

St Leonards Hospital, Sudbury

Desk-Based Assessment

SCCAS Report No. 2012/104

Client: Castons Chartered Surveyors

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July 2012

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St Leonards Hospital, Sudbury

Archaeological Desk-Based Assessment Report

SCCAS Report No. 2012/104

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Report Date: July 2012

HER Information

Site Name: St Leonards Hospital, Sudbury

Report Number 2012/104

Planning Application No: Pre

Grid Reference: TL 8777 4138

Oasis Reference: 131228

Curatorial Officer: Keith Wade

Project Officer: John Craven

Client/Funding Body: Castons Chartered Surveyors

Digital report submitted to Archaeological Data Service:
<http://ads.ahds.ac.uk/catalogue/library/greylit>

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List of Abbreviations used in the text

| | |
|----------|---|
| DBA | Desk Based Assessment |
| HER | Historic Environment Record |
| NPPF | National Planning Policy Framework |
| PAS | Portable Antiquities Scheme |
| PDA | Proposed Development Area |
| PPG 16 | Planning Policy Guidance 16 |
| PPS 5 | Planning Policy Statement 5 |
| SM | Scheduled Monument |
| SCCAS/FT | Suffolk County Council Archaeological Service/Field Team |
| SCCAS/CT | Suffolk County Council Archaeological Service/Conservation Team |
| SSSI | Site of Special Scientific Interest |

Summary

An examination of the Suffolk HER, documentary and cartographic search and a site inspection, has set the proposed 0.46ha development area (PDA) within its immediate archaeological landscape.

In general the topographic location of the PDA and the known archaeology of the surrounding area suggests that there is a low to moderate potential for encountering archaeological deposits of prehistoric to medieval date within the PDA, but that such deposits are likely to be in a poor to moderate state of preservation due to the PDA's recent landuse.

Further archaeological investigation, beginning with a programme of trial trench evaluation to identify and assess the extent, character, density, depth and level of preservation of any archaeological deposits is therefore recommended prior to submission of a planning application.

Consultation with the LPA'S archaeological advisor, SCCAS/CT, is recommended at the earliest possible opportunity to determine the actual program of archaeological works required as archaeological investigations can have considerable time and cost implications for any development.

1. Introduction

1.1 Project Background

This archaeological DBA has been prepared by SCCAS/FT for Castons Chartered Surveyors at the commission of KLH Architects Ltd.

This DBA is the first stage of a programme of archaeological works to access the archaeological potential of the PDA and has been requested by SCCAS/CT, the Archaeological Advisor to the LPA, to inform development proposals and the future consideration of any planning application by the LPA.

The proposed development is for the conversion of the site to residential accommodation which will involve partial demolition of existing buildings, new building and associated infrastructure and landscaping.

1.2 Site description

The subject of this DBA covers an area of approximately 0.46ha centred at TL 8777 4138, in the parish of Sudbury (Fig. 1).

The present land use of the PDA is as a complex of hospital buildings set within landscaped gardens, with areas of car parking to north and south.

The site is bordered to the south by Newton Road, to east by two properties Red House and The Lees, to the north by Burroughs Piece Road and to the east by a series of residential properties.

1.3 Topography and geology

The PDA is located within the modern town of Sudbury which is situated on the east bank of a bend in the River Stour. The PDA is located c.500m north of the river, on a south-facing slope overlooking the river valley, at a height of c. 38-46m above OD. The

localised topography of the PDA is of loamy/sandy soils over glaciofluvial drift (Ordnance Survey 1983) (Fig. 2).

1.4 Scope of this report

In order to set the PDA in its archaeological context a study area of a 1km radius from its centre was selected for examination (Figs. 2-4).

In accordance with the NPPF, the Government's guidance on archaeology and planning, (<http://www.communities.gov.uk/publications/planningandbuilding/nppf>) and based on a SCCAS/CT specification, this assessment examines the available archaeological sources. These include the Suffolk HER, reports of any archaeological investigations, all readily available cartographic and documentary sources and a site walkover.

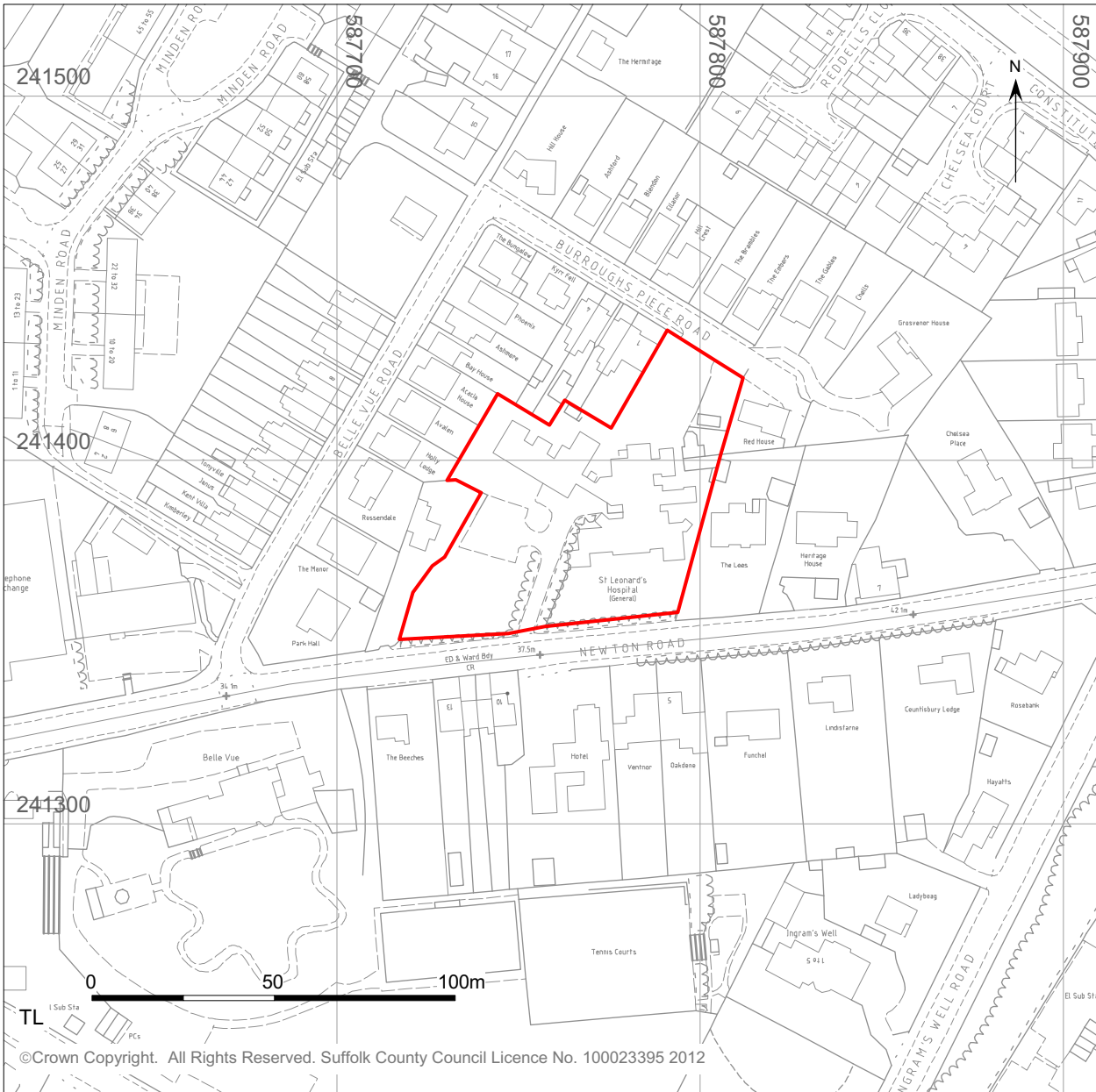
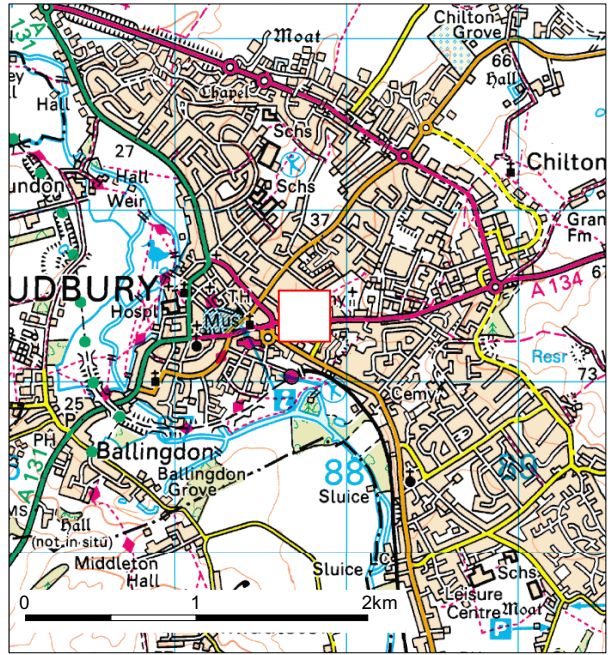
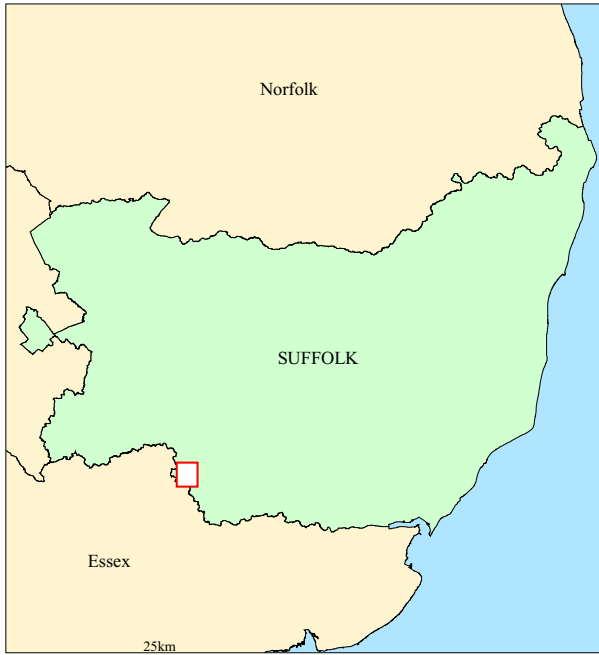
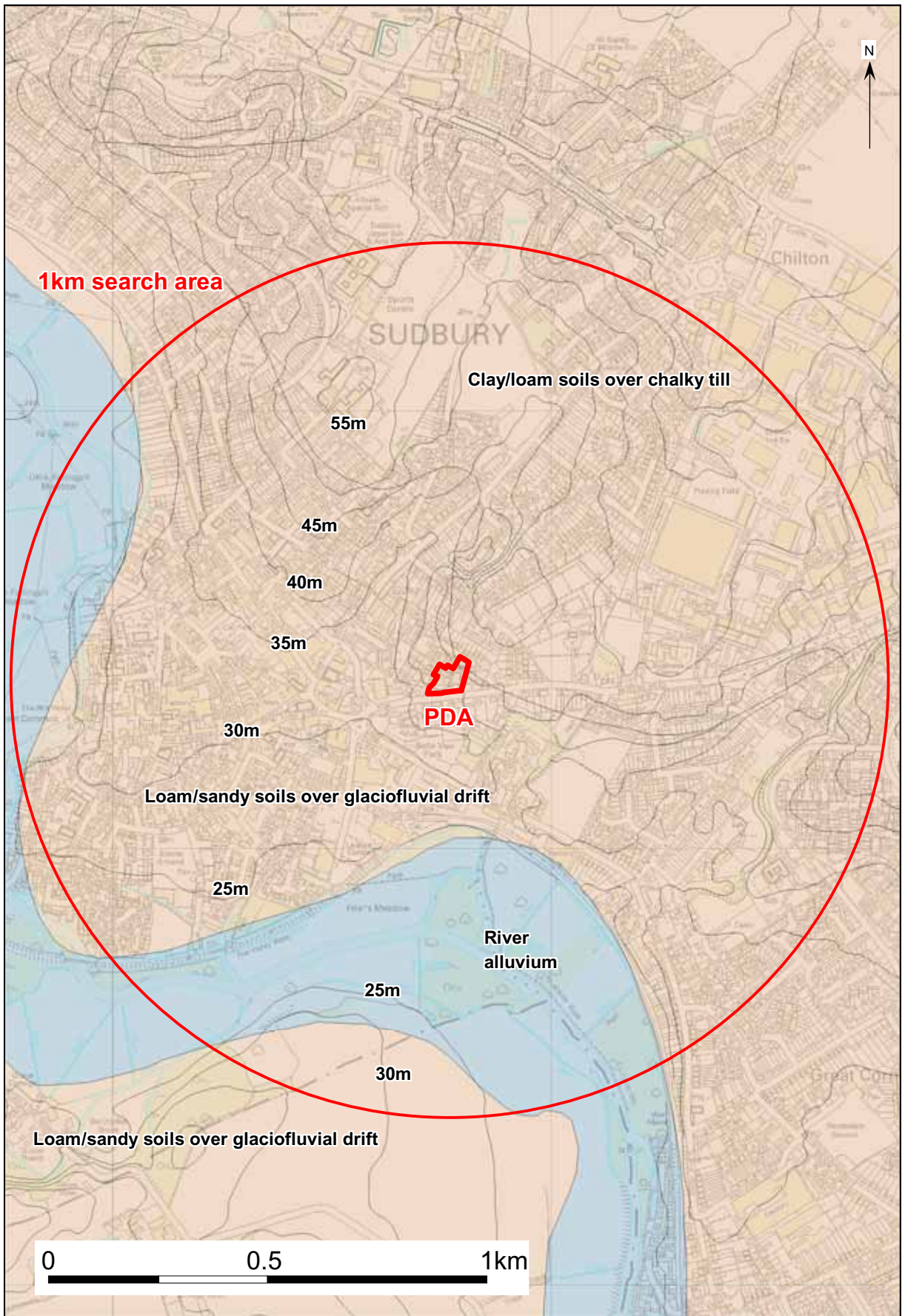


Figure 1. Location map



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 Figure 2. Topography and geology

1.5 Aims

The aim of the DBA is to determine as far as reasonably practicable from the existing records, the previous landuse, the nature of the archaeological resource and the potential resource within the PDA. In particular the DBA will:

- Collate and assess the existing information regarding archaeological and historical remains within and adjacent to the site.
- Identify any known archaeological sites which are of sufficient potential importance to require an outright constraint on development (i.e. those that will need preservation *in situ*).
- Assess the potential for unrecorded archaeological sites within the application area.
- Assess the likely impact of past land uses and the potential quality of preservation of below ground deposits, and where possible to model those deposits.
- Assess the potential for the use of particular investigative techniques in order to aid the formulation of any mitigation strategy.

1.6 Methods

The methodology involved interrogating the following sources of data to meet the aims of this DBA.

A search of the Suffolk HER for any records within 1km from the centre of the PDA. The results are described and mapped in section 2 below.

An examination of the literature with reference to archaeological excavations within the study area.

An examination of the metal detecting and fieldwalking survey data recorded on the Portable Antiquities Scheme (PAS) database.

A search for listed buildings that may have a line of sight to the PDA was carried out. A summary is presented in section 2.2 below.

A historical documentary search, including an assessment of all cartographic sources was commissioned. The results have been summarised in section 2.4 below, with the full report presented in Appendix 1.

A site walkover was conducted on the 13/07/2012, for which notes and digital photographs were taken (Appendix 2).

1.7 Legislative frameworks

National Planning Policy Framework (which replaced PPS5 in March 2012) provides guidance for planning authorities, developers and others on planning and the historic environment (paragraphs 128 & 129 below).

128. In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.

129. Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this assessment into account when considering the impact of a proposal on a heritage asset, to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposal.

The Ancient Monuments and Archaeological Areas Act of 1979 statutorily protects Scheduled Monuments (SMs) and their settings as nationally important sites.

Listed buildings are protected under the Planning (Listed Buildings and Conservation Areas) Act 1990. This ensures that listed buildings are given statutory protection against unauthorised demolition, alteration and extension. Buildings are listed because they are of special architectural importance, due to their architectural design, decoration and craftsmanship; also because they are of historical interest. This includes buildings that illustrate important aspects of the nation's social, economic, cultural or military history or have a close association with nationally important persons or events.

Conservation areas are designated for their special architectural and historic interest, usually by the local planning authority. Any alterations to properties, structures, trees etc in a conservation area may need permission from the local planning authority.

A Site of Special Scientific Interest (SSSI) is an area that has been notified as being of special interest under the Wildlife and Countryside Act of 1981, due to its flora, fauna or geological or geomorphological features.

A Registered Park or Garden is a site included on the 'Register of Historic Parks and Gardens of special historic interest in England' which is maintained by English Heritage. It currently identifies over 1,600 sites assessed to be of national importance.

Registration is a 'material consideration' in the planning process, meaning that planning authorities must consider the impact of any proposed development on the special character of a registered park or garden.

Chapter 7 of the Babergh Local Plan Alteration No. 2 (2006) details local policy towards the historic environment and national policy. Of particular relevance are policies CN05, CN06 and & CN07 (Listed buildings), policies CN08 and CN09 (Conservation Areas), CN14 and CN15 (Historic Parks and Gardens) and CN16, CN17 and CN18 (Scheduled Monuments and archaeology).

2. Results

2.1 Suffolk HER search

The HER only represents the archaeological material that has been reported, this is the 'known' resource. It is not therefore, a complete reflection of the whole archaeological resource of this area because other sites may remain undiscovered, this is considered as the 'potential' resource.

Figure 3 shows all sites recorded in the HER within 1km of the centre of the PDA. Due to the sites close proximity to the historic core of Sudbury, individual Anglo-Saxon, medieval and post-medieval sites with the defined area of the Anglo-Saxon and medieval town (SUY 040) are not shown separately.

2.1.1 All known archaeological sites within the PDA

There are no known sites recorded within the PDA.

2.1.2 All known archaeological sites within 1km of the centre of the PDA

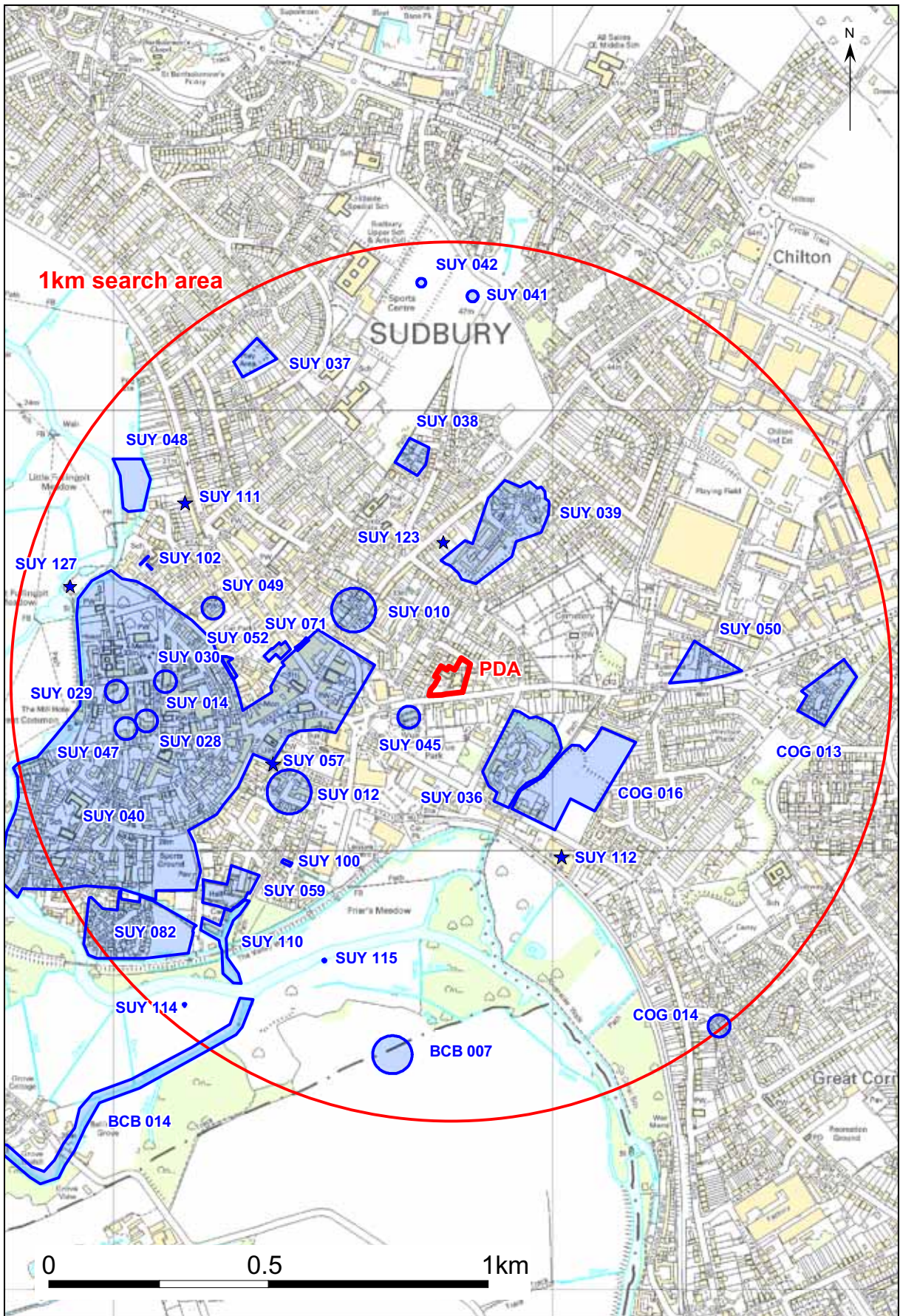
In addition to SUY 040 and the Anglo-Saxon to post-medieval sites contained within it there are thirty-five entries on the HER recorded within 1km of the centre of the PDA.

General Prehistoric

BCB 007. Southern Link Road. Thin scatter of flintwork identified during fieldwalking assessment of proposed southern link road. Scatter crosses Essex County boundary.

Palaeolithic (BC 500,000 – BC 10,001)

SUY 010. Implements and faunal remains identified in late 19th century. Location uncertain.



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Figure 3. HER sites within 1km of the centre of the PDA

Bronze Age (BC 2,350 - BC 801)

SUY 028. Stour House, Gregory Street. Earliest phase of activity identified in 144sqm excavation was Late Neolithic/Early Bronze Age, with a few small pits associated with grooved ware and beaker sherds.

Iron Age (BC 800 – 42 AD)

SUY 014. Gregory Street. Hand-made pottery (probably Iron Age) associated with a curving gully and a large shallow feature pitted with irregular holes.

SUY 028. Stour House, Gregory Street. Phase of Iron Age activity identified in 144sqm excavation. Features consisted of two pits, the larger producing high status finds including burnt fragments of three decorated bone combs, another decorated burnt bone fragment of uncertain function and a dozen baked clay sling shot. Six of these were found in a little cache within the pit and the total of fourteen from the site is the largest group from Suffolk. Later on the site appears to have been on the edge of an enclosure as three, nearly parallel, ditches were found. Each was just over a metre deep. Two were of Late Iron Age date and from the top of one came a bronze button and loop fastener. The third ditch appears to be early Roman. The medieval property boundary ran parallel to these ditches and suggests that they could still be seen during the medieval period.

SUY 029. Walnut Tree Hospital. Excavation fronting Walnut Tree Lane identified residual Iron Age pottery amidst heavy 19th century quarrying. Two Iron Age pits found in undisturbed area.

SUY 047. Hardwick House, Stour Street. Two Iron Age pits identified during monitoring of footing trenches for extension to Hardwick House.

Roman (43 AD – 409 AD)

SUY 049. Seven Roman coins (late 3rd and 4th century) found digging a hole in garden.

Anglo-Saxon (410 AD – 1065 AD)

SUY 040. Anglo-Saxon town of Sudbury. Urban by Late Anglo-Saxon period. Construction date of defensive ditch surrounding town unknown but backfilled by

13th/14th century. Anglo-Saxon finds and features identified in several locations within defined area of town,

SUY 045. Possible site of Saxon & Norman mint.

Medieval (AD 1066 – AD 1539)

SUY 012. 2 Meadow Lane. ?Medieval ridge and floor tile. 17th century pottery from below cobble stone floor. Found in garden.

SUY 030: Burbitts Lane/Gaol Lane. Ground investigation (by developer) prior to housing development located deposits 1.2m to 1.5m deep over south end of site, dropping to between 2m to 3.3m deep at north end. Medieval and ?Thetford type ware pottery sherds and oyster shells reported from north part of site.

SUY 040. Area of medieval town of Sudbury. 'Area of archaeological interest' defined in Babergh Local Plan in April 1990. Area of town defined on west side by 'Mill Stream', on north and east sides by presumed defensive ditch along surviving street plan, with secondary settlement surrounding 15th century church of St Peter, and to south by defensive ditch, which had been backfilled by 13th/14th century, along line of surviving street plan with further secondary expansion toward River Stour and around 15th century church of All Saints. Area also includes church of St Gregory (and adjoining college; Chapel of Holy Sepulchre; Dominican Friary; Hospital; various finds and excavations revealing medieval features and artefacts.

SUY 045. Possible site of Saxon & Norman mint.

SUY 100. Land at Westway, Edgworth Road. Monitoring of footing trenches identified a single unstratified sherd of medieval pottery.

Post-medieval (AD 1539 – AD 1900)

BCB 014. Ballingdon Cut. The Ballingdon Cut, an early 19th century waterway linking Ballingdon Brickworks with the River Stour. The Cut, now dry and overgrown, still contains the remains of nearly twenty wooden lighters lying bow to stern where they were moored by the Navigation Company. The last of them were, in fact, deliberately

scuttled here in 1914 to prevent their being useful to the enemy should Germany invade. Ballingdon Cut led to former brickworks where bricks were loaded for Mistley and transhipment to London. Named as 'canal' on 1845 tithe apportionment.

COG 013. Newton Road. 'Chalk Pit and Kilns' and 'Lime Kilns', shown on Great Cornard 1840 Tithe Map. Now built over.

COG 014. Stannard Way. Windmill shown on Great Cornard Tithe Map 1840. Date built 1805. Postmill with roundhouse, either this mill or site COG 015.

COG 016. Chilton Mills. Field names 'Kiln Yard' and 'Kiln Field' suggest a kiln was previously situated here previously. Adjacent to lime kilns (SUY 036).

SUY 036. Railway Chalk Pit. Lime kiln/s shown on 1881 OS map at TL 8794 4127 and on 1904 map at TL 8799 4127 Site cleared or infilled by July 1978. Chalk(?) pits also extended further to east.

SUY 037. Lime kiln/s in former chalk pit near waterworks, cleared or infilled by 1978.

SUY 038. Lime kiln to west of Acton Lane. Shown on 1904 OS map, cleared or infilled by 1978.

SUY 039. Victoria Works. Mapped lime kilns at Victoria Works, cleared or infilled by 1978. Three shown on the 1904 OS map at TL 8784 4170.

SUY 048. North Meadow. Meadow works on North Meadow consisting of slight parallel depressions at right angles to the River Stour. Depressions approx 1m wide and 3.5m apart, water-filled in winter. Area coincides with that part owned by Alexander Duff, silk manufacturer of Sudbury in 1840. Works probably date from c.1800 when floated water meadows were in vogue.

SUY 050. Newton Road. Windmill shown on Sudbury tithe map and on OS map of 1839. On border between Sudbury and Chilton parishes. Possibly same as a windmill between Newton Road and Gallows Hill on 1714 map.

SUY 057. Station Road. Contractors tunnelling under road encountered a group of post-medieval artefacts at c.4m depth from present street level. Late 17th/early 18th century finds likely from a deep feature such as latrine, well or basement.

SUY 059. Sudbury town gas works. Built 1836 (1892 lessee C H Grimwood, who was also owner of the Clare Works). Shown on Tithe map and later OS maps which show changing positions of tanks. Remnants levelled June 2002.

SUY 071. 92 North Street. Archaeological monitoring for an extension located a large rubbish pit of late medieval/post-medieval date and a 19th/20th century foundation trench and brick lined well or soakaway.

SUY 082. Priory Stadium. Archaeological evaluation located post-medieval cultivation layers and a paleochannel.

SUY 110. Navigation Warehouses. Pair of fine 18th century warehouses by basins at the head of Stour Navigation. Basin holds the recently restored Stour lighter, which apart from the necessary addition of a rudder (Stour lighters worked in pairs, with a beam projection from the bow of the rear lighter, which became in effect, the rudder for the fore lighter) is very similar to those shown in Constable's paintings.

SUY 111. Silk Workshops, Melford Road. Buildings representing the stages of development of the silk industry, domestic workshops. Location corrected to match 1880s mapping of 'Silk Manufactory'.

SUY 112. Silk Workshop, Cornard Road. Large, unpowered workshops to hold a number of handlooms, and modern factories for the silk industry.

Modern (1900 - present)

SUY 114. Ballingdon Meadow. Standard type 27 WW2 pillbox. Entrance faces south. Brick internal and external shuttering, but all external shuttering has been removed. Round pillar, metal pivot on square column. Square vents. One-piece steel plates at embrasures. Some 200m south of 'Quay Theatre', on opposite bank of River Stour, some 50m from south bank.

SUY 115. Friar's Meadow. Standard type 27 WW2 pillbox. All external brick shuttering has gone. Some remains of metal camouflage net supports on roof. One piece steel plates at embrasures. Entrance faces south.

SUY 123. Banham Close. Spigot mortar emplacement. Tall pedestal (2.5ft - 3ft high), no bomb alcoves. Destroyed by residential development prior to 1997.

SUY 127. Pillbox noted on a visit in 1998. On the west bank of the River Stour by the footbridge over the river, near St. Gregory's Church. Removed by 1999, no surviving traces.

Undated

SUY 041. Cropmark of ring ditch of c.18m diameter on school playing fields. Possible entrance to south.

SUY 042. Possible ring ditch cropmark on school playing fields.

SUY 052. Former Four Swans Hotel, North Street. Monitoring of groundworks located two undated pits. Rest of site suffered severe truncation, probably during construction of earlier hotel.

SUY 102. St Josephs Primary School. Trenched evaluation revealed large, probably 19th century pit/quarry and an undated ditch.

2.1.3 Unmapped sites recorded in the HER from the vicinity of the PDA.

A further two sites for which the location is unknown but may lie within the search area are recorded as coming from the parish in the Suffolk HER.

- Neolithic handaxe now in the Ashmolean Museum (SUY Misc – MSF5746)
- Neolithic polished axes and other implements (SUY Misc – MSF5745)

2.2 Listed Buildings

A search was carried out on the Suffolk HER and on the listed building web site <http://list.english-heritage.org.uk>. There are over 100 Listed Buildings within 1km of the centre of the PDA, the vast majority of which lie to the west within the Conservation Area and historic core of Sudbury.

Of these six lie within c.250m of the centre of the PDA and may potentially have a line of sight to a part of it (Fig. 4). These include:

1031560. *The Folly at Oakville, Newton Road*

Grade II

Folly. Early C19. Of salvaged materials including burnt kiln brick, red and gault brick, reused ashlar, ecclesiastical carving, terracotta and Coade stone ornament. Roof not visible. EXTERIOR: square on plan. 2 storeys. Plank door to north under semi-circular arch of burnt brick voussoirs and with Coade stone head as a keyblock. One arched niche right and left. Flush floor band at first floor of irregular ashlar blocks. First floor lit through a single-light arched casement with leaded glazing, flanked by an arched niche either side containing carved ecclesiastical figures. Each opening with Coade stone heads as keyblocks. Crenellated parapet. South side with two arched windows to first floor fitted with single-light casements with leaded glazing. West side lit through one similar window each floor, both with an arched niche right and left. No openings to east side. INTERIOR: ladder staircase rises to first floor, where the room is lined with full-height plank panelling. 3 windows with coloured glass. Timber ceiling. 4-panelled door from staircase. A unusual folly building incorporating a wide range of materials.

'Oakville' is not of special interest.

1037462. *Flint Lodge, Newton Road*

Grade II

Lodge to the cemetery. Mid C19, 2 storeys, 2 windows. Flint walls, slate roof. L-shaped with end gables. Casement windows of Gothic pattern. Gabled porch in angle of the L.

1285362. Bear Hotel, King Street

Grade II

Possibly originally C17, but now very much altered and modernised. 2 storey and attic (1 square headed dormer casement). Timber-framed and plastered, but now a good deal of brickwork. Steep roofs, tiled, gable at 1st floor overhangs, West. Front ground floor modern red brick, left, upper storey painted brick with parapet. 4 windows at 1st floor including 1 2-light, mainly flush frame sash with glazing bars. Important position. Nos 1 to 11 (consec) and the Bear Hotel form a group.

1351342. The Red House, Bullocks Lane

Grade II*

C17/C18 timber framed and plastered. 2 storeys, attics, and cellars. Small wing at back. South west front and South east side cased in red brick in C18. Parapet. Front has 2:1:2: range windows, sash with glazing bars. Centre block breaks forward under pediment which has half-moon window. 1st floor centre window Palladian, and below central doorway has flat hood on carved consoles, 6 panel door. At North West end is a 1 window addition with no attics.

1351348. 60-71, EAST STREET

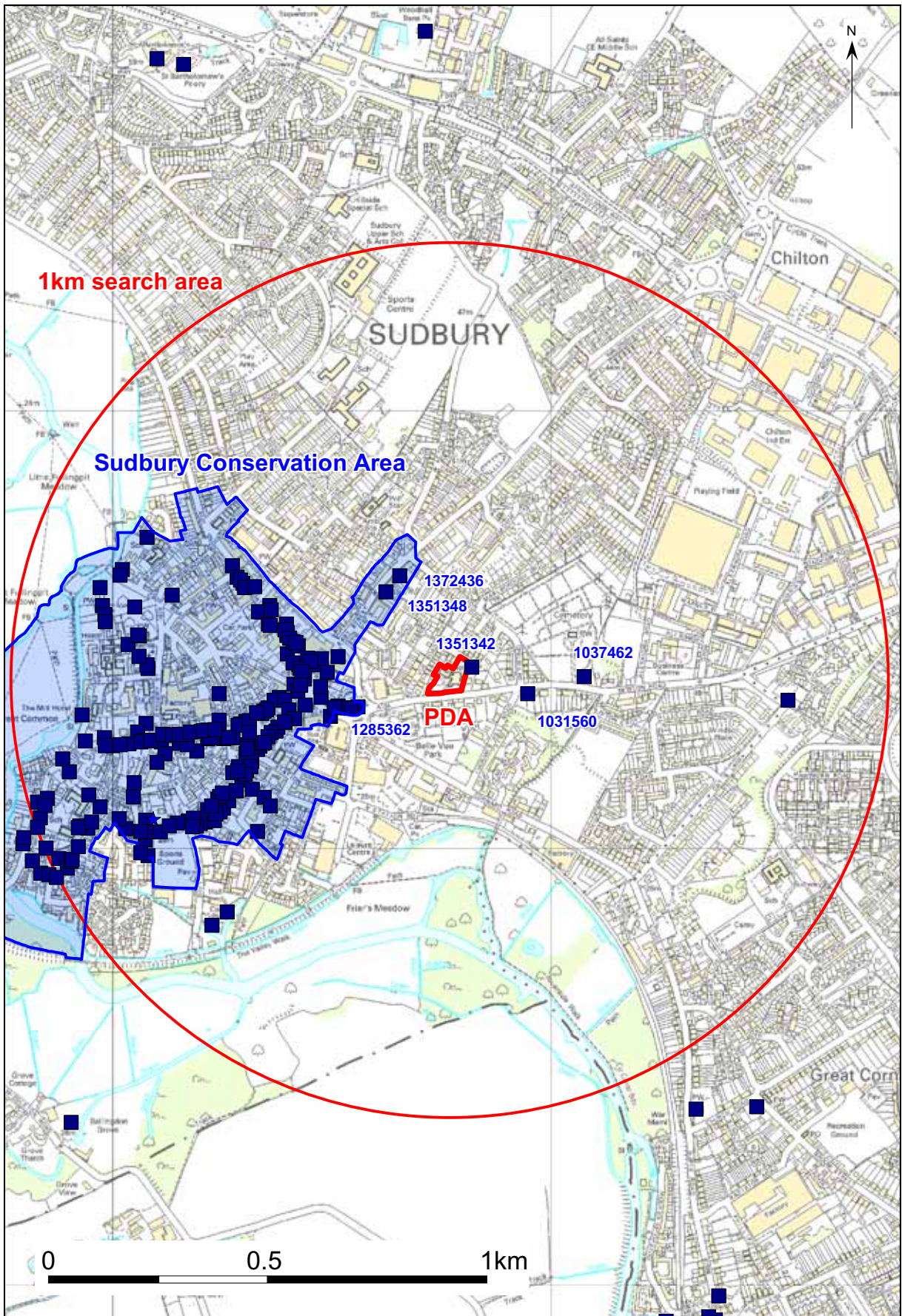
Grade II

Mid C19 gault brick with some red brick dressings, roof of slates. Built to house workers in the silk weaving trade. Centre block of 3 storeys. (63-68). Ground floor windows, sash with glazing bars, 1st floor with characteristic wide window openings of 3 lights (for the workrooms). 3rd storey with 2- light casements. End blocks with double hung sashes with glazing bars.

1372436. 52-59, EAST STREET

Grade: II

Mid C19 gault-brick terrace of three storeys, built to house workers in the silk weaving trade, similar to Nos 60 to 71 adjoining. One window range to each tenement, one double hung sash window with glazing bars to ground floor, large three light casement with glazing bars to first floor, two-light casements to third storey. Roof of slates.



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Figure 4. Listed buildings and Conservation Areas within 1km of the centre of the PDA

2.3 Scheduled Monuments, Conservation Areas and SSSI's

2.3.1 Scheduled Monuments

There are no SM's within 1km of the centre of the PDA.

2.3.2 Conservation Areas

The eastern edge of the Conservation Area of Sudbury, which largely encompasses the area of the medieval town, lies c.150m west of the PDA (Fig. 4).

2.3.3 Registered Parks or Gardens

There are no Registered Parks or Gardens within 1km of the centre of the PDA.

2.3.4 Sites of Special Scientific Interest

There are no SSSI's within 1km of the centre of the PDA.

2.4 Documentary study summary

A study of available documentary and cartographic sources (Appendix 1) indicates that the original buildings of the present hospital were built in 1867-1868, on open arable fields outside of the town, and were financed by the selling of the preceding St Leonard's hospital which lay elsewhere in the parish. Prior to this the PDA appears to have been farmland since at least 1714, although a mill lay in the vicinity. The hospital was subsequently extended in several stages during the late 19th and early 20th centuries.

The property records relating to the PDA are absent from the archive collections held at the record office and tracing the earlier history of the site will be difficult although the records of the hospital's Management Board, which cover the years 1868-1948, could provide the basis for a more general history of the hospital and its development during that period.

Ordnance Survey mapping referred to in the documentary report, and Hodskinson's map of 1783, are included below (Figs. 5-8). These all show the PDA as lying on former farmland to the east of the town. The wider landscape is gradually being developed piecemeal during the 19th/early 20th century, with scattered housing, industrial buildings such as kilns or factories, chalk and clay pits and a large cemetery to the east. The dense spread of housing estates that now surround the hospital evidently all date to the mid 20th century or later.



Figure 5. Location of the PDA on Hodskinson's map of 1783 (not to scale).

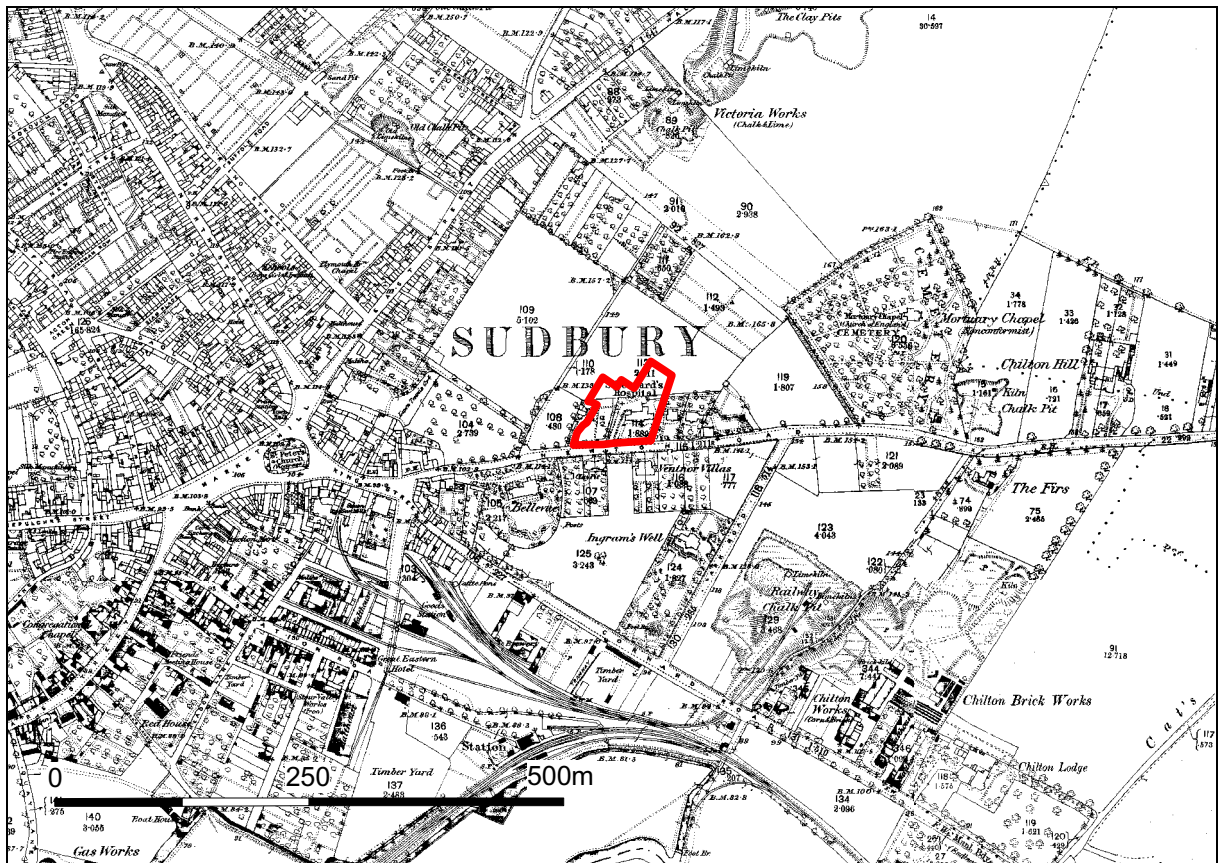


Figure 6. Location of the PDA on 1st Edition Ordnance Survey, 1886.

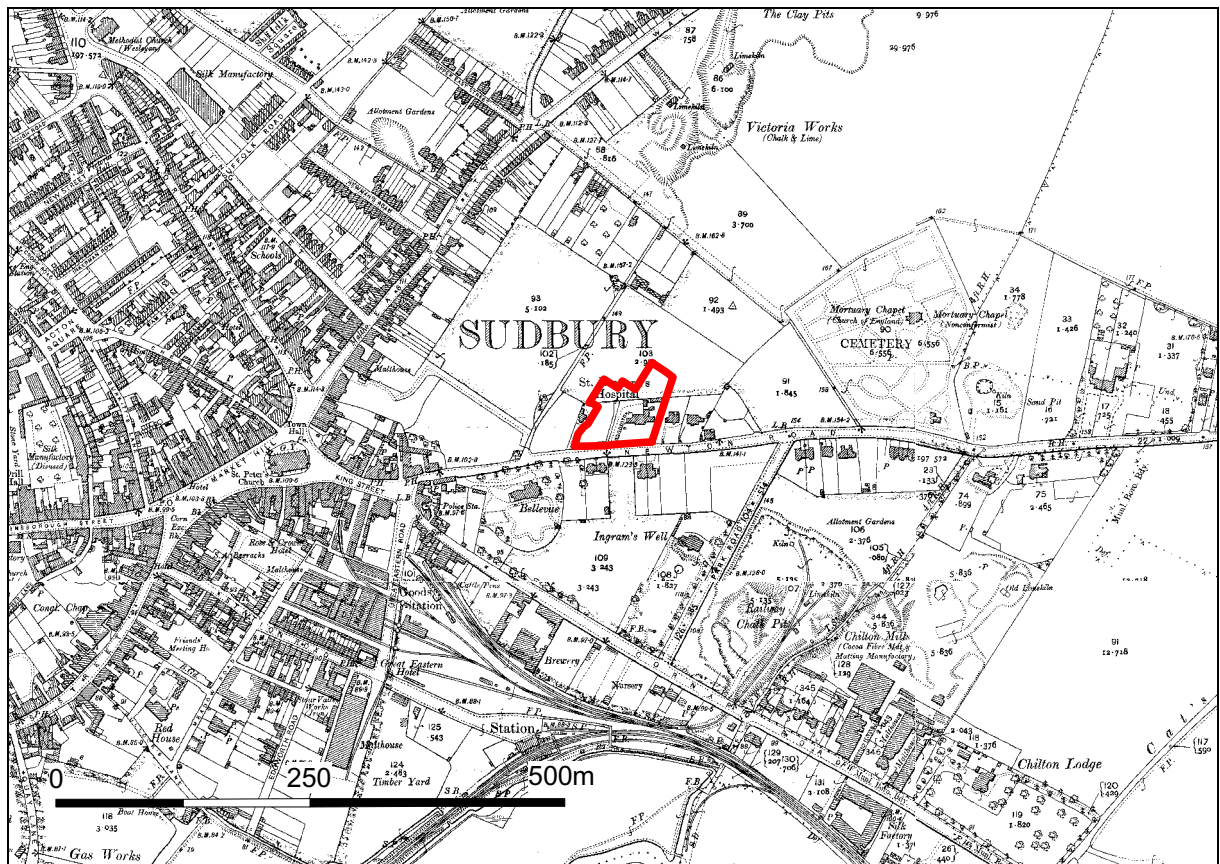


Figure 7. Location of the PDA on 2nd Edition Ordnance Survey, 1904.

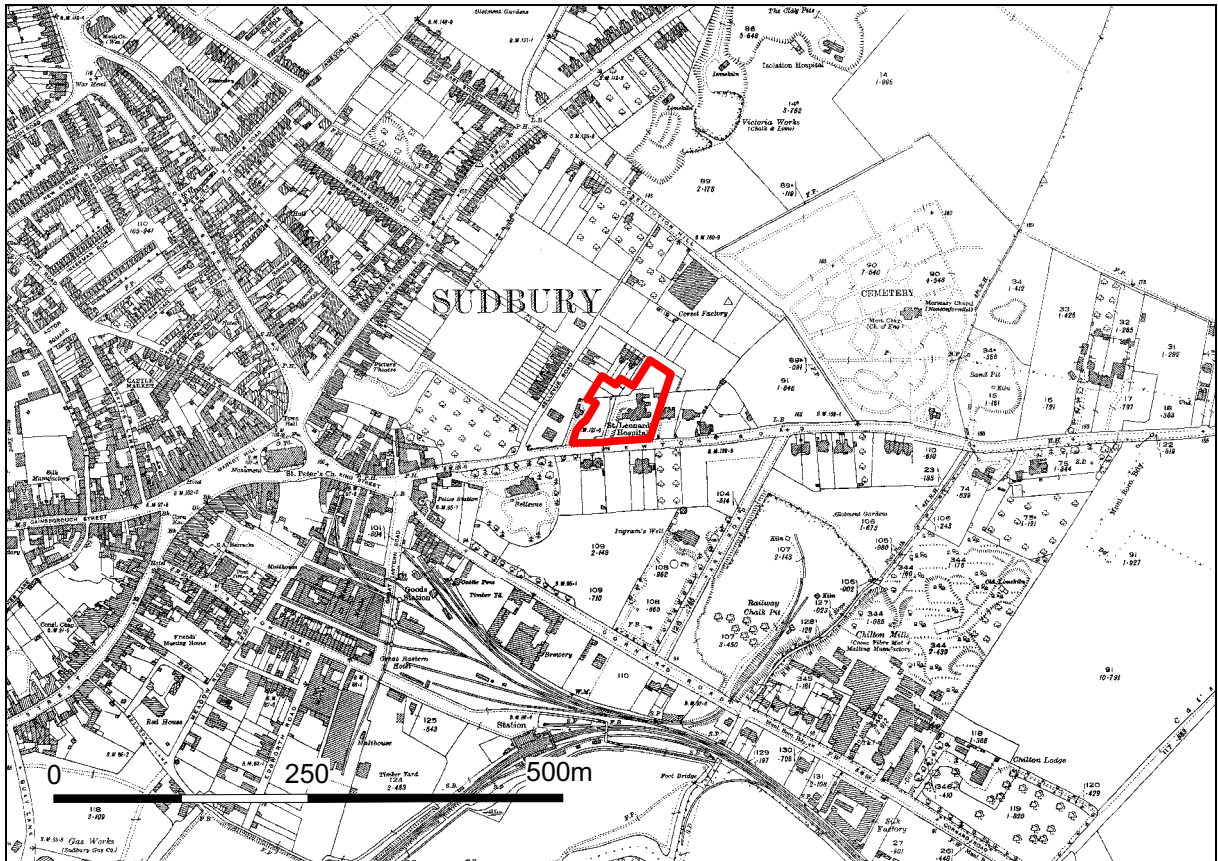


Figure 8. Location of the PDA on 3rd Edition Ordnance Survey, 1926.

2.5 Site inspection

A visit to the PDA was made on 13/07/2012, to determine the presence of any factors likely to impact on the overall assessment of its archaeological potential.

As described above the site consists of a complex of hospital buildings which consists of a 19th century core with a frontage facing south that has been extended in later years to north, east and west. The buildings lie within landscaped gardens on a south facing slope. The southern part of the PDA, to the front of the hospital, contains open areas of lawn interspersed with mature trees, areas of carparking and an access drive. There is strong evidence to suggest that ground levels have been much altered, with apparent artificial slopes or terracing. To the north of the hospital the PDA largely consists of another carpark accessed via Belle Vue road.

Photographs of the PDA taken during the site inspection are included in Appendix 2.

3. Assessment of impacts and effects

3.1 The archaeological potential of the PDA

Although there are no known archaeological or historical sites recorded within the PDA this may be due to the lack of previous archaeological investigation as the site lies in an area of moderate potential, particularly for pre-medieval deposits.

In the wider search area systematic archaeological investigation has also generally been limited, mainly to small-scale interventions within the historic core which have recorded Anglo-Saxon to post-medieval deposits. The spread of the modern town during the 20th century to the north, south and east of the PDA appears to have limited the opportunity for fieldwalking and metal-detecting surveys and, by occurring prior to the advent of PPG16, for development led archaeological investigation, meaning that there is a distinct lack of archaeological sites, despite the landscape setting of the PDA overlooking the River Stour which is topographically favourable for early occupation of all periods.

3.1.1 Prehistoric

Sporadic evidence of prehistoric activity has been recorded in the HER, specifically a Late Bronze Age and Iron Age settlement focus to the east represented by SUY 014, 028, 029 and 047 and 029. Two ring ditch cropmarks to the north of the PDA, SUY 041 and 042, may be of prehistoric date and there are references to unlocated Palaeolithic and Neolithic finds being recovered from the parish.

As discussed above this relatively low level of prehistoric sites, particularly considering the topographic location above the Stour valley, may partly be due to a lack of large-scale investigation or survey caused by the PDA's location within the modern built-up area of Sudbury. Where fieldwork has occurred, for instance on the outskirts of the modern town at Churchfield Road, Chilton, just beyond the immediate search area to the north-east, a substantial Iron Age settlement enclosure has been identified (CHT 009, Abbott 1998 & CHT 015, Craven in prep).

The PDA is therefore thought to have low/moderate potential for unknown archaeological deposits of prehistoric date.

3.1.2 Roman

Evidence of Roman activity within the search area is limited to a findspot of seven late Roman coins in a garden. As with prehistoric deposits this lack of evidence may be largely due to the PDA's position within the modern town and lack of field survey or archaeological excavation. It does however suggest that the PDA has only low potential for evidence of Roman activity to be present.

3.1.3 Anglo-Saxon

The site lies c.200m east of the limits of Anglo-Saxon Sudbury which is presumed to have been marked on its eastern side by a defensive ditch. While direct archaeological evidence of Anglo-Saxon activity has been identified within the area of SUY 040, none has yet been seen outside of the historic core, although the possible site of an Anglo-Saxon mint is recorded just to the south-west of the PDA, and it seems likely that Anglo-Saxon occupation did not spread beyond this defined area. The PDA therefore appears to have only low/moderate potential for unknown archaeological deposits of Anglo-Saxon date.

3.1.4 Medieval

The PDA similarly lies with c.200m of the eastern limits of the medieval town and its defensive perimeter ditch. Direct archaeological evidence of medieval occupation is again largely limited to within the area of SUY 040, apart from some minor medieval finds deposits being seen in small investigations to the south-west of the PDA and the possible Anglo-Saxon, then medieval mint.

As with the preceding Anglo-Saxon period it therefore seems likely that occupation evidence does not extend eastwards in any great density beyond the defined area of the town and the PDA is likely to have been open farmland through to the post-medieval period. The PDA therefore appears to have only low/moderate potential for unknown archaeological deposits of medieval date.

3.1.5 Post-medieval

Although numerous sites of post-medieval date are recorded in the vicinity of the PDA a majority of these are known from historic mapping and relate to industrial or trade activities scattered across the open land on the eastern outskirts of the town. The PDA itself, prior to the construction of the hospital, is shown on early 19th century mapping (see Appendix 1) as open fields and so has only minimal potential for unknown archaeological deposits of this date.

The hospital itself, while having a mid/late 19th century core, is not a listed building.

3.2 Potential level of preservation of archaeological deposits

The main observation made during the site inspection was that the site has seen high levels of landscaping and modern disturbance, there being little evidence left of the natural topography, and this will have had a detrimental affect on the survival of potential archaeological deposits.

Prior to the construction of the hospital the site is likely to have been open farmland and although various quarry pits are known in the vicinity none appear to have been located within the PDA. At this time archaeological deposits may have survived in good condition at relatively shallow depths. The development of the hospital however over the past c.150 years, including the addition of a series of extensions, creation of areas of carparking and vehicle access, and the presumed installation of associated buried services, will all have had a major impact on any archaeological deposits. Even the few remaining grass areas all appear to have been heavily landscaped.

Any archaeological deposits existing on the site therefore are likely to survive in a poor/low state of preservation, potentially with only more substantial or deeper deposits surviving intact.

3.3 Potential impact of development on the archaeological resource

As the potential for archaeological deposits within the PDA is thought to only be low/moderate, and levels of preservation are also unlikely to be good, it is thought that the potential for the development to have a detrimental impact on archaeological deposits is low.

The level of such impact will partly depend however upon the nature of development, in particular if new building or landscaping is to occur in the current open lawn areas.

3.4 Potential impact of development on other heritage assets

While the PDA lies in close proximity to the Sudbury Conservation Area its planned development is unlikely to have a direct impact upon it, being shielded from the Conservation Area by modern housing.

Similarly the impact of development on nearby listed buildings will probably also be low. Although several listed buildings may have a line of site to the PDA it is only The Red House (1351342) whose setting may directly be affected, and to a large extent the development of the existing hospital and surrounding modern housing has already had a major impact on the setting of this 17th/18th century structure. The core of the hospital itself, while not being listed, is of mid 19th century date and of some importance being one of the older and larger buildings in the immediate area. This core will be directly impacted upon to a high degree by any development.

Finally Newton Road itself is a long-standing route into and out of the town. Along this part of it the historic mapping shows that development, including the hospital, has typically been set back from the road frontage and, although not part of the Conservation Area, any changes to the PDA have high potential to impact upon the visual appearance of the street.

4. Mitigation measures

The PDA has low/moderate potential for archaeological deposits of prehistoric, Roman, Anglo-Saxon or medieval date but these are likely to be in a poor/moderate state of preservation. However, due to the PDA not having been subject to any systematic archaeological investigation the actual nature of any archaeological deposits present within the PDA is unknown.

Applicants for planning consent are reminded that national guidance recommends that potential archaeological sites are evaluated (fieldwalking and/or geophysical survey and/or trenching) prior to the determination of any application and that refusal of consent is an option to ensure that nationally important sites are preserved *in situ*.

Although at present there are currently no grounds to consider refusal of planning permission in order to achieve preservation *in situ* of any designated heritage assets such as Scheduled Monuments, or of important but non-designated heritage assets within the PDA, there is a possibility that the results of further archaeological investigation could lead to grounds to consider the refusal of permission in order to achieve preservation *in situ* of important archaeological deposits

It is therefore recommended that further archaeological investigations to assess the nature and significance of any archaeological deposits present within the PDA takes place before consideration of any planning application. The results of such investigations can then be used by the LPA's Archaeological Advisor (SCCAS/CT) to make any decisions regarding heritage assets in respect of any planning application, and determine the need and scope for preservation *in situ*, or excavation and preservation by record prior to development, which could be imposed by conditions on planning consent.

The sites recent history and present land-use means that non-intrusive investigation techniques such as fieldwalking, metal-detecting and geophysical survey are not appropriate. The first stage of investigation therefore should be a systematic programme of evaluation trial trenching across the PDA, to identify and assess the extent, character, density and depth of the archaeological deposits present and to

assess any damage caused by the previous land use of the PDA. However the sites current landuse causes practical problems for carrying out such a survey, the potential areas available for trenching are currently limited and may not correspond to areas to be affected in the development proposals.

If investigation prior to assessment of the planning application is not possible then a requirement for evaluation could be imposed as a condition on any planning consent, to take place after the PDA has been partially/fully cleared or demolished to ground-level, and when detailed development plans are known, so that trenching can be targeted to areas to be affected.

Alternatively, due to the sites low potential, evaluation may be deemed unnecessary and archaeological monitoring of development groundworks, imposed by condition on planning consent, may be sufficient to preserve by record any archaeological deposits present within the PDA.

Consultation with the LPA and SCCAS/CT, should take place at the earliest possible opportunity, as archaeological investigations can have considerable time and cost implications. This consultation will determine the program of archaeological works that will need to be carried out.

Purchasers or developers of land should be aware that, until an evaluation is undertaken, it is usually impossible to define the extent of archaeological work that may be required on a site and equally difficult to calculate the likely cost and time implications. Bearing this in mind developers are strongly advised to undertake archaeological evaluations at the earliest opportunity to clarify the likely archaeological work required and its cost.

5. Conclusions/Recommendations

Through an examination of the Suffolk HER and National Heritage List for England, a documentary and cartographic search and a site inspection, this DBA has set the PDA within its immediate archaeological landscape.

In general the topographic location of the PDA and the known archaeology of the area suggest that there is a low to moderate potential for encountering archaeological remains within the PDA but that such deposits are likely to be heavily affected by the PDA's recent land-use and in a state of poor/moderate preservation.

Further archaeological investigation, consisting of a programme of trial trench evaluation to identify and assess the extent, character, density, depth and level of preservation of any archaeological deposits is therefore recommended prior to submission of a planning application. However it is recognised that this may not be feasible until after planning consent is granted, the hospital closed and the site partially/fully cleared, and when trenching could be targeted to specific areas to be affected by development proposals.

If evaluation is deemed unnecessary, due to the sites level of potential and preservation, then archaeological monitoring of groundworks is recommended to preserve by record any archaeological deposits within the PDA.

Consultation with the LPA'S archaeological advisor, SCCAS/CT, is recommended at the earliest possible opportunity to determine the actual program of archaeological works required as archaeological investigations can have considerable time and cost implications for any development.

6. List of contributors and acknowledgements

This project was commissioned by KLH Architects on behalf of Castons Chartered Surveyors. The desk based assessment was carried out by John Craven, of SCCAS/FT, the documentary study by Anthony M. Breen, a freelance local history researcher.

7. Bibliography

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Appendix 1. Documentary and cartographic study

Anthony M Breen, July 2012

Introduction

The research for this report has been carried out at the Suffolk Record Office in Bury St Edmunds and the Suffolk Archaeological Service have supplied copies of the first three editions of the 1:2500 Ordnance survey maps for the purposes of this report.

St Leonard's Hospital, Sudbury takes its name and received endowment from the medieval hospital of St Leonard's. It was built in 1867-68 on a new site purchased from the sale of the lands of the former medieval hospital. A brief history of the two institutions is given in C.G. Grimwood and S.A. Kay's 'History of Sudbury' published in 1952 in their account of the Sudbury charities:

'The most interesting of these charities is undoubtedly the oldest. It was in the reign of Edward III that John Colney a wealthy man of Sudbury who contracted leprosy, founded a Leper Hospital on the north side of Melford Road, and endowed it with a house and garden and two nearby fields. It early received the name of St Leonard's Hospital, for in 1372 the founder referred to it as such when writing to Simon Theobald, then Bishop of London, Sudbury's own Archbishop of Canterbury and Lord Chancellor, who was murdered in the Peasant's Revolt. Simon helped to draw up the scheme for the hospital which provided for three occupants. When a vacancy occurred, the other two, or the Mayor of Sudbury and the Spiritual Father of St Gregory's, elected the next resident. This arrangement appears to have worked well until the early nineteenth century, when the vacancies were not filled. Much controversy arose as to who should receive the rents of the Hospital lands, and, for a while, the Governor and Guardians of the Workhouse collected the money and paid it into the general fund for the relief of the poor of Sudbury. This did not suit everyone, and after two inquiries by the Charity Commissioners in 1858 and 1867, a new scheme was made by which the accumulated income from the property was to help in the building of a new hospital, and the yearly income to help in its maintenance. After many meetings the Committee of Management in 1866, and the raising of much money by public subscription, the new buildings in Newton Road were opened in 1868. It was a Cottage Hospital to serve Sudbury and neighbouring parishes, and held about ten patients, these being looked after by a matron, a nurse and a servant. Local doctors have, from the first, been honorary medical officers. With the ever increasing number of patients, additions have had to be made, notably two isolation wards in 1873, an additional storey over the men's ward in 1906, opened by the Marquis of Bristol, and a plot of adjacent land purchased in 1908. An operating theatre, an X-ray and other rooms were built in 1922: a Children's Ward and a Nurses' Home were added in 1927, and further rooms five years later. In 1938, a new part, the "King George V Memorial Wing" was opened by Her Highness Princess Helena Victoria, and in 1943 part

was adapted as a Maternity Wing. The greatest change came with the passing of the National Health Act in 1946, as a result of which, on 5 July 1948, The West Suffolk Hospital Management Committee took over St Leonard's from the Old Voluntary Hospital Committee, thus freeing the Hospital from much financial anxiety'.

Records

The 8 volumes of the Minutes of the Management Committee for this hospital have been deposited at the Suffolk Record Office in Bury St Edmunds (ref. ID 501/1-8). Newspaper accounts of the hospital have been pasted into these minute books together with further details relating to the expansion of the hospital between 1868 and 1948. These minutes books together with the wealth of reports and correspondence provides a basis for a future history of the hospital. Only those records relating to patients and their treatment are closed for a period of 100 years. This archive lacks detailed building plans and property records relating to the purchase of the site.

The General Court of Guardians had been established under a local Act of Parliament 'For erecting hospitals and workhouses within the town of Sudbury for the better employment and maintaining of the poor thereof (1 Anne cap. XXXIV)' (ref. EE 501/16/14). Their main work related to the collection of rates for the borough workhouse and this function continued after the 1836 Poor Law Amendment Act that saw the establishment and building of the Sudbury Union Workhouse (later Walnut Tree Hospital) on the site of the former borough workhouse. The Guardians' 'General Court or Assembly' book held in the Sudbury Borough Archives covering the period 1855-1869 does not contain details relating to the establishment of St Leonard's Hospital though they had previously used money from the medieval hospital's endowments to assist the borough's poor and more importantly to reduce the borough's poor rate.

The 'Dictionary of Suffolk Architects' (Brown, Haward, Kindred 1991) lists only one reference to buildings plans for this hospital. The single plan, the work of the architect Alfred Howard are for additional lavatory and bath and are dated 1912 (ref. EE501/9/24/150). This plan is amongst the Borough Surveyor's records in the Sudbury Borough Archives.

In the Borough records there is a small collection of records relating to John Colney's charity. These include a copy of the original statutes of 1372 annotated with a calculations of lands held by Sir Lachlan McClean dated 8 January 1814, a memorandum empowering Sir Lachlan to take over the management of the charity in 1815 and an order from the Charity Commissioners to sell Colney Piece on the Sudbury-Long Melford Road with plans of the site dated 1894. These 1894 plans probably relate to the site of the original hospital not that built after 1867 (ref. EE 501/18/6-8).

Earlier Maps

In the absence of property deeds in either the hospital collection or the borough collection, the history of the site can be traced back through the use of earlier maps.

Coates' 'tithe map of the parishes of Saint Gregory and Saint Peter's within the Borough of Sudbury' (ref. T 140/2) is undated and is unlikely to have been new survey but based on William Downes' 1815 plan of the borough of Sudbury. The site of the future hospital is shown on the map as a series of fields on the north side of Newton Road. The exact position of the hospital site is difficult to locate on this map due to the expansion of the town in the nineteenth and twentieth century. The site appears to have been at the southern end of the fields numbered from west to east 61, 60 and 59. These are listed in the 1840 tithe apportionment. Thomas Jones was the owner of 60 'Mill Field' measured at 1 acre 1 rood 11 perches then in arable use, he also owned the adjoin field 61 'Burrows Piece' measured at 6 acres 2 rood 5 perches then also in arable use. Both fields were his own occupation and part of a landholding of just 51 acres 2 rood 17 perches. Oliver Branthwaite owned the site of the windmill, garden and yard 59 measured at 1 acre 3 rood 28 perches and adjoining plot 58 'Mill Piece' measured at 1 rood 18 perches. There were 40 perches to a rood and 4 roods to an acre.

The tithe map appears to be a reworking of William Downes' 1815 'Plan of the Borough of Sudbury' (ref. EE501/6/162). The original map is discoloured and the section showing the site of the later hospital is damaged. The field boundaries and numbers used on the map are exactly the same as those used on the tithe map. The map had an administrative purpose as the accompanying schedule (ref. EE501/16/15) is labelled on the cover 'Sudbury Workhouse Court'. On the map Thomas Jones is named as the owner of the field 61 described in the schedule as 'Burrows Piece' measured at 6 acres 2 rood 5 perches while a Mr James Daniells is named as the owner of the adjoining field 60 listed in the schedule as 'Mill Piece' measured at 1 acre 1 rood and 11 perches. In 1815 Charles Oliver was the owner of the two plots known as 'Mill Piece' both with the same measurements as in the tithe apportionment.

The earlier map of the borough by Brewer is temporarily not available for research but a good copy was published by Grimwood and Kay in their 'History of Sudbury'. The site of the future hospital is not shown in detail but a windmill is shown in this area of Sudbury isolated from any adjoining housing.

There appear to be no references in the records office's card indexes to property records relating to these lands.

Conclusion

This hospital was built in the period 1867-1868 on mainly an open field site. The site was close to the site of a windmill. There appears to have been no areas of habitation close to the site and the area appears to have been fields from at least 1714 onwards. The property records

relating to this site are absent from the archive collections held at the record office and tracing the earlier history of the site would be difficult.

The records of the hospital's Management Board covering the years 1868-1948 provide the basis for a more general history of the hospital and its development during that period.

References

Suffolk Record Office Bury St Edmunds

Sudbury Borough Archives

Maps

T140/1 & 2 Tithe map and Apportionment Sudbury St Gregory and St Peter 1840

EE 501/6/162 Plan of the Borough of Sudbury, William Downes 1815

EE 501/6/15 'Sudbury Workhouse Court': Schedule to William Downes' map 1815

Printed Sources

Cynthia Brown, Birkin Haward & Robert Kindred, 'Dictionary of Architects of Suffolk Buildings 1800-1914: A Working Document', Ipswich 1991

C.G. Grimwood & S.A. Kay, 'History of Sudbury, Suffolk', pub Sudbury 1953

Appendix 2. Site inspection photographs



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Figure 1. Photograph locations and direction of view



Photo 1



Photo2



Photo 3



Photo4



Photo 5



Photo 6



Photo 7



Photo 8

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