



**MR GRAHAM EDMONDS**

**THE COACH HOUSE 60 MILL LANE, WELWYN,  
HERTFORDSHIRE AL6 9ES**

**ARCHAEOLOGICAL MONITORING & RECORDING**

**SEPTEMBER 2021**

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ENERGY AND CLIMATE CHANGE  
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MINING AND MINERAL PROCESSING  
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**ARCHAEOLOGICAL MONITORING & RECORDING**

**SEPTEMBER 2021**

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## CONTENTS

SUMMARY .....	1
ACKNOWLEDGEMENTS .....	2
1 INTRODUCTION .....	3
1.1 Project Background .....	3
1.2 Project Documentation .....	<b>Error! Bookmark not defined.</b>
2 METHODOLOGY .....	5
2.1 Standards and Guidance .....	5
2.2 Documentary Research .....	5
2.3 Archaeological Watching Brief .....	5
2.4 Site Archive .....	5
3 BACKGROUND .....	6
3.1 Location and Geological Context .....	6
3.2 Historical and Archaeological Background .....	6
3.3 The Site .....	10
4 ARCHAEOLOGICAL WATCHING BRIEF RESULTS .....	11
4.1 Introduction .....	11
4.2 Results .....	11
5 FINDS ASSESSMENT .....	12
5.1 Methodology .....	<b>Error! Bookmark not defined.</b>
6 Deposit Model .....	13
7 DISCUSSION .....	13
8 DEPOSITION OF ARCHIVE .....	13
9 CONCLUSIONS .....	123
10 BIBLIOGRAPHY .....	134
APPENDICES .....	145
APPENDIX 1: CONTEXT TABLE .....	
APPENDIX 2: FIGURES .....	
APPENDIX 3: PLATES .....	
APPENDIX 4: HERTS HER SUMMARY SHEET/OASIS SUMMARY SHEET .....	

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## FIGURES

Figure 1: Site Location Plan	1:25,000
Figure 2: Detailed Site Location Plan	1:500
Figure 3: Location of Footings	1:500
Figure 4: Sample Sections	1:20
Figure 5: OS map 1881	Not to Scale
Figure 6: OS map 1923	Not to Scale
Figure 7: OS map 1972	Not to Scale

## PLATES

- Plate 1: Working shot
- Plate 2: Site Plan looking north-west
- Plate 3: Sample Section 1 looking south-east
- Plate 4: Sample Section 2 looking south-west
- Plate 5: Sample Section 3 looking north-west

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## **SUMMARY**

Wardell Armstrong LLP (WA) was commissioned by Mr Graham Edmonds to undertake an archaeological watching brief at The Coach House, 60 Mill Lane, Welwyn, Herts. centred at National Grid Reference (NGR): TL 23304 16130. The Watching Brief was required in compliance with a planning consent condition which required a programme of archaeological work (Welwyn Hatfield Council Planning Reference 6/2020/1969/HOUSE. The WSI was prepared for the approval of the HCC Historic Environment Advisors (HCC HEA) and LPA. The archaeological watching brief was undertaken in three days between the 28<sup>th</sup> June and 18<sup>th</sup> August 2021. The investigation revealed no archaeological features or finds.

## **ACKNOWLEDGEMENTS**

Wardell Armstrong LLP (WA) thanks the client Mr Graham Edmonds for commissioning the project, and for assistance throughout the work. Also, WA thanks Alison Tinniswood senior archaeological officer of the Hertfordshire County Council Historic Environment Advisors (HCC HEA), and also Rebekah Hart for providing the Hertfordshire HER information.

The archaeological watching brief was supervised by Isak Ekberg, the report written by Peter Thompson and Kate Higgs, and the figures were produced by Kathren Henry. The project was managed by Rhodri Gardner and the report edited by Andrew Peachey.

## **1 INTRODUCTION**

### **1.1 Project Background**

1.1.1 On the 28<sup>th</sup> June, 29<sup>th</sup> June and 18<sup>th</sup> August 2021, Wardell Armstrong LLP (WA) undertook an archaeological watching brief at The Coach House, 60 Mill Lane, Welwyn, Herts. AL6 9ES, centred at National Grid Reference (NGR TL 23304 16130). It was commissioned by the Client Mr Graham Edmonds who intended to construct a single storey rear extension, a garage conversion and a single storey side extension.

1.1.2 The site is located within the village of Welwyn, which lies within the district of Welwyn Hatfield, and the county of Hertfordshire (Fig. 1). The modern new town of Welwyn Garden City lies 2.5km to the south, whilst the large village of Codicote is situated 2.2km to the north-west. Junction 6 of the A1(M) motorway is located 750m to the south-west of the site and Welwyn is now encircled by modern roads including the A1000. The site lies within Welwyn's Conservation Area (CA). It is also located within Area of Archaeological Significance No. 7, as identified on the Welwyn Hatfield Local Plan, the historic late Saxon, medieval and post-medieval settlement of Welwyn, which succeeds a Roman town.

1.1.3 The site comprises a rectangular shaped plot of land, which covers an area of approximately 700m<sup>2</sup> (Fig. 2). It lies at the north-eastern extent of Mill Lane, with the River Mimram to the immediate north. To the west of the site stands No. 58 Mill Lane, with Nos. 25 and 26 Parkside to the east. The site is occupied by The Coach House at No. 60 Mill Lane, which is an existing detached coach house and garage.

### **1.2 Project Documentation**

1.2.1 The Watching Brief was required in compliance with a planning consent condition on approval which required a programme of archaeological work (Welwyn Hatfield Council Planning Ref. 6/2020/1969/HOUSE). A WSI (AS 8<sup>th</sup> December 2020) was prepared for the approval of the HCC Historic Environment Advisors (HCC HEA) (Alison Tinniswood), in response to her advice dated 10<sup>th</sup> September 2020. The WSI provided a specific methodology for a programme of archaeological monitoring & Recording. This is in line with government advice as set out in Section 16 of the National Planning Policy Framework 2019 (MHCLG 2019). The archaeological watching brief was required to allow observation of the ground works associated



with extending and converting the existing building, to identify and record any archaeological finds or features which may be present.

## **2 METHODOLOGY**

### **2.1 Standards and Guidance**

2.1.1 The archaeological watching brief was undertaken following the Chartered Institute for Archaeologists *Standard and guidance for an archaeological watching brief* (2020a), and in accordance with the WA excavation manual (2017).

2.1.2 The watching brief was followed by an assessment of the data as set out in the *Standard and guidance for an archaeological watching brief* (CIfA 2020a) and the *Standard and guidance for the collection, documentation, conservation and research of archaeological materials* (CIfA 2020b).

### **2.2 Documentary Research**

2.2.1 A brief outline of the historic and archaeological background of the immediate area of the works was provided in the WSI (1.1.3) using available online sources and Historic England listing and scheduling descriptions (WA 2020). This has been supplemented in Section 3 of this report through consultation with the Hertfordshire Historic Environment Record.

### **2.3 Archaeological Watching Brief**

2.3.1 As stated, the archaeological watching brief was undertaken to monitor groundworks during the small-scale development.

2.3.2 Deposits considered not to be significant were removed by a mechanical excavator with a toothless ditching bucket, under close archaeological supervision. All possible features or deposits 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 WA standard procedure as set out in the Excavation Manual (WA 2017).

### **2.4 Site Archive**

2.4.1 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 a suitable repository, with copies of the

report sent to Hertfordshire HER, available upon request. The archive can be accessed under the unique project identifier (BE10257).

- 2.4.2 Wardell Armstrong LLP 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 WA as a part of this national project. The OASIS reference for the project is: wardella2-502524.

### **3 BACKGROUND**

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

- 3.1.1 Welwyn is located on glacial river gravels at approximately 67m aOD (Fig. 1; BGS 2015). The site lies at c. 67m AOD on the southern bank of the River Mimram, which demarcates the northern boundary of the site, with the river valley rising at a moderate gradient to the south. The presence of the River Mimram has resulted in minor deposition of Thames alluvium, but the river has been fordable for most of its recorded history and there is little evidence of a substantial flood plain. Soils of the area are predominantly of the Hornbeam 2 Association, comprising a plateau drift of deep fine loam over clayey soils, although the village core also features Marlow Association soil, which is well-drained (SSEW 1983).

- 3.1.2 The area surrounding the site has been subject to extensive previous archaeological investigation, all of which attest to the historical and archaeological significance of Welwyn. However, the majority of the previous archaeological work in the immediate area of the site has proved to be negative (HERs EHT4439, EHT5028, EHT5285, EHT5551, EHT5361 & EHT7919). In contrast, a recent excavation and earlier evaluation undertaken by AS at Nos. 17 - 19 School Lane which stands 400m to the west, revealed extensive Roman features, despite ground disturbance caused by the construction of the properties (HER EHT5422).

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

##### *Prehistoric*

- 3.2.1 The alluvial soils along the margins of the River Mimram have provided evidence for early human activity in the form of Palaeolithic stone tools (Thompson 2002),

including a flint hand axe found in the garden of 23 Mill Lane c. 100m to the south-west of the site (HER 10392). Two Palaeolithic handaxes, and flakes, have also been found scattered on the riverbank near the mill and approximately 50m to the south-west (HER 2782). There is little further evidence of prehistoric activity in the immediate vicinity of the site. Scattered Bronze Age finds have been recorded in the Digswell area, approximately 2km to the east, but all other prehistoric periods are poorly represented (Thompson 2002).

#### *Late Iron Age and Romano-British*

- 3.2.2 Late Iron Age occupation began in the Welwyn area in the 1<sup>st</sup> century BC with scattered farmsteads on the higher ground, predominantly in the area now occupied by Welwyn Garden City, whilst a higher status settlement may also have been located at Welches Farm approximately 3km to the north-east (Thompson 2002, 3). Nonetheless, late Iron Age cremations found to the south suggest that Welwyn may have been of greater importance than the settlement evidence has so far revealed. Current evidence comprises two rich late Iron Age burials found within a gravel knoll on Hertford Road and 400m to the south-east (HER 158), and *'two urns containing bones and a bronze fibula'* found in antiquity in at chalkpit at Welwyn (HER 1791).
- 3.2.3 Welwyn emerges as a distinct settlement shortly after the Roman Conquest in AD 43, centred on the crossing of the River Mimram by the new Roman road linking *Verulamium* (St Albans) to Braughing and Colchester (Viatores route 21A; HERs 4615,7311 & 9605; Page 1971). The Roman road runs on an approximately south-west to north-east route, and the site is judged to lie to the south-east of the postulated line (HER 4615). Roman Welwyn comprised a small and compact settlement centred on the road, largely on the western side of the River Mimram (Andrews 1905). Based on the current evidence for occupation (HERs 1556 & 1557), Thompson (2002) has defined the extent of the settlement. The site lies firmly to the east of the proposed extent of occupation.
- 3.2.4 However, the extent of the residential area on the eastern bank of the River Mimram remains uncertain, and may be redefined by new evidence (Thompson 2002). Elements of the Roman settlement, with important late Iron Age precursors including rich *'chieftain's'* burials, has been excavated over a number of years (Thompson 2002). At least two Roman villas (Dicket Mead and Lockleys) are known,

along with extensive cemeteries (both cremation and inhumation) and other Romano-British features. Dicket Mead villa (HERs 1786 & 1913) was revealed during construction of the A1(M), comprising two buildings at opposing ends of a large walled enclosure, located either side of a canal that once connected with the River Mimram.

- 3.2.5 Late Iron Age and Roman remains from Welwyn form one of the densest concentrations in Hertfordshire (Thompson 2002). The so-called 'Welwyn complex' of remains lie scattered around the modern village and its immediate vicinity, comprising wealthy burials, villas, industrial remains and agricultural activity. Roman findspots from the vicinity of the site include Roman pottery and a silver coin found in St Mary's Churchyard (HER 1558) and Roman industrial remains including a corn drier recorded along the Welwyn bypass approximately 75m to the north-north-east of the site (HER 1581). A Roman cremation cemetery is also indicated along the Hertford Road to the south (HER 1790).

#### *Anglo-Saxon*

- 3.2.6 Following the collapse of Roman rule, the settlement at Welwyn fell into serious decline, eventually re-emerging in the historical record around AD 947 when Æðelgifu bequeathed food rents and cattle from Munden to the minster at 'Welingum', thus demonstrating the existence of an important church at the settlement from at least the later Anglo-Saxon period (Gelling 1979; HER 2633). The name Welwyn is probably derived from the Old English *welig* 'at the willows' (Gover et al 1938). Evidence for Anglo-Saxon Welwyn in the archaeological record is scarce but includes a coin hoard deposited in c. AD 978 recorded c. 200m to the north-west of the site (HER 2843). Further Anglo-Saxon remains from the village include a penny of Edward the Confessor (HER 4165) and burials from St. Mary's churchyard, which have yielded radiocarbon dates averaging AD 670 (HER 10902).

#### *Medieval*

- 3.3.7 By the time of the Domesday Survey in 1086, Welwyn had developed into a small 'village' with no less than 42 households (Thompson 2002; Morris 1976). The medieval village of Welwyn developed along the High Street, the western side of Codicote Road and the southern side of Church Street, all to the north-west of the

site. The village probably derived some prosperity from its location on the Great North Road and includes the Grade II listed parish church of St Mary, which has a late 13<sup>th</sup> century chancel (HER 4327). No. 4 Church Street is also Grade II listed and comprises a mid 16<sup>th</sup> century church house and was also used as a parish work house (HER 10825). Within the vicinity of the site, the medieval period is also represented by building materials recorded on Lockleys Drive to the north (HER 1792) and a moated manorial site along Mill Lane and 100m to the west of the site (HER 10855).

#### *Post-medieval & later*

- 3.2.8 The fortunes of Welwyn improved in the 16<sup>th</sup> century, with the formal establishment of the Great North Road leading to a significant increase in commercial and coach traffic through the town, as evidenced by the number of inns and coaching houses in the vicinity, including the Grade II properties of The White Hart and The White Horse (HERs 10842 & 10857). As the Welwyn Turnpike Trust improved the roads in the 18<sup>th</sup> century, the rector of Welwyn, Dr. Young attempted to turn Welwyn into a fashionable spa town. By the time of his death in 1765, his enterprise had failed leaving Welwyn as a settlement with a few interesting buildings such as Dr Young's Free School (HER 10847).
- 3.2.9 A large number of post-medieval and early modern standing buildings are recorded from the vicinity of the site, many of which are Grade II listed. Nos. 21 - 25 Mill Lane are Grade II listed and constituted Welwyn rectory until Dr Edward Young moved to Guessens in 1749 (HER 10840). Grade II listed No. 31 Mill Lane, which stands c. 100m to the south-west of the site, is an 18<sup>th</sup> century mill house at the site of a post-medieval watermill with probable medieval origins (HER 7040). Further westwards stands No. 6 Prospect Place, which is a Grade II listed mid 18<sup>th</sup> century former courthouse and meeting rooms (HER 10843).
- 3.2.10 The early 19<sup>th</sup> century witnessed the population of Welwyn rise, resulting in the gradual infill of the village, as well as the widening of the High Street, but the village did not expand beyond its existing boundaries (Thompson 2002). A large number of early modern structures and features are recorded in the vicinity of the site, including a number of milestones associated with the Welwyn Turnpike Trust (HERs

5068, 5073 & 5074). The site of a gravel pit, identified from the 1887 Ordnance Survey map, is recorded to the south of Prospect Place (HER 7039). A late 1860s sewage works, with surviving 1920s pumphouse, also stands to the north-east on Orchard Road (HER 10849).

#### *The site*

- 3.2.11 As noted previously, the site lies within Welwyn's Conservation Area (CA) and within Area of Archaeological Significance No. 7 that demarcates the historic late Saxon, medieval, and post-medieval settlement of Welwyn, which succeeds a Roman town. The HER database also reveals that The Coach House at No. 60 Mill Lane is also built on the site of a maltings shown on the 1837 tithe map of the parish (HER 10981). The tithe map is recorded as showing a field known as '*Malting Mead*', containing a standing building along the riverbank and within the site. However, it has not been possible to consult the tithe map due to the corona virus pandemic and the closure of the Hertfordshire Archives and Local Studies Library (HALS).
- 3.2.12 Furthermore, a draft lease dated 1891 suggests that the maltings building likely belonged to Welwyn Mill (HER 7040; Thompson 2002). At that time the mill, which was described as a '*messuage with garden, water mill or mills called Welwyn Mills, and a malting yard, etc*' was owned by George Edward Dering, who was one of Welwyn's principal landowners and lived at Lockleys, but leased to James Chalkley, who was also described as the miller (HALS Ref. DE/L/5672). The earliest reference to a miller at Welwyn Mill dates from 1290. However, Welwyn Mill was demolished over 100 years ago (Watt 2017), leaving only the Grade II listed 18<sup>th</sup> century mill house at No. 31 Mill Lane, and thus very little is known about the history of the mill, which might otherwise reveal further information about the site.
- 3.2.13 Subsequent historic cartographic sources confirm the presence of the maltings building within the site. The 1<sup>st</sup> edition Ordnance Survey map, which dates to 1881 (Fig. 5) clearly depicts the site along the southern bank of the River Mimram. In 1881, the site was occupied by a rectangular in plan building with small extensions along its northern and southern elevations. A small, square in plan building also stood in the north-eastern corner of the site. In 1881, the site clearly formed part of a larger property (#360, #361 & #362), which was dominated by a larger structure to

the west of the site, located upon much the same footprint of what is now Nos. 56 and 58 Mill Lane.

3.2.14 The 3<sup>rd</sup> edition Ordnance Survey map, which dates to 1923 (Fig. 6), is consistent with the previous historic cartographic source. In 1923, the centre of the site was occupied by a rectangular in plan building, yet both its northern and southern extensions, as well as the small, square in plan building, were no longer extant, yet another building had been established along the site's southern boundary. Furthermore, the 1923 map confirms that the site formed part of a larger property, known as '*Parkside*'. Whilst little is known about '*Parkside*', tenancy papers of '*Parkside House, Welwyn*' dated 1886 and 1902 reveal that the property was owned by George Edward Dering (HALS Ref. DE/L/E7).

3.2.15 Title deeds and estate papers relating to the Lockleys Estate in Digswell and Welwyn during the period 1927 – 90 also suggest that the property of '*Parkside*' remained with the estate until at least 1950 (HALS Ref. DE/X850/1). The 1972 Ordnance Survey map, which dates to 1972 (Fig. 7) reveals that '*Parkside*' and its surrounding ground remained until the late 20<sup>th</sup> century, albeit relabelled as No. 57 Mill Lane. In 1972, the centre of the site was still occupied by the rectangular in plan building, with the smaller building along the site's southern boundary. The development of the site as The Coach House and No. 61 Mill Lane therefore dates only to the late modern period.

## **4 ARCHAEOLOGICAL WATCHING BRIEF RESULTS**

### **4.1 Introduction**

4.1.1 The archaeological watching brief was undertaken on the 28<sup>th</sup> June, 29<sup>th</sup> June and 18<sup>th</sup> August 2021 which comprised the monitoring of the footings of the foundation trenches which covered an area of 36 square metres (Fig. 3). The monitoring involved the removal of topsoil and overburden to the required depth, in order to reveal any archaeological features or deposits, and in this case the natural substrate was not reached.

### **4.2 Results**

- 4.2.1 South-east facing **Sample Section 1** contained Topsoil **L1002** to a depth of 0.25m which comprised firm dark brownish grey silty clay containing occasional small sub-rounded stones. Underlying this was Made Ground **L1000** at a depth of between 0.0m/0.25m to 0.28m consisting of a friable mid yellowish-grey to mid brownish-red silty sand to sand only. It contained frequent crushed angular fragments of brick, and in this area of the footings L1000 partially formed the ground surface in place of L1002 (Fig. 4). Underlying L1000 was Made Ground **L1001** between 0.28m and 0.48m depth. This layer, which was only visible in Sample Section 1, consisted of friable mid pale brownish yellow sand containing occasional large fragments of yellow brick but was not as compact as Made Ground L1000.
- 4.2.2 South-west facing **Sample Section 2** comprised Topsoil **L1002** (described above) to a depth of 0.21m with the underlying Made Ground **L1000** (above) reaching a depth of 0.21m to 0.47m.
- 4.2.3 North-west facing **Sample Section 3** contained Topsoil L1002 and Made Ground L1000 above). Topsoil **L1002** reached a depth of 0.20m and underlying Made Ground **L1000** was between 0.20m and 0.45m in depth.

## 5 FINDS ASSESSMENT

### 5.1 Methodology

- 5.1.1 All finds were to be dealt with according to the recommendations made by Watkinson & Neal (1998) and to the Chartered Institute for Archaeologists (CIfA) *Standard and guidance for the collection, documentation, conservation and research of archaeological materials* (2014b). All were to be boxed according to material type and conforming to the deposition guidelines recommended by Brown (2011).
- 5.1.1 However, in this case there were no archaeological finds and palaeoenvironmental samples recovered to be analysed.

## 6 DEPOSIT MODEL

- 6.1.1 The general deposit model shows Topsoil **L1002** overlying the site everywhere to a depth of between 0.20m and 0.25m, except in the most northern part of Sample Section 1, where Made Ground L1000 is present as the ground surface. Made Ground **L1000** containing a lot of brick fragments, underlay L1000 and was at a depth



between 0.0m and 0.47m. In one area at the most northern part of the site was Made Ground **L1001** which contained a lesser amount of brick, underlay L1000 and was at a depth between 0.28m and 0.48m. The natural substrate was not reached.

## **7 DISCUSSION**

7.1 A Roman town was located at Welwyn however, its nucleus appears to have been on the opposite bank of the Mimram, and the Roman road leading to it from Verulamium passed to the north-west of the site (HER 4615). The 1881 OS map shows a maltings building on the site with a smaller structure to its north-east (Fig. 5), and the 1923 OS map shows the building has been enlarged with another added just to its south-east (Figs. 6 & 7).

7.2.1 In the event the archaeological monitoring & recording found no archaeological features or finds, the site being made up of Topsoil and two layers of Made Ground with the natural substrate not being reached. The Made Ground contained brick fragments which may have derived from the demolished maltings buildings.

## **8 DEPOSITION OF THE ARCHIVE**

8.1 The requirements for archive storage will be agreed with the Hertfordshire Archaeological Archives. Archive records, with an inventory, will be deposited with the local museum. The archive will be quantified, ordered, indexed, cross referenced and checked for internal consistency.

## **9 CONCLUSIONS**

### **9.1 Interpretation**

9.1.1 The archaeological monitoring identified found no archaeological features or finds; with made ground layers beneath the topsoil likely associated with levelling following the demolition of former maltings buildings in the later 20<sup>th</sup> century.

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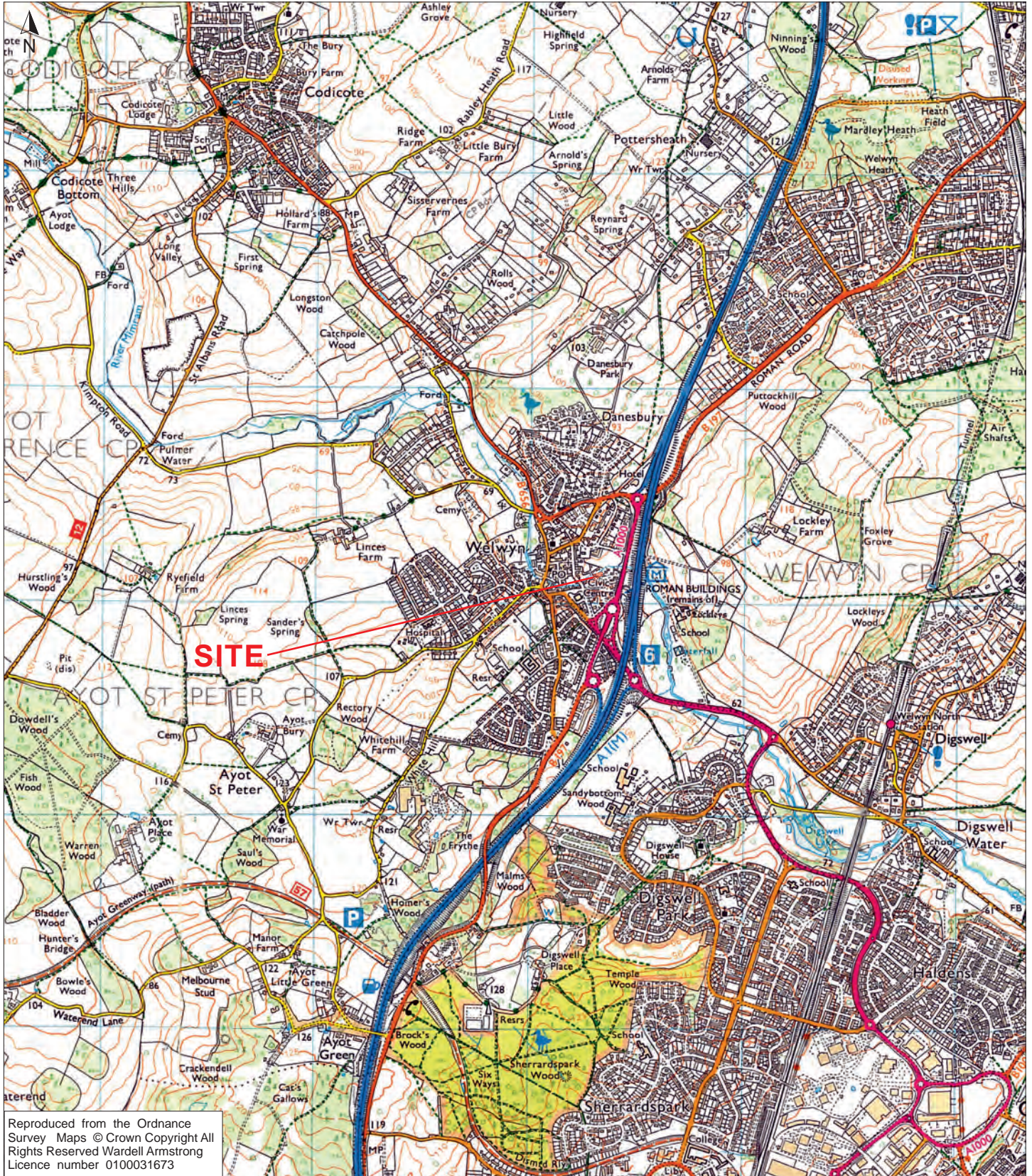
## APPENDICES


## APPENDIX 1: CONTEXT TABLE

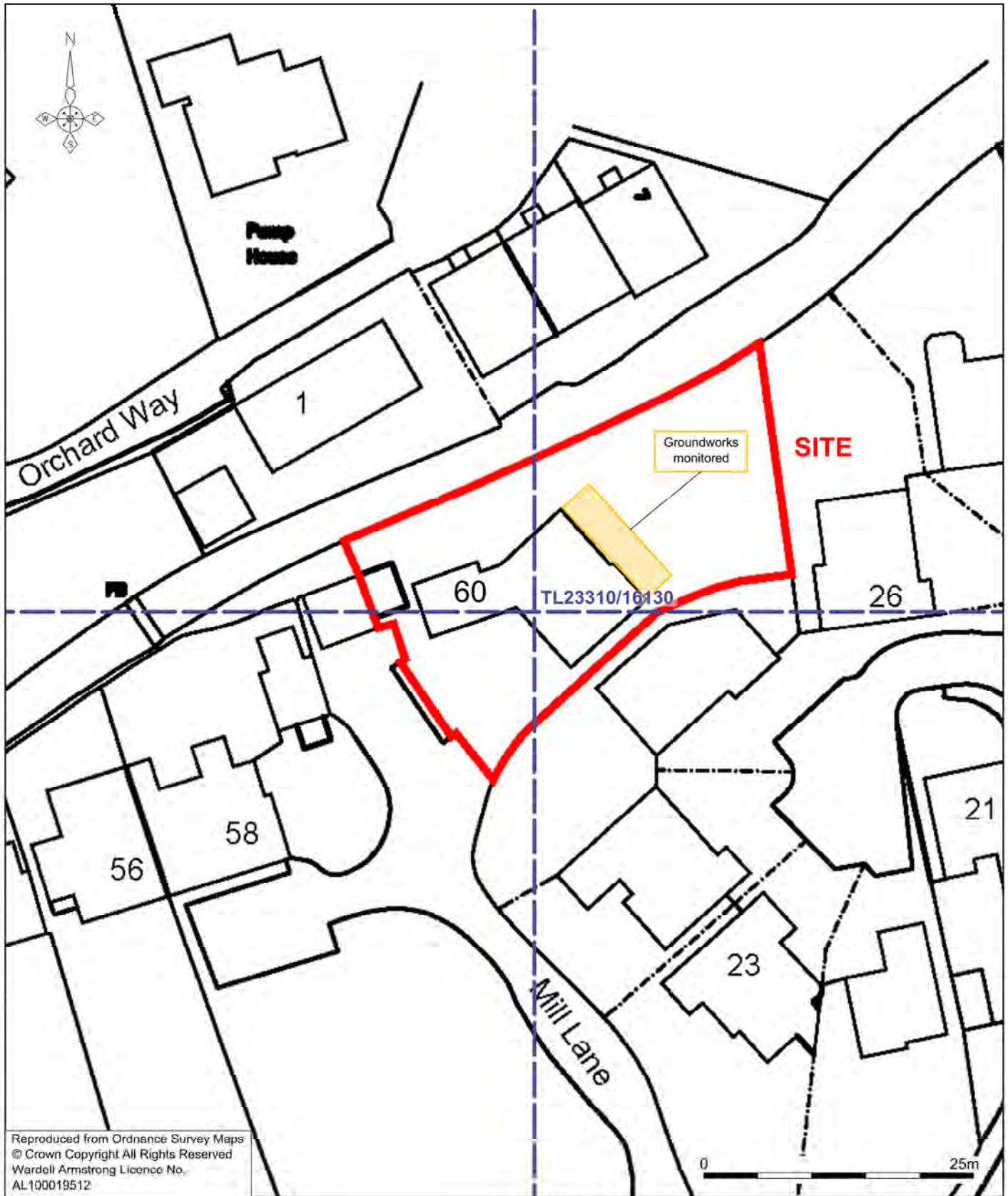
Context Number	Context Type	Present on sample sections	Description
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1001	Layer/deposit	3	Made Ground
1002	Topsoil	1,2, 3	Topsoil

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## APPENDIX 2: FIGURES

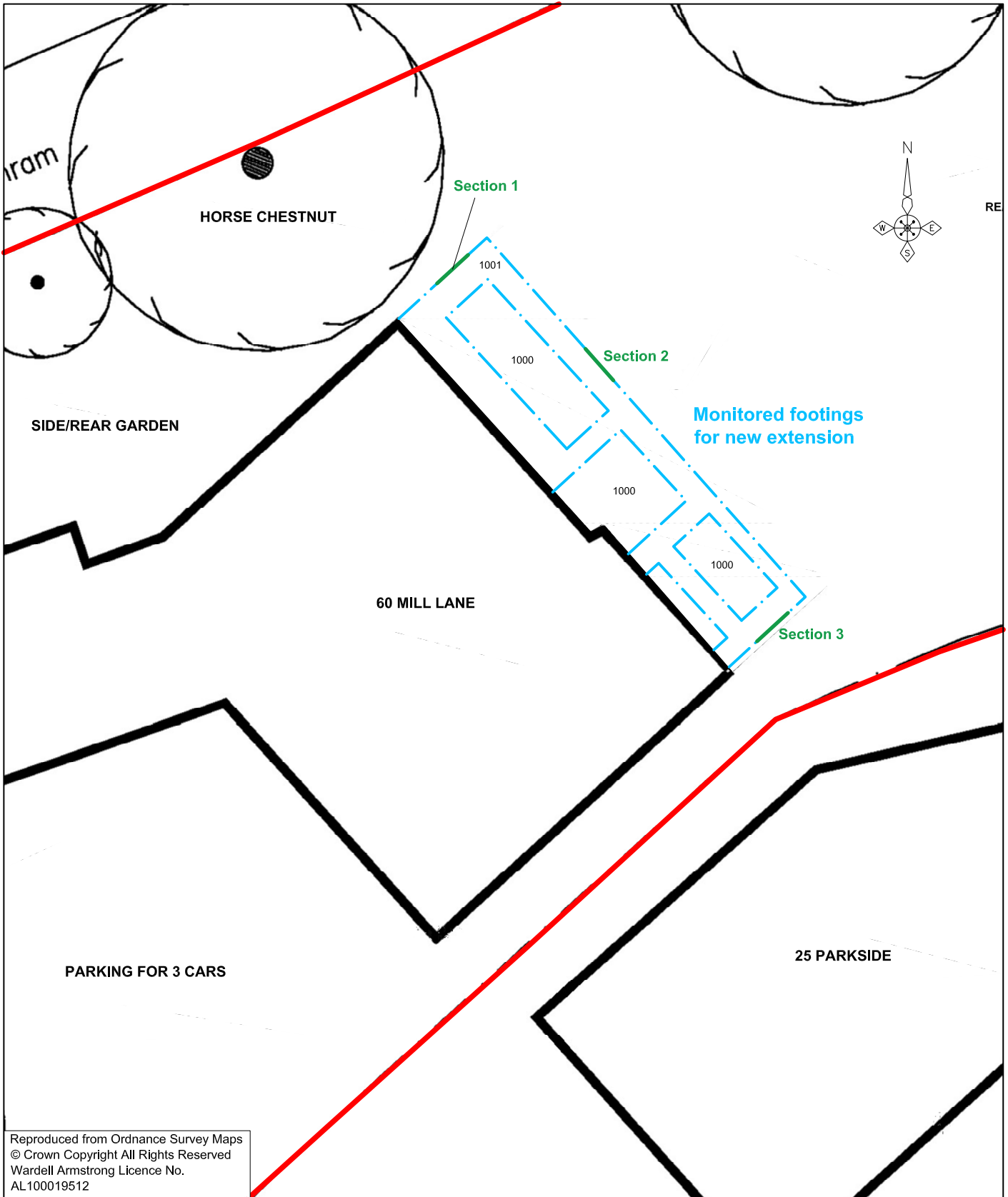


CLIENT	Lindhill Properties Limited		DRG No.	BE10257-001	REV	A
PROJECT	The Coach House, 60 Mill Lane, Welwyn		SIZE	A4	SCALE	1:25,000
			DRAWN BY	DHH	CHECKED BY	PT
					APPROVED BY	RG
DRAWING TITLE	Figure 1 Site Location Plan				■ BURY ST EDMUNDS TEL 01284 765210 WWW.WARDELL-ARMSTRONG.COM <input type="checkbox"/> BIRMINGHAM <input type="checkbox"/> GLASGOW <input type="checkbox"/> BOLTON <input type="checkbox"/> LEEDS <input type="checkbox"/> BRISTOL <input type="checkbox"/> LONDON <input type="checkbox"/> CARDIFF <input type="checkbox"/> MANCHESTER <input type="checkbox"/> CARLISLE <input type="checkbox"/> STOKE ON TRENT <input type="checkbox"/> EDINBURGH <input type="checkbox"/> NEWCASTLE UPON TYNE	



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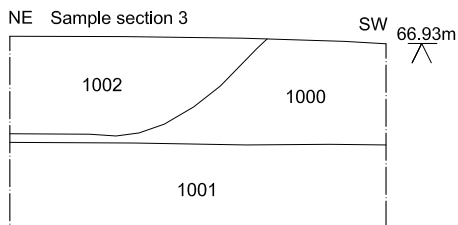
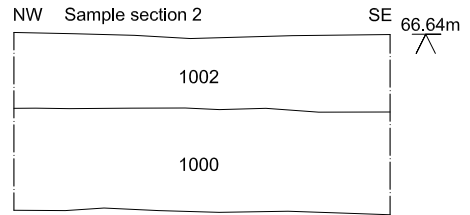
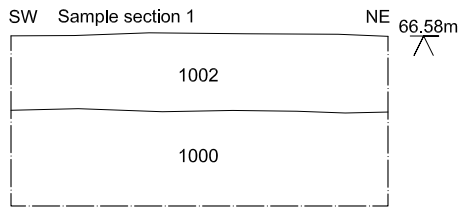
CLIENT  Lindhill Properties Limited	DRG No.  BE10257-002		REV  A
	SIZE  A4	SCALE  1:500	DATE  24.08.2021
PROJECT  The Coach House, 60 Mill Lane, Welwyn	DRAWN BY  DHH		CHECKED BY  PT
			APPROVED BY  RG
DRAWING TITLE  Figure 2 Site Location Plan			<p>■ BURY ST EDMUNDS   TEL 01284 755210          WWW.WARDELL-ARMSTRONG.COM</p> <p> <input type="checkbox"/> BIRMINGHAM    <input type="checkbox"/> GLASGOW  <input type="checkbox"/> BOLTON    <input type="checkbox"/> LEEDS  <input type="checkbox"/> BRISTOL    <input type="checkbox"/> LONDON  <input type="checkbox"/> CARDIFF    <input type="checkbox"/> MANCHESTER  <input type="checkbox"/> CARLISLE    <input type="checkbox"/> STOKE ON TRENT  <input type="checkbox"/> EDINBURGH    <input type="checkbox"/> NEWCASTLE UPON TYNE         </p>



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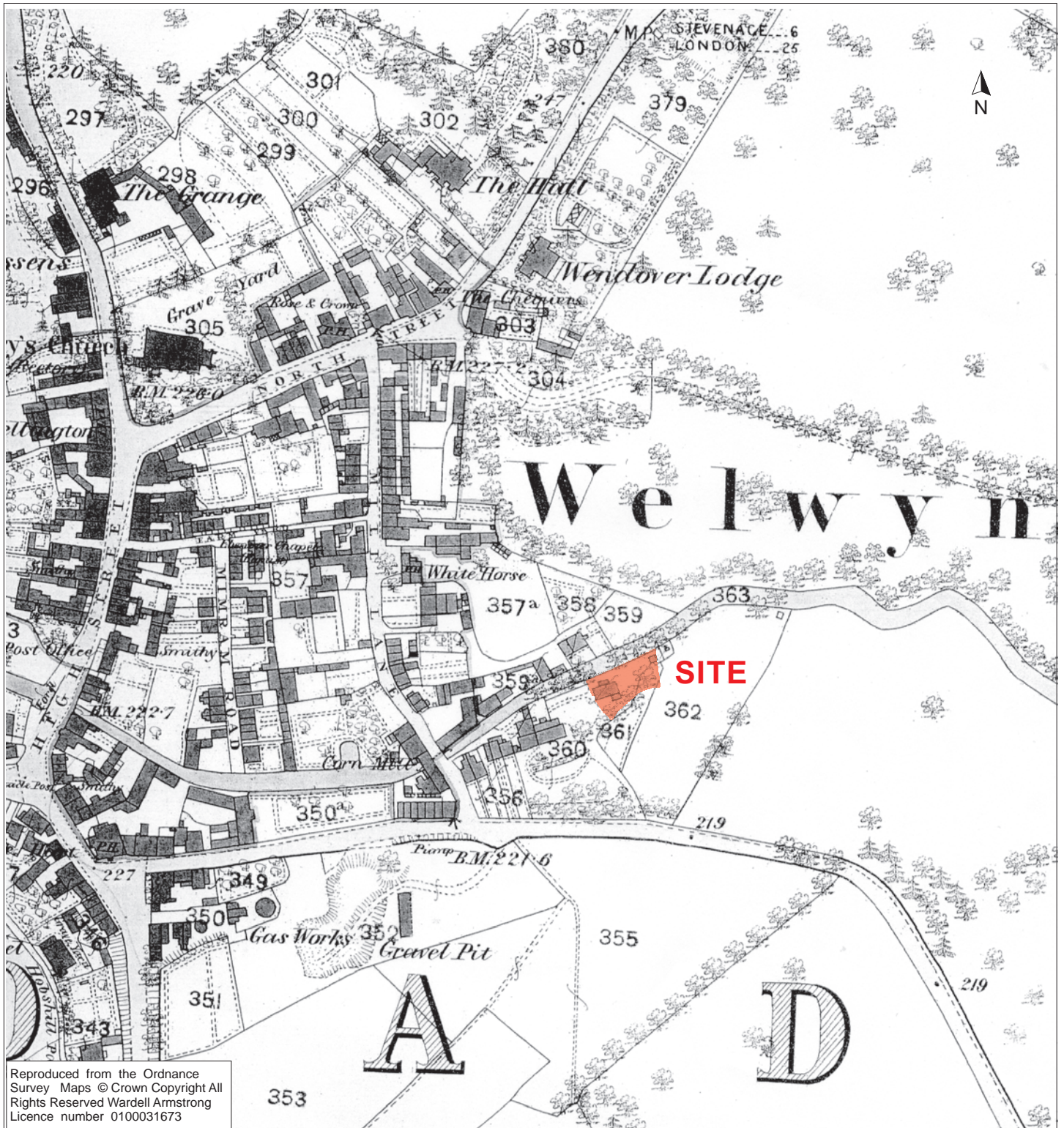
CLIENT <b>Lindhill Properties Limited</b>	DRG No. <b>BE10257-003</b>		REV <b>A</b>
	SIZE <b>A4</b>	SCALE <b>1:500</b>	DATE <b>14.09.2021</b>
PROJECT <b>The Coach House, 60 Mill Lane, Welwyn</b>	DRAWN BY <b>Kathren</b>	CHECKED BY <b>PT</b>	APPROVED BY <b>RG</b>
	DRAWING TITLE <b>Figure 3 Location of footings</b>		
		<b>BURY ST EDMUNDS   TEL 01284 765210          WWW.WARDELL-ARMSTRONG.COM</b>	
		<input type="checkbox"/> BIRMINGHAM <input type="checkbox"/> GLASSGOW <input type="checkbox"/> BOLTON <input type="checkbox"/> LEEDS <input type="checkbox"/> BRISTOL <input type="checkbox"/> LONDON <input type="checkbox"/> CARDIFF <input type="checkbox"/> MANCHESTER <input type="checkbox"/> CARLISLE <input type="checkbox"/> STOKE ON TRENT <input type="checkbox"/> EDINBURGH <input type="checkbox"/> NEWCASTLE UPON TYNE	






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	SIZE <b>A4</b>	SCALE <b>1:20</b>	DATE <b>24.08.2021</b>
PROJECT <b>The Coach House, 60 Mill Lane, Welwyn</b>	DRAWN BY <b>DHH</b>	CHECKED BY <b>PT</b>	APPROVED BY <b>RG</b>
	DRAWING TITLE <b>Figure 4 Sample sections</b>		
		<b>BURY ST EDMUNDS   TEL 01284 765210 WWW.WARDELL-ARMSTRONG.COM</b>	
		<input type="checkbox"/> BIRMINGHAM <input type="checkbox"/> GLASGOW <input type="checkbox"/> BOLTON <input type="checkbox"/> LEEDS <input type="checkbox"/> BRISTOL <input type="checkbox"/> LONDON <input type="checkbox"/> CARDIFF <input type="checkbox"/> MANCHESTER <input type="checkbox"/> CARLISLE <input type="checkbox"/> STOKE ON TRENT <input type="checkbox"/> EDINBURGH <input type="checkbox"/> NEWCASTLE UPON TYNE	



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CLIENT <b>Lindhill Properties Limited</b>	DRG No. <b>BE10257-005</b>		REV <b>A</b>
	PROJECT <b>The Coach House, 60 Mill Lane, Welwyn</b>	SIZE <b>A4</b>	SCALE <b>Not to scale</b>
		DATE <b>14.09.2021</b>	
	DRAWN BY <b>DHH</b>	CHECKED BY <b>PT</b>	APPROVED BY <b>RG</b>
DRAWING TITLE <b>Figure 5 OS map, 1881</b>			<input type="checkbox"/> BURY ST EDMUNDS TEL 01284 765210 <input type="checkbox"/> WWW.WARDELL-ARMSTRONG.COM <input type="checkbox"/> BIRMINGHAM <input type="checkbox"/> GLASGOW <input type="checkbox"/> BOLTON <input type="checkbox"/> LEEDS <input type="checkbox"/> BRISTOL <input type="checkbox"/> LONDON <input type="checkbox"/> CARDIFF <input type="checkbox"/> MANCHESTER <input type="checkbox"/> CARLISLE <input type="checkbox"/> STOKE ON TRENT <input type="checkbox"/> EDINBURGH <input type="checkbox"/> NEWCASTLE UPON TYNE



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CLIENT	Lindhill Properties Limited		DRG No.	BE10257-006	REV	A
	PROJECT	The Coach House, 60 Mill Lane, Welwyn		SIZE	A4	SCALE
DRAWING TITLE		Figure 6 OS map, 1923		DRAWN BY	DHH	CHECKED BY
	DATE			14.09.2021	APPROVED BY	RG

DRAWING TITLE


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CLIENT	Lindhill Properties Limited		DRG No.	BE10257-007	REV	A
	PROJECT	The Coach House, 60 Mill Lane, Welwyn		SIZE	A4	SCALE
DRAWING TITLE		Figure 7 OS map, 1972		DRAWN BY	DHH	CHECKED BY
					APPROVED BY	RG



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| <input type="checkbox"/> BOLTON     | <input type="checkbox"/> LEEDS               |
| <input type="checkbox"/> BRISTOL    | <input type="checkbox"/> LONDON              |
| <input type="checkbox"/> CARDIFF    | <input type="checkbox"/> MANCHESTER          |
| <input type="checkbox"/> CARLISLE   | <input type="checkbox"/> STOKE ON TRENT      |
| <input type="checkbox"/> EDINBURGH  | <input type="checkbox"/> NEWCASTLE UPON TYNE |

### APPENDIX 3: PLATES



**Plate 1: Workings shot of site**



**Plate 2: Plan of the site looking north-west**



**Plate 3: Sample Section 1 looking north-west**



**Plate 4: Sample Section 2 looking south-west**



**Plate 5: Sample Section 3 looking south-east**

## APPENDIX 4

### HERTFORDSHIRE HISTORIC ENVIRONMENT RECORD SUMMARY SHEET

Site name and address: Watching Brief at The Coach House, 60 Mill Lane, Welwyn, AL6 9ES		
County: Hertfordshire		District: Hatfield and Welwyn
Village/Town: Welwyn		Parish: Welwyn
Planning application reference: 6/2020/1969/HOUSE		
HER Enquiry reference: 146/20		
Nature of application: a single storey rear extension, (also a garage conversion and single storey side extension)		
Present land use: residential property		
Size of application area: c.700 metres square		Size of area investigated: 36 metres square
NGR (to 8 figures minimum): TL 23304 16130		
Site code (if applicable): BSE 10257		
Contractor: Lindhill Properties		
Type of work: Archaeological Monitoring and Recording		
Date of work:	Start: 28 <sup>th</sup> -June	Finish: 18 <sup>th</sup> August
Location of finds & site archive/Curating museum: None		
Related HER Nos: HER 10981		Periods represented: Post-medieval to modern made ground
Relevant previous summaries/reports: None		



Summary of fieldwork results:

Three sample sections revealed only topsoil and two layers or deposits of made ground containing brick fragments, some of which could have derived from demolished maltings buildings that stood on the site.

Author of summary: Peter Thompson

Date of summary: 19/10/21

## Summary for wardella2-502524

OASIS ID (UID)	wardella2-502524
Project Name	Watching Brief at The Coach House, 60 Mill Lane, Welwyn
Activity type	Watching Brief
Project Identifier(s)	BE10257
Planning Id	Welwyn Hatfield Council Planning Reference 6/2020/1969/HOUSE
Reason For Investigation	Planning: Pre application
Organisation Responsible for work	Wardell Armstrong Archaeology
Project Dates	28-Jun-2021 - 18-Aug-2021
Location	The Coach House, 60 Mill Lane, Welwyn NGR : TL 23304 16130 LL : 51.8301850727273, -0.212040215017171 12 Fig : 523304,216130
Administrative Areas	Country : England County : Hertfordshire District : Welwyn Hatfield Parish : Welwyn
Project Methodology	The archaeological watching brief was undertaken following the Chartered Institute for Archaeologists Standard and guidance for an archaeological watching brief (2020a), and in accordance with the WA excavation manual (2017). The watching brief was followed by an assessment of the data as set out in the Standard and guidance for an archaeological watching brief (ClfA 2020a) and the Standard and guidance for the collection, documentation, conservation and research of archaeological materials (ClfA 2020b).
Project Results	7.2.1 In the event the archaeological monitoring & recording found no archaeological features or finds, the site being made up of Topsoil and two layers of Made Ground with the natural substrate not being reached. The Made Ground contained brick fragments which may have derived from the demolished maltings buildings.
Keywords	

HER	Hertfordshire HER - unRev - STANDARD
HER Identifiers	146/20
Archives	

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