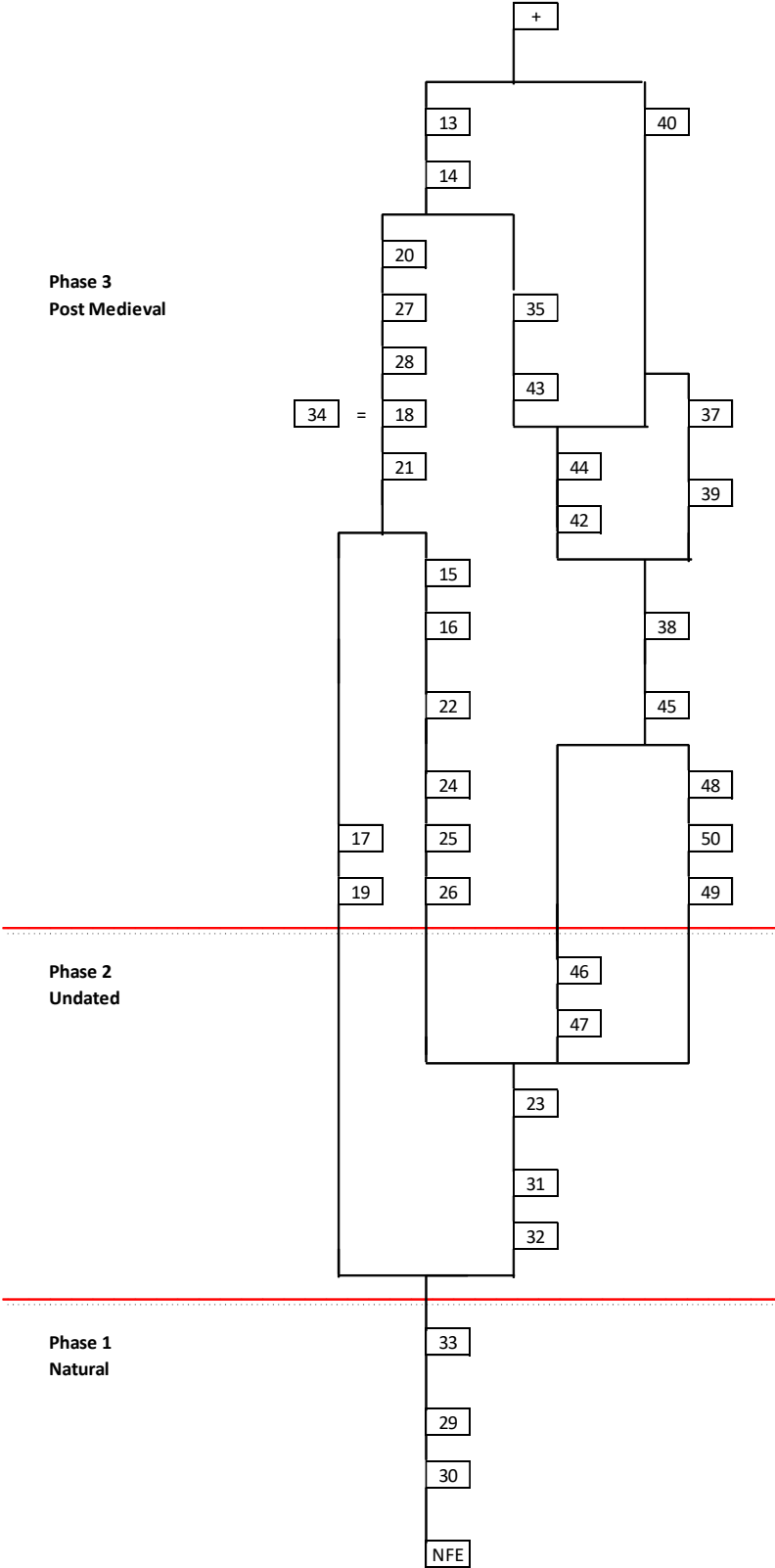


Plate 14: Brick drain under front basement room, looking south-west towards the front lightwell

APPENDIX 2: CONTEXT INDEX

Context	CTX_Type	Fill_of	CTX_equalto	Area	CTX_ Interpretation	CTX_Category	CTX_Category2	CTX_Length	CTX_Width	CTX_Depth	CTX_Levels_high	CTX_Levels_low
1	Masonry			Tudor Wall	Tudor Wall	Wall						
2	Masonry			Tudor Wall	Repair of Tudor Wall	Wall	Repair					
3	Masonry			Tudor Wall	Repair of Tudor Wall	Wall	Repair					
4	Other			Tudor Wall	Repointing of Tudor Wall	Other	Repointing					
5	Masonry			Tudor Wall	Repair to Tudor Wall	Wall	Repair					
6	Other			Tudor Wall	Repointing of Tudor Wall	Other	Repointing					
7	Masonry		12	Boundary Wall	Boundary wall abutting Tudor Wall	Wall						
8	Layer			Boundary Wall	Deposit of mortar around base of boundary wall	Dump						
9	Masonry			Boundary Wall	Repair of boundary wall abutting Tudor Wall	Wall	Repair					
10	Masonry			Boundary Wall	Repair of boundary wall abutting Tudor Wall	Wall	Repair					
11	Masonry			Boundary Wall	Repair of boundary wall abutting Tudor Wall	Wall	Repair					
12	Masonry		7	Boundary Wall	Boundary wall abutting Tudor Wall	Wall						
13	Fill	14		Light Well	Backfill around drainage under stairs to basement	Backfill		1.58	0.66	1	6.18	
14	Cut			Light Well	Cut for drainage under stairs to basement	Backfill		1.58	0.66	1	6.18	5.44
15	Fill	16		Light Well	Fill of NW-SE cut	Backfill		1.3	0.44	1.2	6.2	
16	Cut			Light Well	Cut of NW-SE pit/linear	Pit		1.3	0.44	1.2	6.2	5
17	Fill	19		Light Well	Backfill of drain	Backfill		2.64	0.95	0.44	5.48	
18	Masonry	21		Light Well	Repair to brick drain	Drain	Repair	2.64	0.36	0.34	5.24	5.17
19	Cut			Light Well	Construction cut of brick drain	Drain		2.64	0.95	0.44	5.48	4.63
20	Fill	21		Light Well	Uppermost backfill of drain repair trench	Backfill		2.64	1.38	0.65	6.13	6.1
21	Cut			Light Well	Cut of drain repair	Drain	Repair	2.64	1.38	1.16	6.1	4.8
22	Layer			Light Well	Layer of made ground	Levelling		3	1.46	0.68	6.12	6.07
23	Layer			Light Well	Layer of made ground	Make-up		3	1.46	0.58	5.69	5.43
24	Fill	26		Light Well	Backfill of wall cut	Make-up		1.2	0.4	0.8	5.15	
25	Masonry	26		Light Well	Wall of light well	Make-up		1.2	0.24	1.76	6.2	5.6
26	Cut			Light Well	Construction cut of light well wall	Construction Cut		1.2	0.4	0.82	6.13	
27	Fill	21		Light Well	Fill of cut for drain repair	Backfill		2.64	1.12	0.43	5.66	5.48
28	Fill	21		Light Well	Fill of cut for drain repair	Backfill		2.64	1.1	0.35	5.31	5.23
29	Natural			Light Well	Mid brown orange sandy gravel	Natural	Gravel			0.55	4.94	4.77
30	Natural			Light Well	Mid orange sand	Natural	Sand	3	1.5	0.2	4.53	4.33
31	Fill	32		Light Well	Fill of heavily truncated pit	Backfill		0.28	0.1	0.18	5.13	
32	Cut			Light Well	Cut of heavily truncated pit	Pit		0.28	0.1	0.18	5.13	4.95
33	Layer			Light Well	Layer of natural brickearth	Natural	Brickearth	3.8	3.04	0.38	5.51	5.09
34	Masonry	19		Light Well	Original brick drain	Drain		2.64	0.36	0.22	4.86	4.68
35	Layer			Light Well	Leveling	Drain		1.56	2.15	0.44	6.28	
36	Layer			Tudor Wall	Garden soil to the inside of Tudor Wall	Garden Soil						
37	Fill			Light Well	Fill inside extension wall [39] or [40]?	Backfill		1.32	2.1	0.4	6.38	
38	Layer			Light Well	Made Ground to rear of property	Levelling		2.45	1.55	0.28	6.06	5.92
39	Masonry			Light Well	Extension to Closet wing	Wall		1.3	0.23	0.9	6.38	
40	Masonry			Light Well	Extension to Closet wing	Wall		2.7	1.64	0.9	6.78	6.7
41	Void			Light Well	Void	Void	Void					
42	Cut			Light Well	Construction cut for Drain	Construction Cut		2.65	2.8	1.54	6.72	5.18
43	Fill	44		Light Well	Silting up of inspection chamber/silt trap	Use		0.5	0.7	0.8	6.03	
44	Masonry	42		Light Well	Brick and ceramic pipe drainages system	Drain		1	0.92	0.84	6.02	
45	Layer			Light Well	Layer of crushed material, trample?	Surface (External)		1.35	2	0.14	5.78	
46	Fill	47		Light Well	Fill of large circular pit	Infilling		1.6		0.54	5.76	5.61
47	Cut			Light Well	Cut of large circular pit	Pit		1.6		0.54	5.76	5.09
48	Fill	49		Light Well	Backfill of construction cut for rear wall of closet wing	Backfill		2.5	0.16	0.86	6.02	
49	Cut			Light Well	Construction cut for rear wall of the closet wing	Construction Cut		2.5	0.16	0.86	6.02	
50	Masonry	49		Light Well	Rear wall of closet wing	Wall		2.5				
51	Layer			Building Basement	Compacted gravel within basement	Make-up						

APPENDIX 3: STRATIGRAPHIC MATRIX



APPENDIX 4: POTTERY, GLASS AND CLAY TOBACCO PIPE SPOT DATES

By Chris Jarrett

Pottery

Context	Spot Date	Comments
13	Late 19th century	
15	Late 19th century	
20	1830–1900	Refined white earthenware with under-glaze polychrome-painted decoration in 'chrome' colours, a moulded flower rim border saucer and bone china
35	Mid 19th century	Drab-coloured stoneware and a Staffordshire figurine
36	Late 19th/early 20th century	Late Victorian/Edwardian designs on the pottery
38	1770–1840 (early 19th century ?European design)	Pearlware with transfer-printed decoration
43	Mid-Late 19th century	
43	1825–1900	Refined whiteware with under-glaze colour transfer-printed decoration (green, mulberry, grey etc (Type 4 decorarion)
51	1805–1900	Refined white earthenware

Glass

Context	Spot Date	Comments
35	1740+	English wine bottle, cylindrical wall fragment
43	c.1870+	Blue opaque glass vessel, Moulded bottles etc

Clay Tobacco Pipe

Context	Spot Date	Comments
22	1660–1680	Atkinson and Oswald, 1969, Type 15
20	1580–1700	Stem, wide bore
35	Early 18th century	Stem, medium bore
43	1760 +	Stems, fine bore. Dutch pipe with a small relief stamp on the underside of the heel with a ? scrolling 'l'
45	1700–1740	Oswald, 1975, Type 10 bowl

APPENDIX 5: BUILDING MATERIALS SPOT DATES

By Kevin Hayward

Context	Fabric	Form	Size	Date range of material		Latest dated material		Spot date	Spot date with mortar
13	3126	Purbeck limestone fragment	1	1500	1900	1500	1900	1500-1900	No mortar
18	3065; 3101	Thick late post-medieval Victorian Edwardian Red bricks pointed in Portland Cement upper side grey lower side brown from water infiltration	2	1850	1925	1850	1925	1850-1925	1850-1950
20	2276; 2279	Peg and Pan Tile roofing fragments	6	1480	1900	1480	1900	1630-1850	No mortar
35	2276; 3033; 3101	Complete post-medieval peg tile with shelly coal rich mortar; Tudor paver brick possible reuse	1	1450	1900	1480	1900	1700-1900	1700-1900
38	3033; 3034	Post-Great Fire brick fragment and Tudor paver possibly reused	2	1450	1900	1664	1900	1664-1800+	No mortar
44	3032nr3035	Post-Great Fire narrow bricks both whole	2	1664	1900	1664	1900	1780-1900	No mortar
45	3034	Post-Great Fire brick	1	1664	1900	1664	1900	1700-1900	No mortar

Discussion

Post-medieval brick, peg tile and pan tile dominate the ceramic building material and stone assemblage from the watching brief at no.26 Cheyne Row. The earliest material consists of some Tudor pavers from [35] and [38] which have been reused as shown by 18th and 19th century mortars adhering to them.

The whole red brick in a very hard Portland mortar recovered from drain [18] is late 19th/20th century. Although it appears that there are two mortar types below and above this brick, the change in colour from white to brown is the result of water infiltration presumably because it came from a culvert feature. The brick is probably turn of the 19th/20th century because there was a resurgence in the use of very thick red bricks in the Victorian and Edwardian period e.g. Royal Albert Hall and outside the City of London, red brick continued to be produced in the late 18th and 19th century (Ken Sabel pers. comm.).

The bricks recovered from Structure [44] are late 18th/19th century (1780-1900) in date because the brick widths (100mm) are in accordance with the brick tax brought in after 1780. The fragment of Purbeck limestone from [13] is from a post-medieval paving stone.

Recommendations

This assemblage reflects 17th to 19th century residential development. The presence of reused Tudor/Stuart bricks is an indication of earlier structural development in the area. It is recommended that none of the assemblage is retained.

APPENDIX 6: OASIS FORM

OASIS ID: preconst1-322934

Project details

Project name	26 Cheyne Row, Royal Borough of Kensington and Chelsea: Archaeological Watching Brief
Short description of the project	Pre-Construct Archaeology Limited carried out an archaeological watching at no. 26 Cheyne Row, Chelsea, which lies within an Archaeological Priority Area. The terraced house was built in 1708 and is a Grade II* listed building. The rear garden wall formed part of a 16th century boundary wall of a former Tudor Mansion and is Grade II listed. The watching brief was carried out in June and July 2018 following the demolition of a late 19th century and 1988 extension. Monitoring of the excavation work for the construction of a service void and utility area to the rear of the property revealed natural geological deposits (brickearth over Kempton Park gravel and sand). A truncated pit was observed to cut the natural brickearth and was overlain by a sandy silt layer. A circular pit, in turn, cut this layer. Both pits and the intervening layer did not contain any dateable artefacts. Other features found during the watching brief included the brick foundation walls of a mid-19th century extension and its replacement in the late 19th century. The watching brief also uncovered various drains and a brick silt trap. Artefacts from these features and related deposits included an 18th century clay pipe fragment as well as mainly 19th century pottery and glass fragments. Residual finds included 18th century glass and some 17th and 18th century clay tobacco pipe fragments. Brick and tile recovered from the Site were mainly 19th century in date, although some Tudor/Stuart pavers had been reused in later brickwork.
Project dates	Start: 27-06-2018 End: 06-07-2018
Previous/future work	Yes / Not known
Any associated project reference codes	PP/17/07615 - Planning Application No.
Any associated project reference codes	PP/17/07586 - Planning Application No.
Type of project	Recording project
Site status	Local Authority Designated Archaeological Area
Current Land use	Residential 1 - General Residential
Monument type	PITS Uncertain
Monument type	WALLS Post Medieval
Monument type	DRAINAGE SYSTEM Post Medieval
Monument type	DRAIN Post Medieval
Significant Finds	CERAMIC BUILDING MATERIAL Post Medieval
Significant Finds	CLAY TOBACCO PIPE Post Medieval
Significant Finds	POTTERY Post Medieval
Significant Finds	GLASS Post Medieval

Significant Finds BUTTONS Post Medieval

Investigation type ""Watching Brief""

Prompt Planning condition

Project location

Country England

Site location GREATER LONDON KENSINGTON AND CHELSEA CHELSEA 26 Cheyne Row

Postcode SW3 5HL

Study area 252 Square metres

Site coordinates TQ 27196 77697 51.483405587239 -0.167959510128 51 29 00 N 000 10 04 W
Point

Height OD / Depth Min: 5.09m Max: 5.51m

Project creators

Name of Organisation Pre-Construct Archaeology Limited

Project brief originator Greater London Archaeological Advisory Service

Project design originator Adam Garwood

Project director/manager Charlotte Matthews

Project supervisor Stacey Amanda Harris

Type of sponsor/funding body Householder

Project archives

Physical Archive recipient LAARC

Physical Archive ID CEY18

Physical Contents "other"

Digital Archive recipient LAARC

Digital Archive ID CEY18

Digital Media available "Images raster / digital photography", "Spreadsheets", "Text"

Paper Archive recipient LAARC

Paper Archive ID CEY18

Paper Media available "Context sheet", "Diary", "Plan", "Section"

Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	No. 26 Cheyne Row, Chelsea, London SW3 5HL: Proactive Archaeological Watching Brief
Author(s)/Editor(s)	Harris, S. A.
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