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ENVIRONMENTAL SERVICES



**JLL**

**LAND AT HOWARD TOWN RETAIL PARK,  
GLOSSOP, DERBYSHIRE**

**ARCHAEOLOGICAL WATCHING BRIEF REPORT**

**June 2016**

**DATE ISSUED:** June 2016  
**JOB NUMBER:** CP11813  
**SITE CODE:** HTM-A  
**OASIS REFERENCE:** wardella2-255101  
**PLANNING APPLICATION REF:** HPK/2015/0439  
**REPORT VERSION NUMBER:** 0002 (Version 0.1)

**JLL**

**Land at Howard Town Retail Park, Glossop, Derbyshire**

**Archaeological Watching Brief**

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## CONTENTS

SUMMARY .....	1
ACKNOWLEDGEMENTS .....	2
1 INTRODUCTION .....	3
1.1 Project Circumstances and Planning Background .....	3
1.2 Project Documentation .....	3
2 METHODOLOGY .....	4
2.1 Standards and guidance .....	4
2.2 The Watching Brief .....	4
3 BACKGROUND .....	6
3.1 Location and Geological Context .....	6
3.2 Historical and Archaeological Background .....	6
3.3 Previous Archaeological Work .....	6
4 WATCHING BRIEF RESULTS .....	8
4.1 Introduction .....	8
4.2 Results .....	8
4.3 Archaeological Finds and Environmental Sampling .....	8
5 CONCLUSIONS .....	9
5.1 Interpretation .....	9
5.2 Preservation .....	9
5.3 Development Impact .....	9
6 BIBLIOGRAPHY .....	10
APPENDIX 1: Context Table .....	11
APPENDIX 2: Plates .....	12
APPENDIX 3: Figures .....	13

## **PLATES (APPENDIX 2)**

Plate 1; Wall {102} facing east with 1m scale

Plate 2; Wall {102} facing northeast with 1m scale

## **FIGURES (APPENDIX 3)**

Figure 1: Site Location

Figure 2: Trench Location Plan

Figure 3: Plan of Area of Watching Brief

Figure 4: Elevation of wall {102}

## SUMMARY

Wardell Armstrong Archaeology (WAA) was commissioned by JLL, to undertake an archaeological watching brief at Howard Town Retail Park, Mill Street, Glossop, Derbyshire, (NGR: SK 0348 9395). The watching brief was required as a fulfilment of a condition of planning consent for an extension to existing floor space at the site. The watching brief was undertaken in accordance with a written scheme of investigation (WSI), which was produced in consultation with Steve Baker, Derby and Derbyshire Development Control Archaeologist at Derbyshire County Council.

The watching brief comprised monitoring the reduction of levels across an area measuring 226m<sup>2</sup> and the excavation of an area five meters square to a depth of 2.7m for the installation of gabion baskets to form a retaining wall. During the excavations for the gabion baskets, a wall, probably associated with a former mill building was encountered at the site. This wall showed several layers of regular coursed stone above foundation layers, highlighting a possible former ground level on the site. A building is depicted in this location on Ordnance Survey maps from at least 1881.

No other archaeological features were noted across the site and during the topsoil strip phase of the works, where excavations were entirely within the made ground associated with previous modern installations of services.

## **ACKNOWLEDGEMENTS**

Wardell Armstrong Archaeology (WAA) thanks the client, JLL for commissioning the project, and for all their assistance throughout the work. WAA thank Steve Baker, Derby and Derbyshire Development Control Archaeologist at Derbyshire County Council for his assistance. Wardell Armstrong Archaeology also thanks Al Hardman of MC Construction, for his help during this project.

The watching brief was undertaken by Ed Johnson and Kevin Horsley and the report was written by Ed Johnson. The figures were produced by Adrian Bailey. The project was managed by Martin Railton, Senior Project Manager at WAA and the report edited by Frank Giecco, Technical Director at WAA.

## **1 INTRODUCTION**

### **1.1 Project Circumstances and Planning Background**

1.1.1 In June 2016, Wardell Armstrong Archaeology (WAA) undertook an archaeological watching brief at Howard Town Retail Park, Mill Street, Glossop, Derbyshire (NGR: SK 0348 9395; Figure 1) on behalf of the client, JLL. The watching brief was required as a condition of the planning permission during construction work associated with an extension to existing floor space by 93.5m<sup>2</sup> and provision of an outdoor seating area for Units 6 & 7 to the south of the site (Planning No: HPK/2015/0439).

1.1.2 The current development was considered likely to affect below ground archaeological remains should they be present, and as a result the Local Planning Authority required a programme of archaeological monitoring during groundworks and construction activity within the site.

1.1.3 A watching brief is defined as a programme of 'monitoring and investigation carried out during a non-archaeological activity within a specified area of land or development where construction operations may disturb or destroy archaeological remains' (ClfA 2014a). The purpose of the watching brief was to record any archaeological evidence present within the proposed development area, and to attempt to re-construct the history and past-use of the site, including any evidence for earlier buildings or structures.

### **1.2 Project Documentation**

1.2.1 The project conformed to advice provided by Steve Baker, Derby and Derbyshire Development Control Archaeologist at Derbyshire County Council. A written scheme of investigation was produced by Wardell Armstrong Archaeology to provide a specific methodology for a programme of archaeological mitigation implemented via a watching brief (WAA 2016). This was approved by Steve Baker prior to the fieldwork taking place. This is in line with government advice as set out in Section 12 of the National Planning Policy Framework (NPPF 2012).

1.2.2 This report outlines the work undertaken on site, the subsequent programme of post-fieldwork analysis, and the results of the watching brief.



## **2 METHODOLOGY**

### **2.1 Standards and guidance**

2.1.1 The archaeological watching brief was undertaken following the Chartered Institute for Archaeologists GUIDANCE document '*Standard and Guidance for an archaeological watching brief*' (CIfA 2014a), and in accordance with the WAA fieldwork manual (WAA 2015).

2.1.2 The fieldwork programme was followed by an assessment of the data as set out in the Standard and Guidance for an archaeological watching brief (CIfA 2014a) and the Standard and Guidance for the collection, documentation, conservation and research of archaeological materials (CIfA 2014b).

### **2.2 The Watching Brief**

2.2.1 The watching brief comprised the monitoring of all intrusive works associated with the current development, this comprised the reduction of levels across the site and the excavation of an area for the installation of gabion baskets.

2.2.2 The general aims of the investigations were:

- allow the monitoring archaeologist to signal that an archaeological find has been made before it is destroyed
- to provide the opportunity for appropriate resource allocation if the archaeological find cannot be dealt with under the watching brief remit
- to determine the presence or absence of buried archaeological remains within the proposed development site
- to determine the character, date, extent and distribution of any archaeological deposits and their potential significance
- determine levels of disturbance to any archaeological deposits from past industrial practices/past building activities.
- investigate and record all deposits and features of archaeological interest within the areas to be disturbed by the current development
- to determine the likely impact on archaeological deposits from the proposed development

- to disseminate the results of the fieldwork through an appropriate level of reporting.

2.2.3 Deposits considered not to be significant were removed by a mechanical excavator fitted with a toothless ditching bucket to maximise the chance for identification of archaeological remains should they be present. All intrusive groundworks were monitored under close supervision by a suitably trained archaeologist. Where potential archaeological remains were present the groundworks were subsequently cleaned by hand. All possible features were inspected and selected deposits were excavated by hand to retrieve artefactual material and environmental samples. Once completed all features were recorded according to the WAA standard procedure as set out in the Excavation Manual (WAA 2015).

2.2.4 No finds or environmental samples were recovered during the excavations.

2.2.5 A full professional archive has been compiled in accordance with the project specification, and the Archaeological Archives Forum recommendations (Brown 2011). The archive will be deposited with Derbyshire archives, with copies of the report sent to the Derbyshire County HER, available upon request. The project archive can be accessed under the unique project identifier CP11813/16, HTM-A, WAA16.

2.2.6 Wardell Armstrong Archaeology supports the **Online Access to the Index of Archaeological Investigations (OASIS)** project. This project aims to provide an on-line index and access to the extensive and expanding body of grey literature, created as a result of developer-funded archaeological work. As a result, details of the results of this project will be made available by WAA as a part of this national project. The OASIS reference for the project is: wardella2-255101.

### **3 BACKGROUND**

#### **3.1 Location and Geological Context**

3.1.1 The proposed development area forms part of the Howard Town Retail Park on the east side of Glossop, east of Victoria Street (A624) and northeast of Collier Street (Figure 1). The development site comprises two office units (Unit 6 and Unit 7) on the south side of the converted mill at Ordnance Survey grid reference SK 0357 9394.

3.1.2 The development area is bound to the north, east and west by industrial buildings and to the south by Glossop Brook, a tributary of the River Etherow. The proposed extension will see the current units 6 and 7 extended from the rear to the edge of a 4m slope that falls to Glossop Brook to the south (Figure 2).

3.1.3 The underlying geology in the vicinity comprises fine to very coarse grained, pebbly and feldspathic sandstone, interbedded with grey siltstone and mudstone, known as Hebden Formation (BGS 2001). This is overlain by alluvium deposits consisting of clays and silts.

3.1.4 The history and current use of the site suggests significant quantities of made ground are likely to be present. A number of BGS boreholes have been drilled within close proximity of the site, with all of the boreholes encountering made ground with depths of 0.0m and 6.2m. The made ground was recorded as being predominately comprised of brick and demolition rubble including sandstone blocks, cement and brick dust.

#### **3.2 Historical and Archaeological Background**

3.2.1 Historic Ordnance Survey maps indicate that the proposed development area was occupied by mill buildings from at least 1881, with a mill pond and sluices to the northeast, and a rectangular building to the south in the area of the current development. The same buildings are shown on historic Ordnance survey maps up to the late 20th century, although by the time of the 1974 Ordnance Survey map the site is occupied by a clothing works.

#### **3.3 Previous Archaeological Work**

3.3.1 An archaeological building assessment was undertaken of the Howard Town Mill complex in 2007, which determined that the mill complex was established in 1824. The survey determined that several elements of phasing evidence survive within the extant structures, which comprised the remains of a spinning mill and associated sheds and ancillary structures.

- 3.3.2 Although there was a lack of documentary evidence for the development of the complex, its decline was depicted on cartographic sources from the mid to late 20th century (Oxford Archaeology North 2007).
- 3.3.3 Previous archaeological evaluation to the north of the site has revealed well-preserved features associated with earlier buildings, although archaeological remains had not survived later developments in some areas (CFA Archaeology 2012).

## **4 WATCHING BRIEF RESULTS**

### **4.1 Introduction**

4.1.1 The watching brief was undertaken between the 8<sup>th</sup> and the 10<sup>th</sup> of June 2016. The archaeological watching brief monitored all excavations associated with the construction of an extension to a standing building and the installation of an outside seating area. Context numbers are provided, where relevant, in brackets, relating also to a summary table provided in Appendix 1.

4.1.2 The development groundworks required the excavation of an area close to the river for the installation of gabion baskets along with the reduction of levels from the entire area of excavation (Figure 3). Archaeological remains were encountered during the excavations linked with the installation of the new gabion baskets. The remains consisted of a standing wall running perpendicularly away from the standing remains of Howard Town Mill with which they are most likely associated.

### **4.2 Results**

4.1.3 The archaeological remains observed during excavations formed a standing wall {**102**} running perpendicularly away from the standing remains of Howard Town Mill, measuring 2.1m long, 2.0m high and approximately 0.5m wide (where exposed). These remains were located under a layer (**100**) of modern backfill and also within a layer of potentially older made ground (**101**).

4.1.4 The remains of the wall consisted of several layers of coursed worked stone work with a lime mortar (Plate 1 & Plate 2) and several layers of irregular coursed unworked stone possibly forming a foundation layer (Figure 4). No construction cut was visible during the excavation and the existing earth river bank covered the returning wall which ran parallel to the standing remains of Howard Town Mill.

4.1.5 The topsoil strip phase of the work revealed that made ground was visible to at least a depth of 0.7m across the site. Several modern services were revealed during these excavations, however no archaeological remains were encountered.

### **4.3 Archaeological Finds and Environmental Sampling**

4.1.6 No archaeological finds were recovered, and no environmental samples were retained during the groundworks.

## **5 CONCLUSIONS**

### **5.1 Interpretation**

5.1.1 The archaeological watching brief monitored all excavations associated with the construction of an outside seating area and an extension to the existing building. The remains were concentrated in the southern part of the site lying closest to the brook. The remains primarily consisted of a standing wall running perpendicular from the direction of the existing mill buildings.

5.1.2 The data recovered is indicative of past activity on the site potentially dating to the early industrial period. As little is known about the earlier developments of Howard Mill they may offer more interpretation regarding the sites development and use. A building is depicted on historic Ordnance Survey maps in the vicinity of the wall from at least 1881, although the nature of this building is unknown. Unfortunately no evidence was recovered during the watching brief to aid in the interpretation of this building.

### **5.2 Preservation**

5.1.3 The survival of the archaeological features was good. Survival had been influenced by later phases of development, which had raised the ground level allowing for the remains to be covered by large amounts of made ground.

### **5.3 Development Impact**

5.1.4 The development could have a limited impact on the remains as they fall within the area required for piling foundations required for the construction of the extension. However, the removal of the wall is permitted following the archaeological recording.

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(June, 2016)

## APPENDIX 1: CONTEXT TABLE

<i>Context Number</i>	<i>Context Type</i>	<i>Description</i>
100	Deposit	Upper Made Ground level
101	Deposit	Lower Made Ground level
102	Wall	Wall
103	Deposit	Mixed Sandy Backfill
104	Deposit	Sand



## APPENDIX 2: PLATES



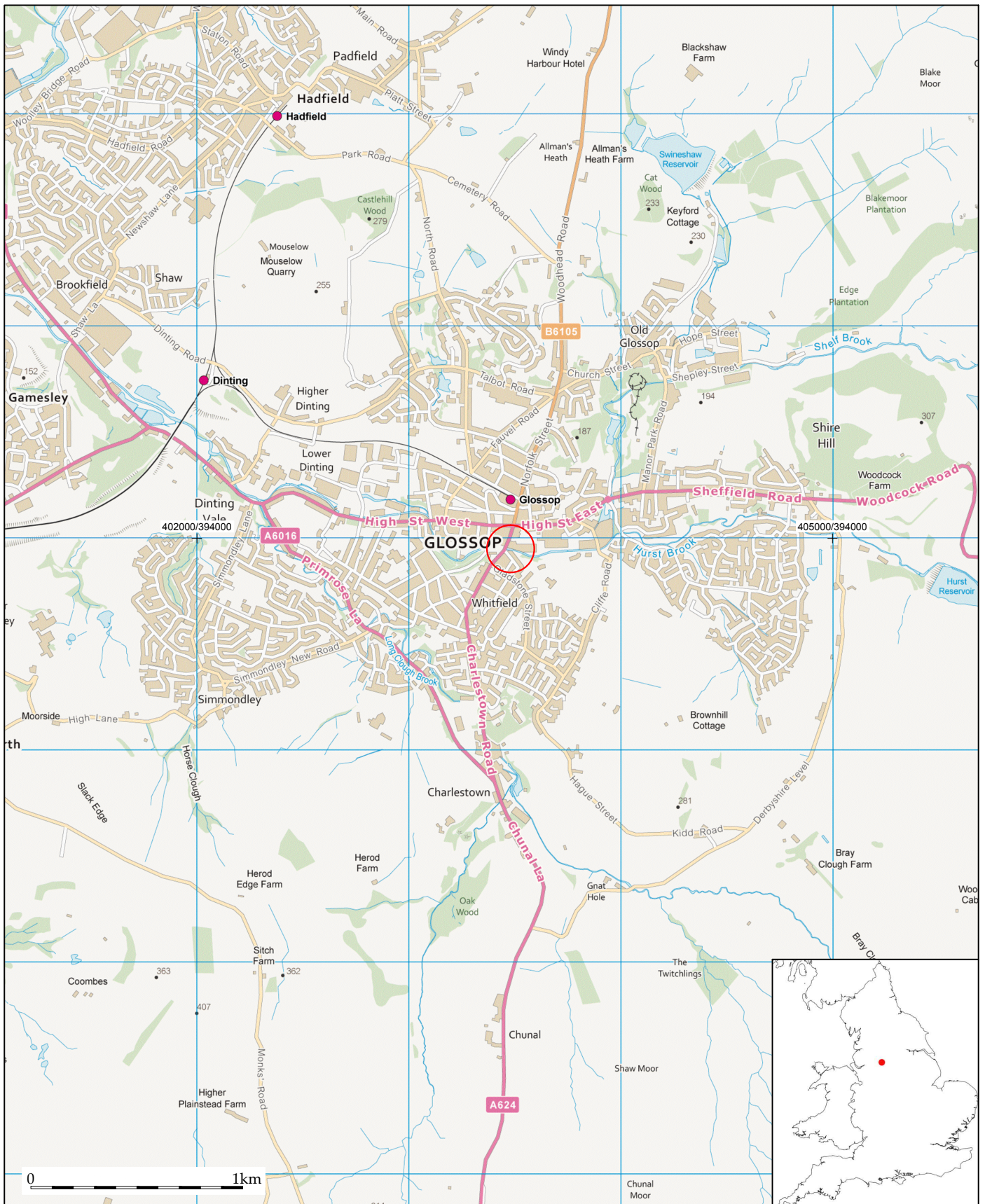

*Plate 1; Wall {102} facing east with 1m scale*



*Plate 2; Wall {102} facing northeast with 1m scale*

## APPENDIX 3: FIGURES



Wardell Armstrong  
Archaeology  
2016

PROJECT: Land at Howard Town Retail Park,  
Mill Street, Glossop, Derbyshire

SCALE: 1:25,000 at A4

REPORT No: CP11813


CLIENT: JLL


DRAWN BY: AB

CHECKED BY: AB

DATE: June 2016

KEY:

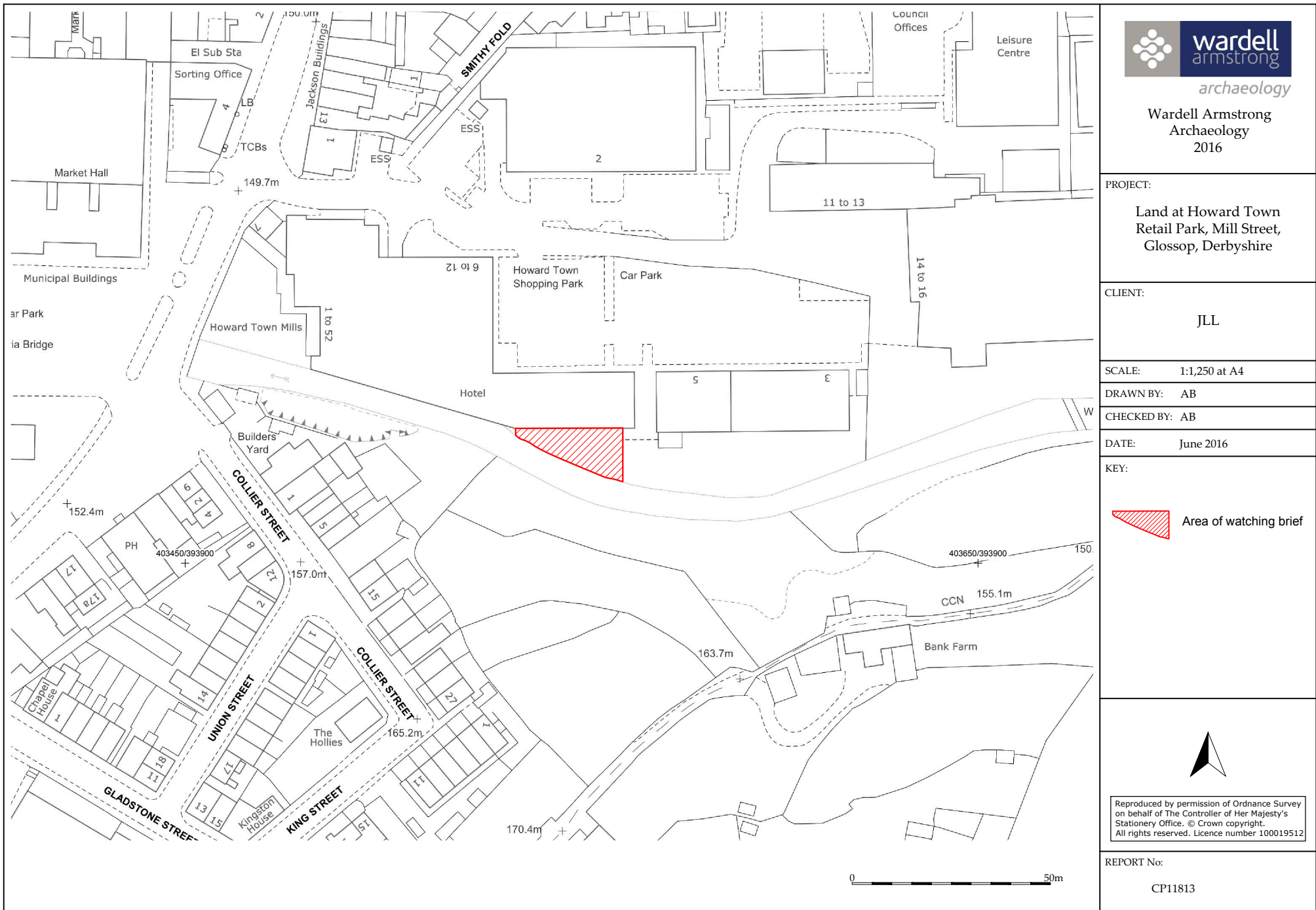
 Site location



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Figure 1: Site location.





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Archaeology  
2016

PROJECT:  
**Land at Howard Town  
Retail Park, Mill Street,  
Glossop, Derbyshire**


CLIENT:  
**JLL**

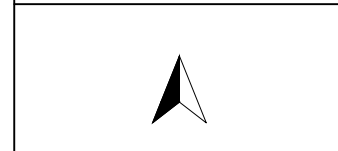
SCALE: 1:1,250 at A4

DRAWN BY: AB

CHECKED BY: AB

DATE: June 2016

KEY:  
 Area of watching brief



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REPORT No:  
**CP11813**

Figure 2: Detailed site location.

PROJECT:  
Land at Howard Town  
Retail Park, Mill Street,  
Glossop, Derbyshire

CLIENT:  
JLL




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DRAWN BY: AB

CHECKED BY: AB

DATE: June 2016

KEY:

-  Area of watching brief
-  Limit of excavation
-  Location of Elevation 1



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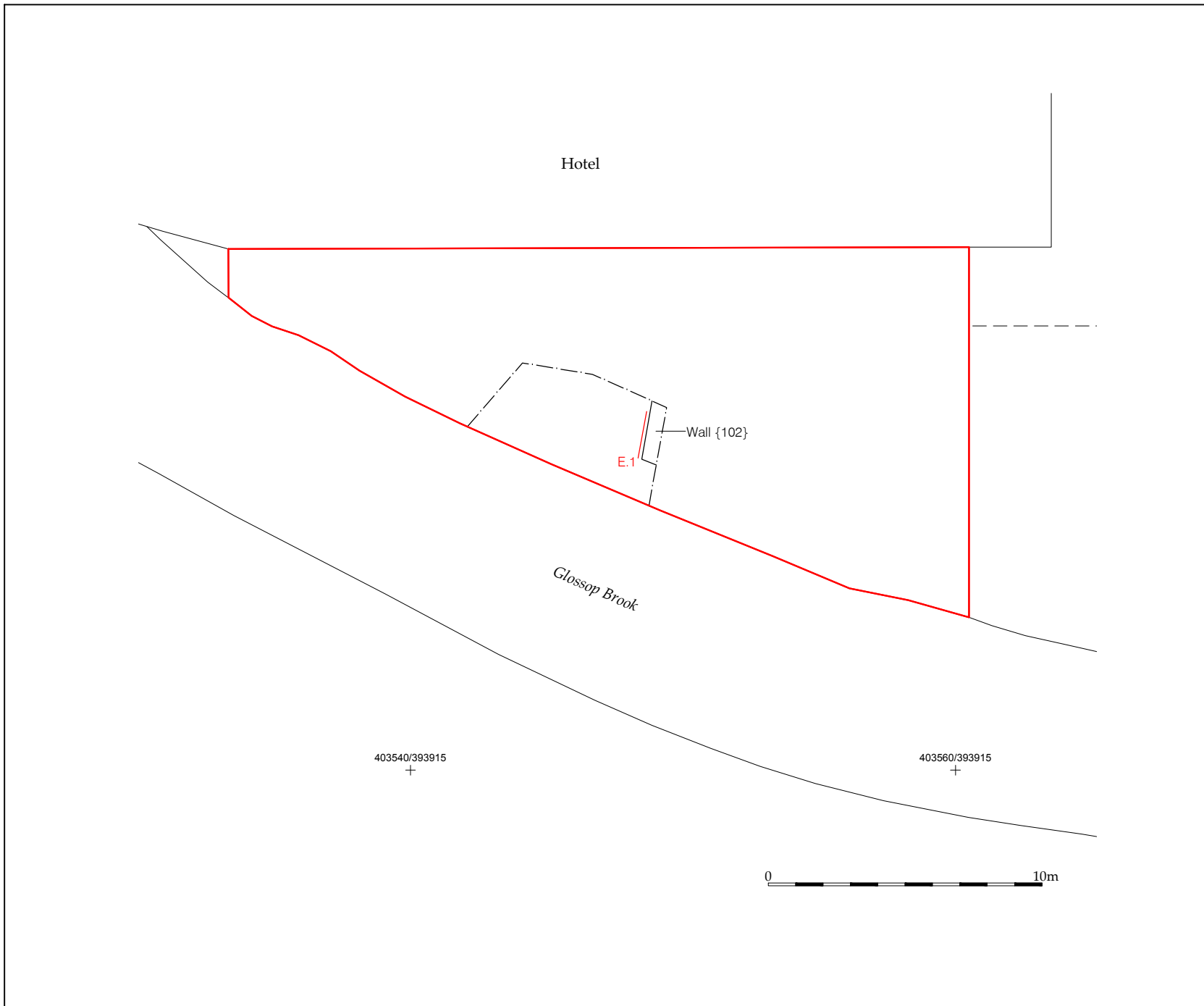
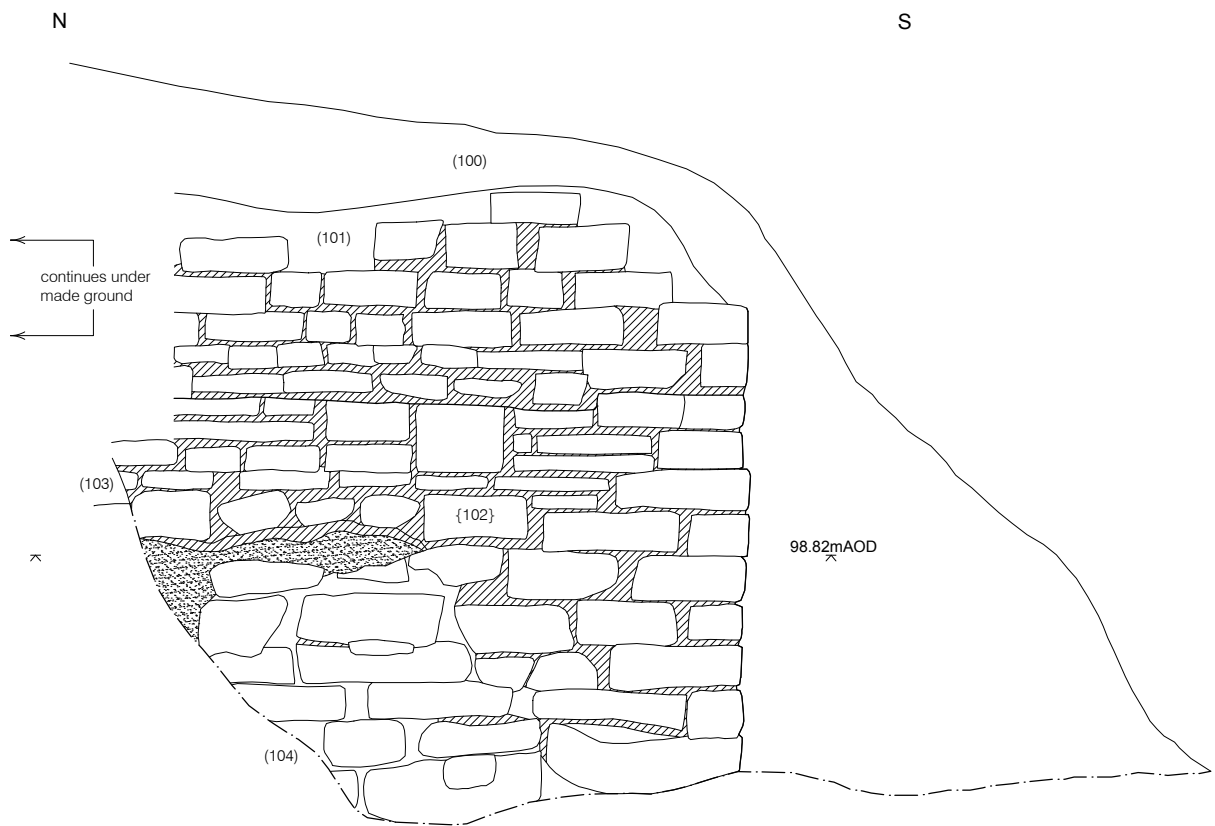


Figure 3: Plan of area of watching brief.



Elevation 1. West facing elevation of Wall {102}.



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Archaeology  
2016

PROJECT: Land at Howard Town Retail Park,  
Mill Street, Glossop, Derbyshire

SCALE: 1:25 at A4

REPORT No: CP11813

CLIENT: JLL

DRAWN BY: HP

CHECKED BY: AB

DATE: June 2016

KEY:

- (100) Context numbers
- / Height mAOD
- Limit of excavation

Figure 4: Elevation of Wall {102}.

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