

# ARCHAEOLOGICAL DESK BASED ASSESSMENT

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## **The Centre, Stoke Park, Ipswich**

(Planning app. no. IP/05/01010/FUL)

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Field Team  
Suffolk C.C. Archaeological Service

© November 2006

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SCCAS Report No. 2006/178



# Contents

Summary  
SMR Information

## 1. Introduction and Methodology

- 1.1 Project background
- 1.2 Site description
- 1.3 Geology and Topography
- 1.4 Scope of this report
- 1.5 Aims
- 1.6 Methods
- 1.7 Legislative frameworks

## 2. Results

- 2.1. Suffolk SMR search
  - 2.1.1. All known archaeological sites within 1 km of the PDA
- 2.2 Listed buildings
- 2.3 Documentary study summary
- 2.4 Site walk over

## 3. Assessment of impacts and effects

- 3.1. Potential of the Archaeology within the PDA
- 3.2. Potential of preserved archaeological remains within the PDA
- 3.3 Assessment of the impact of the development on the archaeological resource

## 4. Mitigation Measures

- 4.1 The PDA

## 5. Conclusions

# List of Contributors

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# Acknowledgements

This project was funded and commissioned by Owen Chesire of Cyril Sweett. The desk-top assessment was carried out by James Rolfe, of Suffolk County Council Archaeological Service (SCCAS) and the documentary study by Anthony M. Breen, a freelance local history researcher. The project was managed by John Newman, Field Officer/Contracts Manager, of SCCAS and advice was given by Jess Tipper SCCAS, Conservation Team.

## Disclaimer

## Figures

- 1 Location of the PDA
- 2 PDA and 1km study area
- 3 Topography of the PDA and the surrounding area
- 4 Soils of the PDA and the surrounding area
- 5 Sites revealed on the SMR within a 1km radius from the centre of the PDA
- 6 Listed buildings within a 1km radius from the centre of the PDA
- 7 Map of 1723
- 8 Map of 1805
- 9 Map of 1839
- 10 Ordnance survey map 1880
- 11 Map of 1921
- 12 Ordnance Survey map 1950's
- 13 Ordnance Survey map 1973
- 14 Areas of terracing and possible original ground levels

## References

## Appendices

- 1. Specification and brief
- 2. Documentary study – by A.M.Breen
- 3. Listed buildings
- 4. SMR results

## **Summary**

This archaeological desk based assessment (DBA) has been undertaken as a result of a proposal to demolish The Centre, Stoke Park Drive, Ipswich and to construct subsequently a new mixed use development. This DBA includes an examination of the Suffolk Sites and Monuments Record (SMR), a documentary search and a site walkover. The proposed development area (PDA) is situated on a promontory overlooking the confluence of the River Orwell and Belstead Brook. Such a topographically favourable situation would normally have a high potential for archaeological material from all periods. However, the ground levels within the PDA were extensively altered during the construction of the shopping complex in 1969 and this disturbance will have had a considerable affect on the potential for any archaeology to survive within the PDA.

## **SMR information**

Planning application no. IP/05/01010/FUL

Grid Reference: TL76557207

Funding body: Cyril Sweett



# **1. Introduction**

## **1.1. Project Background**

This archaeological desk based assessment (DBA) has been prepared by James Rolfe of Suffolk County Council Archaeological Service for Cyril Sweett.

This DBA is a condition of the planning application IP/05/01010/FUL to demolish the existing buildings and construct a mixed use development including a supermarket, small units, medical centre, apartments and car parking at The Centre, Stoke Park Drive.

## **1.2. Site Description**

The subject of this DBA covers an area approximately 1.9 ha and is located at TL76557207, in the parish of St Mary's Stoke Park, Ipswich (Figs. 1 and 2).

The present land use is the Stoke Park shopping centre and car park complex.

### **1.3. Geology and topography**

The PDA is on a spur of a prominent ridge, that drops away from the north down to the south-east and west and is between c.20 – 35m above sea level. It is located on the north side of Belstead Brook, near to its confluence with the River Orwell that is to the east (Fig. 3).

The PDA is situated on a deep, well-drained loam and sandy soil, locally flinty and in places over gravel. The underlying geology is glaciofluvial drift (source: SCC digital data) (Fig. 4).

### **1.4. Scope of this report**

In order to set the PDA in its archaeological context a study area of 1km radius from its centre was selected for intensive survey (Fig. 2).

In accordance with PPG16, the Government's guidance on archaeology and planning, this assessment examines the available archaeological sources. These include the Suffolk Sites and Monuments Record (SMR), reports of any archaeological investigations, all readily available cartographic and documentary sources, the aerial photographic archive and a site walkover.

### **1.5. Aims**

To determine as far as reasonably practicable from existing records, the nature of the archaeological resource and the potential resource within the PDA.

### **1.6. Methods**

The following sources of data were interrogated in order to meet the aims of this DBA.

A search of the Suffolk SMR for any records within 1km from the centre of the PDA was carried out and the results are examined, mapped and tabulated in Appendix 4.

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

A search for listed buildings within the study area was carried out, a summary is presented in the main report and the full details are in Appendix 3.

A study of records from Suffolk County Council development control (now held by the Suffolk Records Office). These records contained the original topographic survey and construction plans, including the drainage scheme, for The Centre, Stoke Park Drive.

A historical documentary search was commissioned; the results have been summarised, with the full report presented in Appendix 2.

The photographic archive held at Suffolk County Council SMR was examined, but no relevant information was discovered. This was to be expected as a third of the PDA has been built upon and a third under tree cover for over a hundred years.

A site walkover was conducted on the 6/11/2006, for which notes and digital photographs were taken.

## 1.7. Legislative Frameworks

PPG 16 (November 1990) provides guidance for planning authorities, developers and others in the investigation of archaeological remains. This guidance advises developers to discuss their plans, preferably at a pre-planning stage, with the County Archaeological Planning Officer for any possible archaeological constraints on their development proposal. The planning guidance sets out to protect nationally and locally important monuments and their settings. There will be a presumption in favour of preservation *in situ* of important remains. In certain circumstances field evaluation will be carried out to enable an informed decision to be made. On sites where there is no overriding case for preservation *in situ* provision will be made for their recording and excavation prior to development.

The Ancient Monuments and Archaeological Areas Act of 1979 statutorily protects scheduled Ancient Monuments (SAMs) and their settings as nationally important sites. There are no SAMs within 1 km of this PDA.

Listed buildings are protected under the Listed Buildings and Conservation Areas Act of 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. There are six listed buildings within 1km of this PDA.

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. There is one SSSI's within 1km of this PDA, at Stoke Tunnel, the 'Stoke Bone Beds' due to the fossiliferous remains found there.

## 2. Results

### 2.1. Suffolk SMR search

It should be noted at this point that prior to the introduction of PPG 16 in 1990, archaeological investigations were not routinely carried out on development projects. This is the case for the whole area around the PDA on the post war housing estates of Maidenhall, Chantry and Stoke Park. Therefore, it is probable that archaeological remains were encountered and/or destroyed in these surrounding areas without being recorded.

As the SMR can only represent the archaeological material that has been reported, it therefore cannot in this case be a complete reflection of the whole archaeological resource of this area.

For more details of the sites mentioned in the report see Appendix 4.

#### *2.1.1. All known archaeological sites within 1km from the centre of the PDA*

There are ten sites recorded on the SMR within 1km from the centre of the PDA and five further sites just over 1km away, which are also considered to help set the PDA within its archaeological landscape (Fig. 5).

#### **Palaeolithic (500,000-8300BC)**

There are three Palaeolithic entries in the SMR, **IPS 163**, **IPS 072** and **WHR 038**, which are all within the Stoke Bone Bed. It has been suggested that the Stoke Bone Bed may have been created by a meander in the river banked against a cliff of Reading and London clay, which prevented animals escaping at times of flooding (Wymer 1985). Various excavations have taken place producing mainly faunal remains, including red deer, horse, wolf, bird, fish and rodent, and a few worked flints. These were all found in sediments deposited by the equivalent of the river Orwell during Ipswichian interglacial, circa 110,000 to 80,000 BP. At **IPS 163** an excavation in 1976 by J Wymer produced the remains of more than one mammoth, but mainly represented just one animal, with two of its feet stuck in silt. There were no signs of butchery, which may suggest that it had probably drowned. At **IPS 072** flint implements and Pleistocene mammals were found during the construction of Stoke Hill railway tunnel (Layard 1912). **WHR 038**, known as Bobbits Hole, which is on the opposite side of Belstead Brook, also has a faunal assemblage representing the Ipswichian interglacial discovered during quarry working.

#### **Mesolithic (8300-3500BC)**

The Mesolithic is represented by one SMR entry **IPS 006**. A Mesolithic blade was found in a garden, which is in a similar topographic position to the PDA, on a spur overlooking the river.

#### **Neolithic (3500-2100BC)**

Two SMR entries represent the Neolithic period **IPS 057** and **IPS 179**. **IPS 179** is a stray find of a discordal flint knife and this is the closest SMR entry to the PDA at 0.4km away. **IPS 057** is an occupation site that was discovered during excavations by H Spencer in 1943 and by Basil Brown in 1946 and 1946-1947 (Maynard 1950). **IPS 057** is interpreted as an occupation site due to the discovery of several areas of hard trodden sand with embedded crumbs of pottery and charcoal, that have been interpreted as floors, and several hearths. The finds from **IPS 057** include pottery, sandstone saddle querns, and flints, the most interesting being a possible sickle and the cutting edge of a polished axe.

#### **Bronze Age (2150-800BC)**

There are two SMR entries of Bronze Age date; these are **IPS 070** and **IPS 078**. **IPS 070** is to the north of the PDA on the flat plateaux, where three small Bronze Age urns with black earth,

charcoal, and cremated remains were found. **IPS 078** is a single stray find of a socketed bronze axe, which was found in a back garden.

### **Iron Age (800BC-100AD)**

There are two SMR entry for the Iron Age, **IPS 079** and **IPS 083**. **IPS 079** is just outside the study area at 1.5 km but is mentioned because it has a very similar topographic setting to the PDA on the same ridge overlooking the Belstead Brook. At this site a bulldozer driver, levelling the area in preparation for a housing development in 1968, found five gold torcs of an early Iron Age date. **IPS 083** is an occupation site identified by the presence of a hut circle and hearth along with triangular clay loom-weights and pottery sherds found by Spencer during excavations in the 1950's (Maynard 1950).

### **Roman (1-410AD)**

The Roman period is represented by one SMR entry, **IPS 074**, where Roman greyware pottery sherds were found in the corner of a playing field at a depth of 2m during building work.

### **Early- Medieval (410-1066AD)**

Three entries represent the Early Medieval period. At **IPS 110**, during the cutting of a new road near Birkfield lane, pits were excavated, which contained Ipswich ware pottery, fragments of loom-weights and a lava quern, suggestive of Middle Saxon settlement activity (Smedley & Owles 1959). At **IPS 057** a Thetford ware spouted bowl was found, and at **IPS 083** excavations by Spencer & West in 1950 recovered a ring brooch.

### **Medieval (1066-1500AD)**

There is one SMR entry for the medieval period **SF5030**. A copper alloy finger ring dating to the 13th–14th century was found in the garden of 108 Maidenhall Approach.

### **Post Medieval (1500-1900AD)**

The two post medieval SMR entries are **SF 16603** and **BSD 011**. **SF16603** is referred to as 'Brick Yard' on the 1838 1st edition 1" OS map, south of Stoke Park. This could relate to the two fields that are south of Stoke Park Hall called 'Lower Kiln Field' and 'Upper Kiln Field'. **BSD 011** is a bridge that is shown on the maps of 1783 & later, the construction date is unknown.

## **2.2. Listed buildings**

A search was carried out on the listed building web site <http://lbonline.english-heritage.org.uk>, which identified six listed buildings within 1 km of the PDA, all of which are Grade II listed (Fig. 6).

1. 2.8km to the west of the PDA is Round Lodge, the Lodge to Stoke Hall that was demolished c1820. It is a single storey construction of roughcast, whitewashed brick with a thatched roof and was circular in plan.
2. 3.5km to the north of the PDA was the Lodge to St Joseph's College, which is a small early 19th century white brick building with a pedimented portico with paired fluted Doric columns that project from the front.
3. 5.8km to the north of the PDA is St Joseph's College, an early 19th century two storied stuccoed house with a considerable 20th century school extension to the west and the rear.
4. 6.5km to the north of the PDA is a wall and gate piers to Goldrood House. The red brick wall, with a stone coping, is to the south-west of Goldrood House, extending approximately 150 metres north-west and south-east.
5. 7km to the north of the PDA is Goldrood House, now part of St Joseph's College. Goldrood House is an early 19th century two storey white brick house.
6. 7.5km to the north of the PDA are the stables to Goldrood House. The stables consist of an early 19th century red brick building of one storey, with a courtyard to the rear.

## **2.3. Documentary Study Summary**

Anthony M Breen carried out the documentary study in October 2006 on behalf of Suffolk County Council Archaeological Service. The full documentary search is located in Appendix 2. A summary of the cartographic evidence prior to the creation of The Centre, Stoke Park, is presented below, as it is this evidence that most clearly charts the land use of the PDA through time. What this evidence reveals about the potential survival of archaeological remains in the PDA will be discussed in section 3.2.

In 1723 Richard Talmarsh surveyed and produced the earliest map that shows the PDA, which is located in plots 16 and 18 (Fig. 7). The PDA is within part of field 18, called 'Kats Meadow' and part of a small wood 16 called 'Nine Acre Hill'. At this time the PDA is part of Stoke Park estate, and remains as such until 1926, as supported by documentary evidence.

On the 1805 map, by Isaac Johnson (Fig. 8), the PDA falls within the fields named 'Kates Marsh,' formerly 'Kats Meadow,' and 'Eleven Acres,' previously 'Nine Acre Hill,' the only difference in land use is that the latter field is no longer shown with trees on it.

The 1839 map by William Fitch (Fig. 9), is the first map to show the buildings that comprise Home Farm, which was built partially on the fields of 'Kates Meadow' and 'Eleven Acres'. The buildings comprised a brick built farmhouse, an extensive range of brick farm buildings and associated yards. The 1st edition O/S map 1880 (Fig. 10) and the 1918 and the 1921 (Fig. 11) maps, also all show the PDA as being partially covered by the buildings and yards of Home Farm and surrounded by trees and a field to the west.

Home Farm remained part of the Stoke Park Estate until 1926 when it was separated from the estate in a sale. The Stoke Park Estate was itself broken up and sold at auction in 1918 and 1921 to pay off death duties.

The PDA is to the east of Stoke Park Drive and is part of the post Second World War development of the outer suburbs of Ipswich. The 1958 Ordnance Survey map for this area shows houses along the east of Stoke Park Road when the PDA was still Home Farm (Fig. 12). By the 1973 Ordnance Survey map the shopping centre is shown and houses are now present on the north-east and south sides (Fig.13).

Therefore, the documentary study, especially the cartographic evidence, demonstrates that the land use of the PDA remained broadly the same from 1839 onwards until the 1969 shopping centre development.

## **2.4. Site walkover**

A visit to the site was made on the 6th of November 2006. The PDA was walked over and it was noted that various levels of extensive terracing had taken place during the development of The Centre. How the development and especially this terracing could affect the potential for surviving archaeological remains is explored below. In only three areas within the PDA is it thought that terracing may not have entirely destroyed the original ground levels and these are indicated on Fig.12.

### **3. Assessment of impacts and effects**

#### **3.1. The archaeological potential of the PDA**

The PDA, on a south-east facing spur overlooking the confluence of the River Orwell and Belstead Brook, is in a topographically favourable situation which would therefore normally have a high potential for archaeological remains from all periods. This would have been an area of diverse habitats, from the tidal river valleys and their immediate environs to the higher plateaux that overlooks them. These habitats would have provided rich and varied resources and the setting of the PDA itself is also attractive as it is in a prominent position within the landscape, being elevated and overlooking the river.

There is evidence from the Palaeolithic period from the Stoke Bone Beds that hunter-gatherers were active in this area, possibly exploiting the area of the bone beds where animals appear to have been trapped in times of flooding. Although only one flint tool of Mesolithic date is known to have been discovered it is highly likely that Mesolithic hunter-gatherers would also have found this area of diverse habitats and resources an attractive area to exploit.

In later prehistory, from the Neolithic through to the Iron Age, society would have become increasingly sedentary. Communities would still have exploited the wild resources available but now would also have been practising animal husbandry and arable agriculture; such activities would have left marks on the landscape. At other locations within Suffolk with similar topography, that is ridges overlooking river valleys, later prehistoric peoples often built burial or ritual sites. As can be seen from the SMR evidence, there are areas of settlement and burials from the Neolithic through to the Iron Age within the study area. It would therefore not be unexpected to find material from any of these periods within the PDA.

There is some evidence for Roman, early medieval and medieval activity within the 1km search area. The early medieval period is best represented by what appears to be Middle Saxon settlement activity. Evidence for the Roman and medieval period is limited to a few pottery sherds from the Roman period and a stray find of a finger ring, from the medieval period. These finds could be due to Roman and medieval manuring practises rather than evidence of anything more substantial. However, the proximity of the PDA to Ipswich, with its Roman, early medieval and medieval archaeology could increase the potential for further sites in the area. Therefore, despite the lack of a wealth of positive evidence in the PDA and its immediate surroundings it is likely that more archaeological remains from these periods could possibly be found.

The most relevant known post medieval archaeology within this area is the existence of the Stoke Park Estate and the possible industrial activity associated with it. Home Farm, which was created as part of this estate is within the PDA.

#### **3.2. Potential of preserved archaeological remains within the PDA**

As discussed above in Section 3.1 if undisturbed the PDA would normally have had a high potential for archaeological remains of all periods. However, changes in land use, especially that of the evolution of the site from agricultural estate to shopping centre by the use of terracing in its construction, will have drastically affected the potential for the preservation of archaeological remains within the PDA.

The documentary study has demonstrated that the archaeology is likely to have remained relatively undisturbed until between 1805 and 1837 when Home Farm and its associated out-



buildings were built on roughly one third of the PDA. The foundations for these buildings may have destroyed or disturbed any archaeology that they passed through. However, any archaeology in the areas between the foundations and under the yards would have been more likely to have survived undisturbed. Between 1839 and 1880 about one third of the PDA was planted with woodland and tree root action could have caused disturbance to the underlying archaeology in this area. The remaining third of the PDA was cultivated land; agricultural activity would have disturbed the underlying archaeology. The advent of intensive cultivation in 1945 and modern deeper ploughing has done more damage in six decades than traditional agriculture did in the proceeding six centuries.

The damage to the archaeological remains is likely to have been most extreme post 1969, when Home Farm was demolished and the present shopping complex was constructed. Over the majority of the PDA there has been extensive disturbance to the original ground levels, mainly by terracing during the construction of the shopping centre, the car park and the Harlequin public house.

By comparing the spot heights from the initial topographic survey to the latest survey results an approximation of how the ground levels may have changed due to the terracing in the 1960's can be achieved. The southern third of the car park appears to be the least truncated, but the rest of the car park has been terraced to various extents, especially in the north-west, where the original ground level has been lowered by approximately two metres. The central pedestrianised area also appears to have been terraced and the ground level lowered by one and a half metres at the north end and to a lesser extent at the south end. The western edge of the PDA nearest to the existing buildings has also been terraced and the original ground level lowered by up to three metres.

There may also have been additional damage where the various building foundations were excavated, these were approximately two and a half metres in depth, and this will also apply to the trenches dug to supply various services.

There are three areas that may have been less affected by the construction of the shopping complex and retain some of their original ground levels (Fig. 14). These areas have the highest potential for the survival of archaeological remains as they do not appear to have been terraced to the same extent as the rest of the PDA; however, they may still have services running through them and are unlikely to be completely undisturbed.

### **3.3. Assessment of the impact of the development on the archaeological resource**

The extent of the impact of any development upon archaeological remains will ultimately depend upon the construction methods used. However, in this case as the majority of the archaeology within the PDA is likely to have been already heavily disturbed or destroyed the impact of the proposed new development would be negligible. The possible exception to this are the three areas previously identified in section 3.2, which may still contain some stratified archaeological remains.

## 4. Mitigation measures

### 4.1 The PDA

In this case preservation *in situ* is unlikely to be an option, due to the previous disturbance of the site. Mitigation measures to prevent any further loss of archaeological information should take the form of preservation through record. This could largely include a monitoring of the ground-works and the recording and excavation of any archaeological remains found. However, in the areas identified above in Section 3.2, (Fig. 12) that were not as extensively terraced and disturbed during the construction of the shopping centre, there is the potential for carrying out evaluation trenching.

## 5. Conclusions

Through an examination of the Suffolk SMR, a documentary search and a site walkover, this desk based assessment has set the PDA within its immediate archaeological landscape and it has been established that such a topographically favourable situation would normally have a high potential for archaeological remains from all periods. However, an examination of the changes in the land use of the PDA, more specifically the fact that the ground levels within the PDA were extensively altered during the construction of the shopping complex in 1969, revealed that the potential for any undisturbed archaeology to survive was low, with the possible exception of three less disturbed areas. It has therefore been recommended that mitigation over the majority of the PDA takes the form of the monitoring of the ground-works and the recording and excavation of any archaeological remains found. However, in the remaining three areas, where the potential for the survival of archaeological remains is higher, it is recommended evaluation trenching could be carried out.

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**Disclaimer**

Any opinions expressed in this report about the need for further archaeological work are those of the Field Projects Team alone. Ultimately the need for further work will be determined by the Local Planning Authority and its Archaeological Advisors when a planning application is registered. Suffolk County Council's archaeological contracting services cannot accept responsibility for inconvenience caused to the clients should the Planning Authority take a different view to that expressed in the report.



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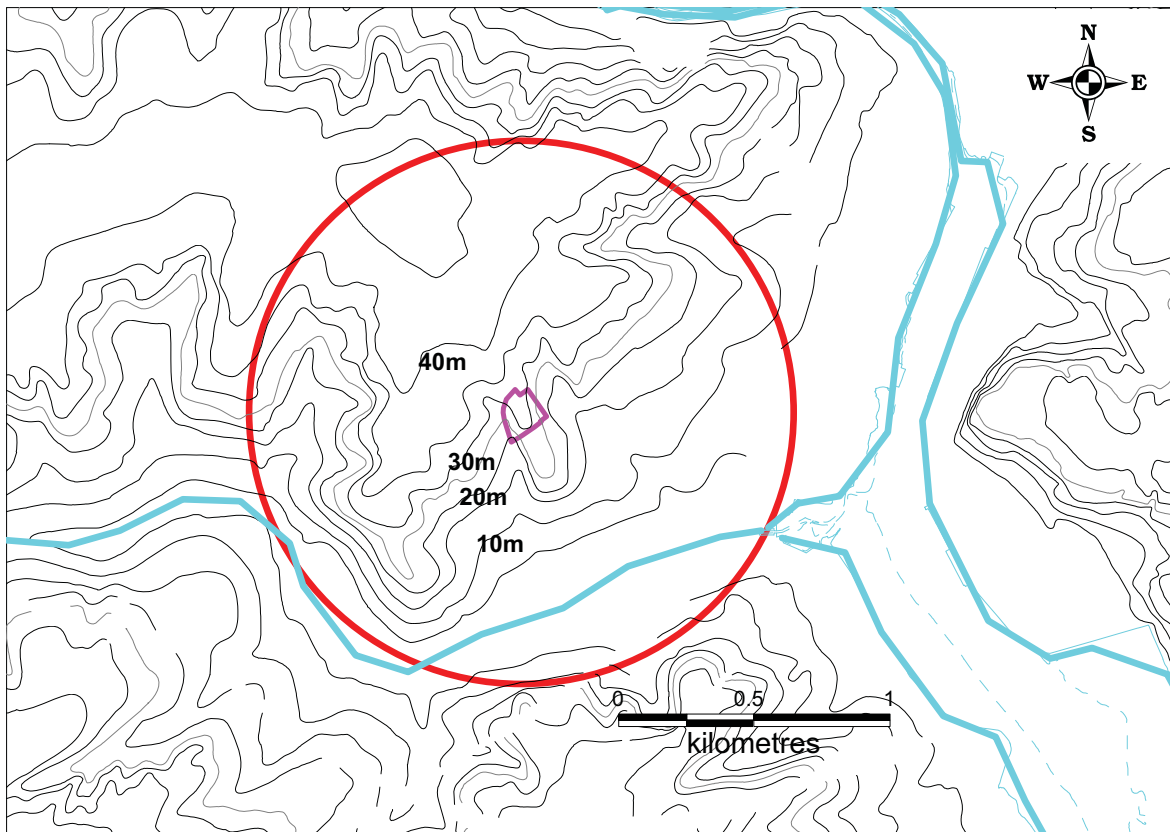
Figure 1. Location of PDA



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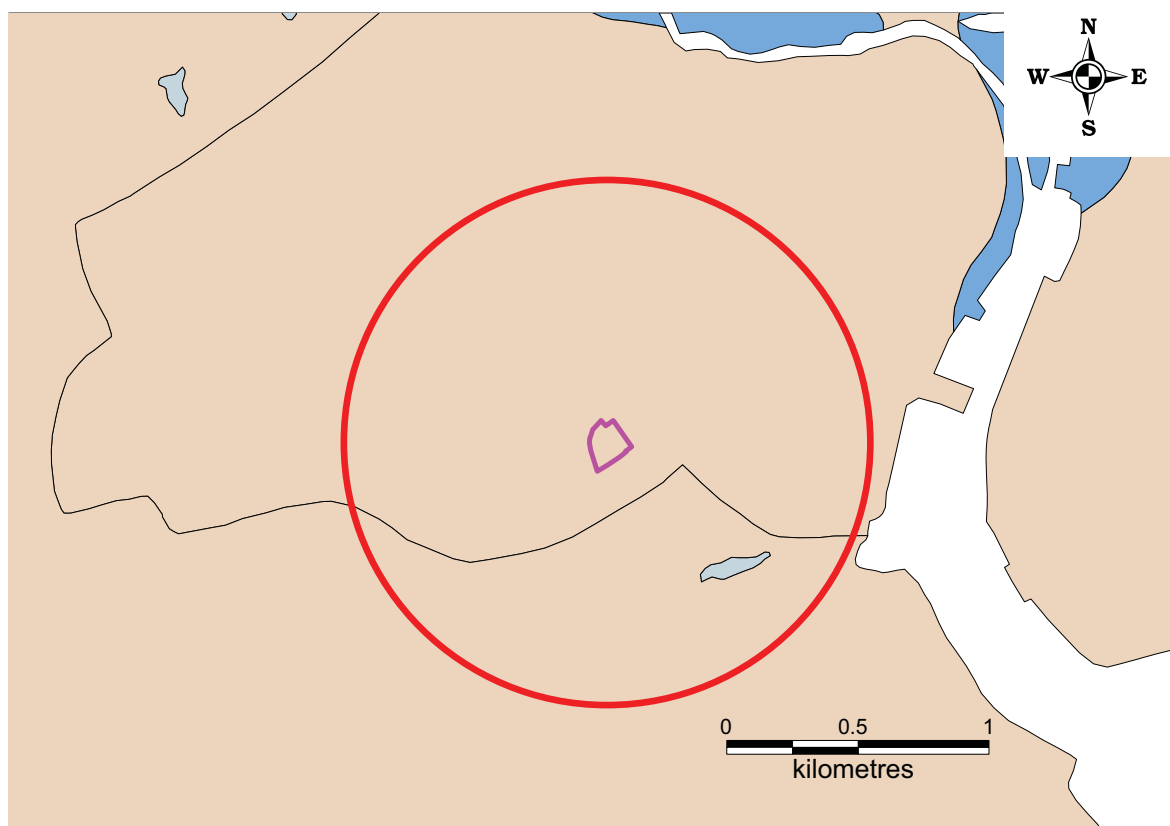
Figure 2. PDA and 1km study area





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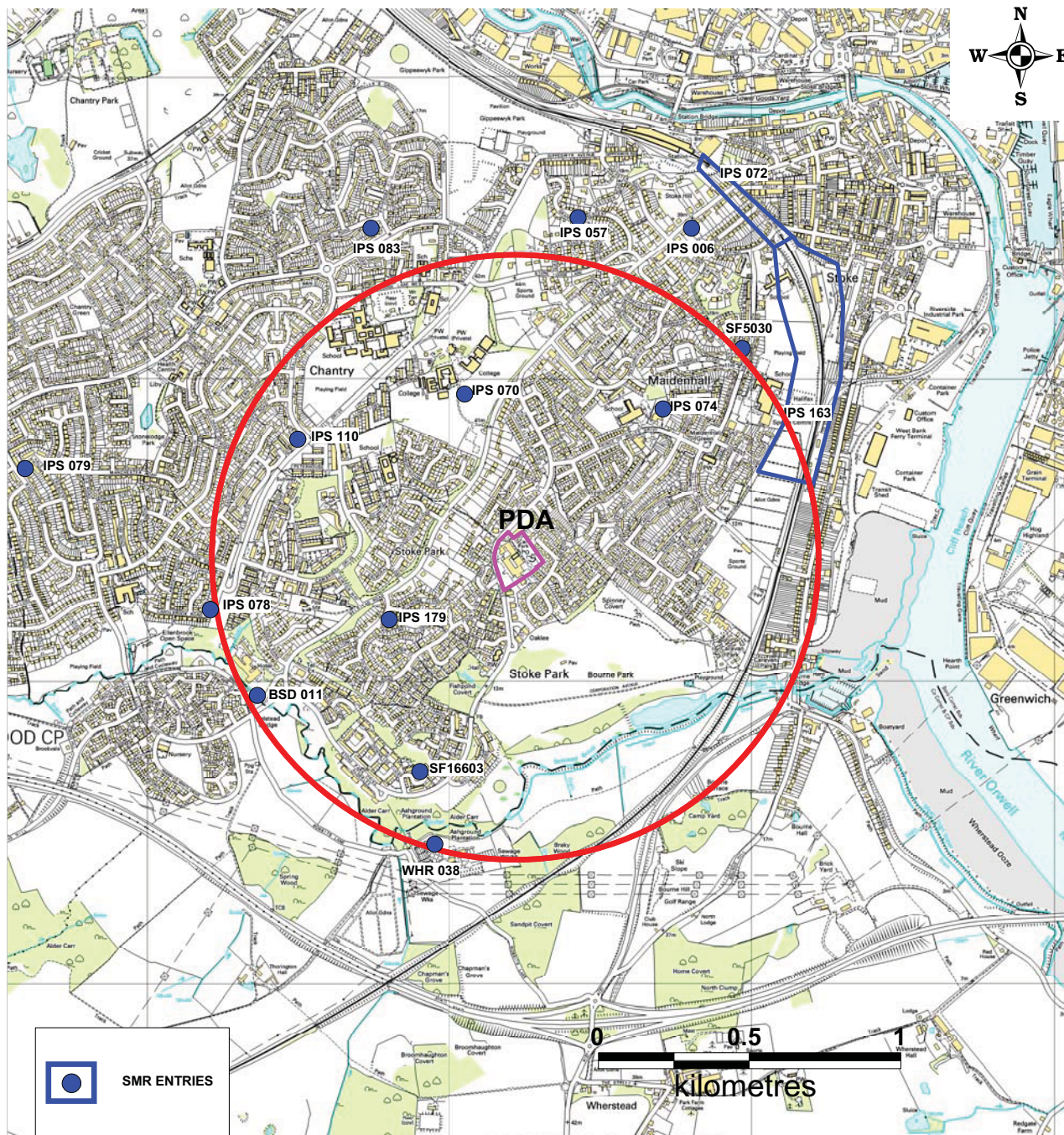
Figure 3. Topography of the PDA and the surrounding area



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Figure 4. Soils of the PDA and the surrounding area

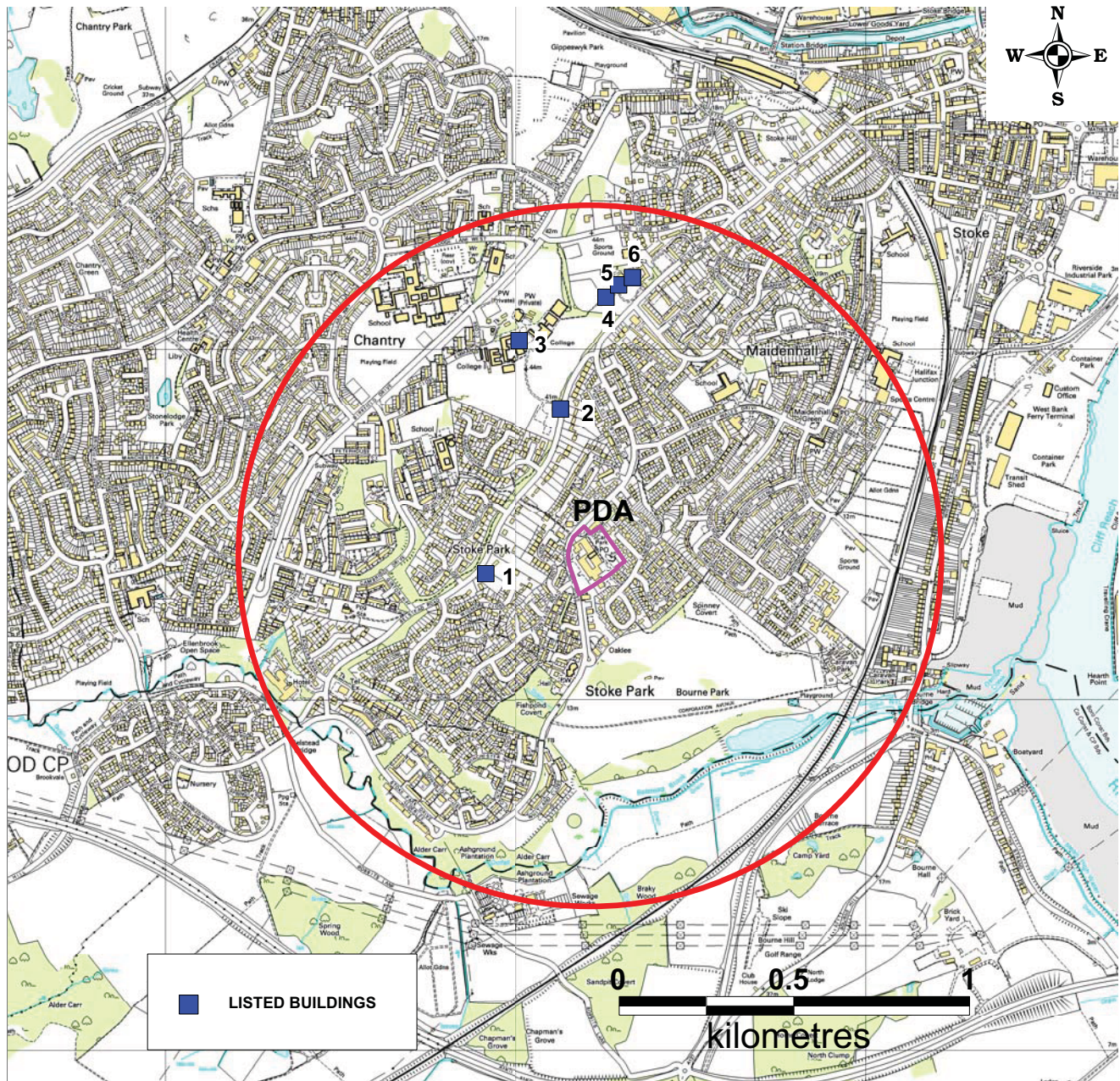
Deep, well-drained loam and sandy soil, locally flinty



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Figure 5. Sites recorded on the SMR within a 1km radius from the centre of the PDA





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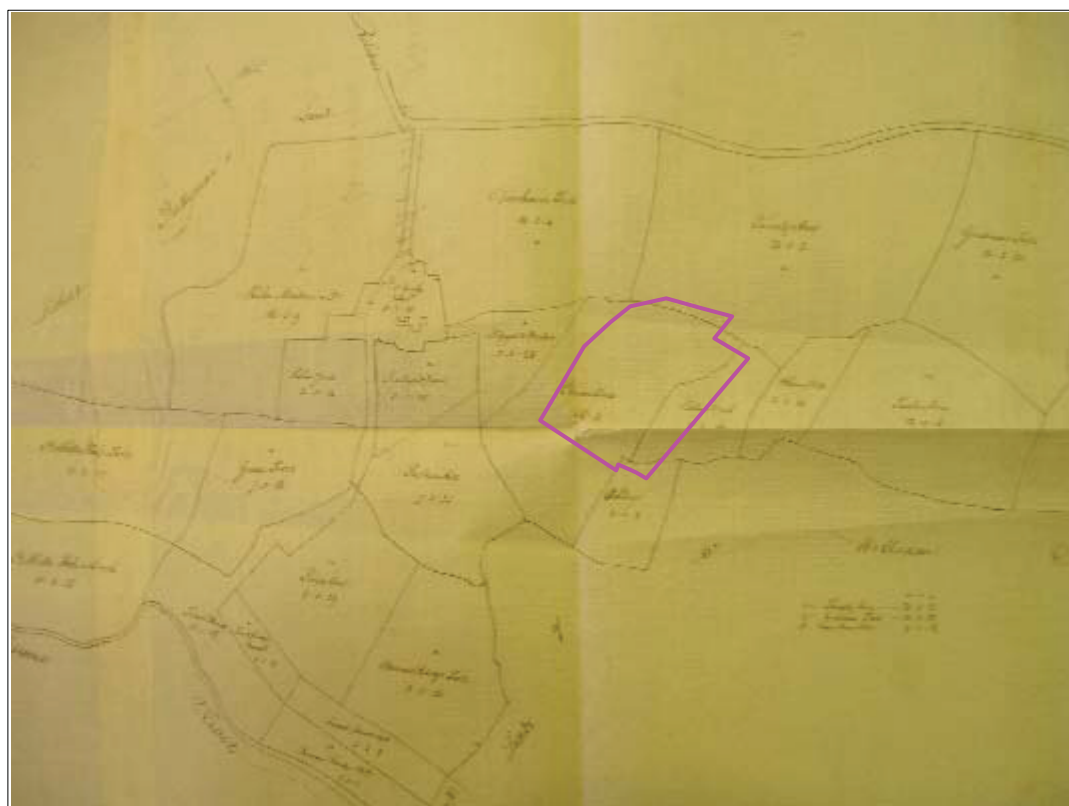
Figure 6. Listed buildings within a 1km radius from the centre of the PDA





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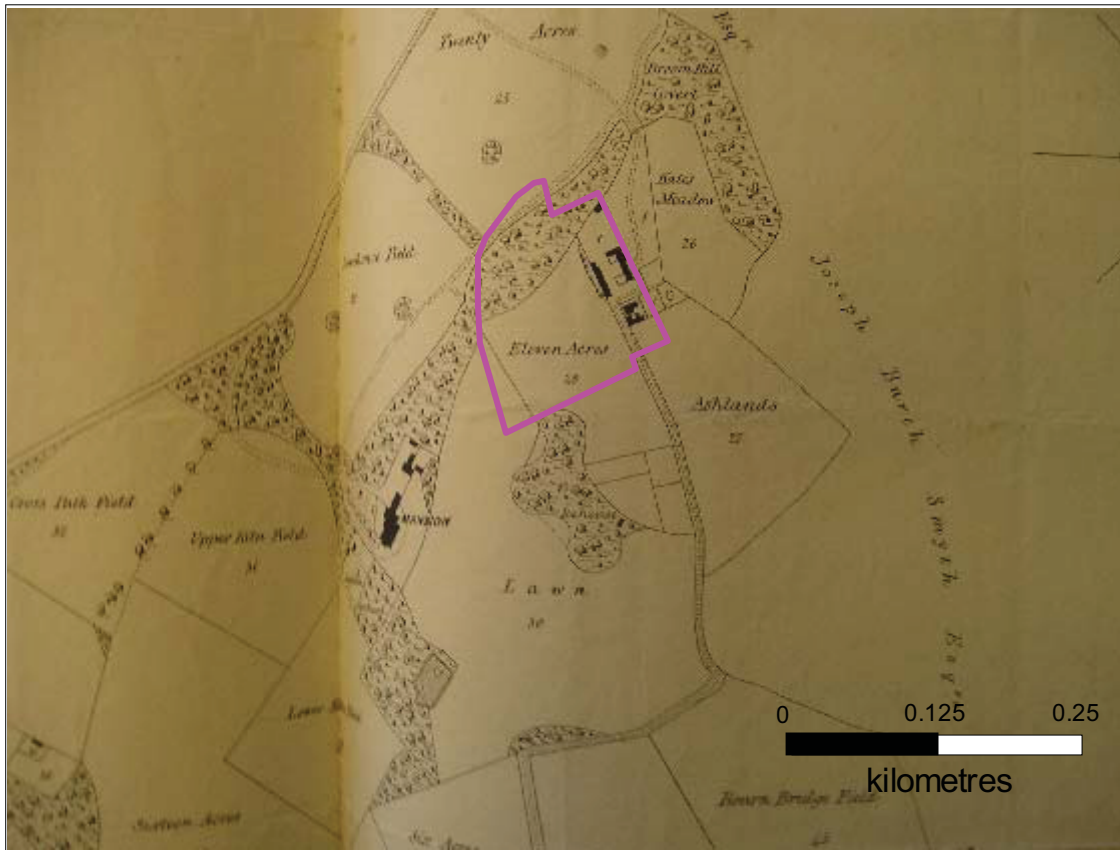
Figure 7. Richard Talmarsh map of 1723 (no scale)



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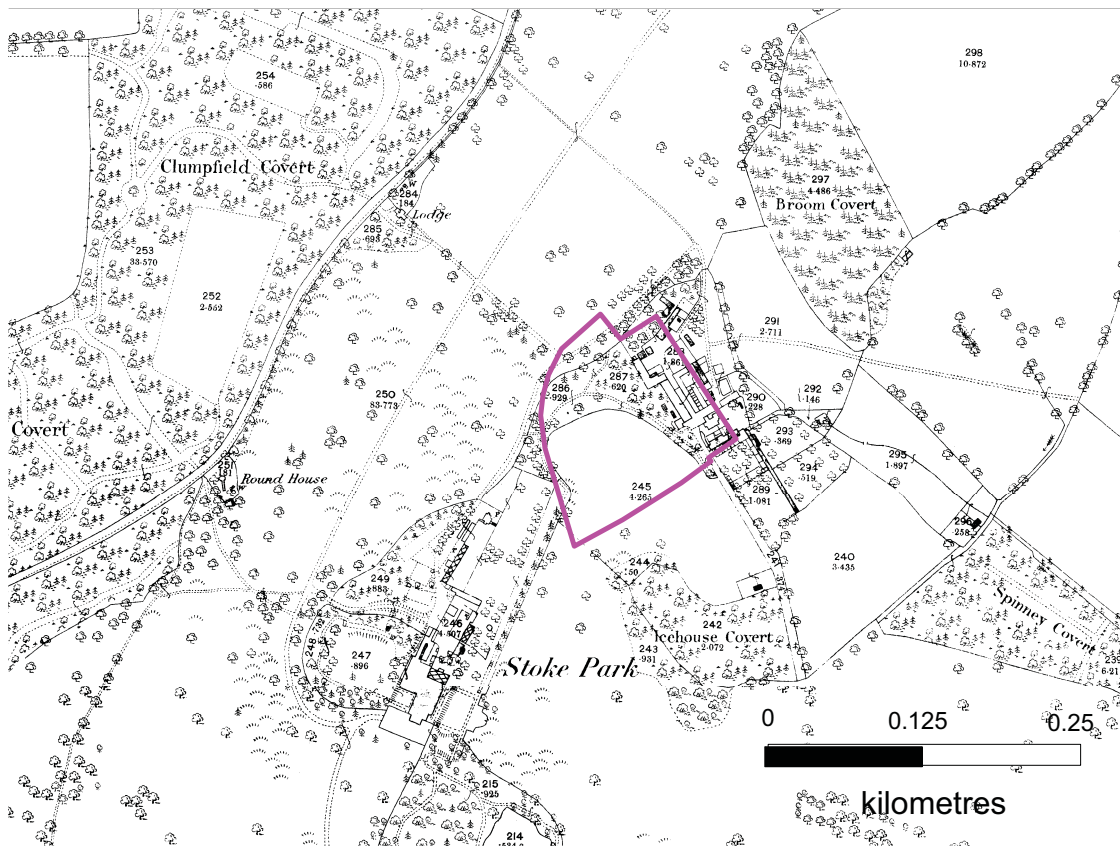
Figure 8. Isaac Johnson map of 1805 (no scale)





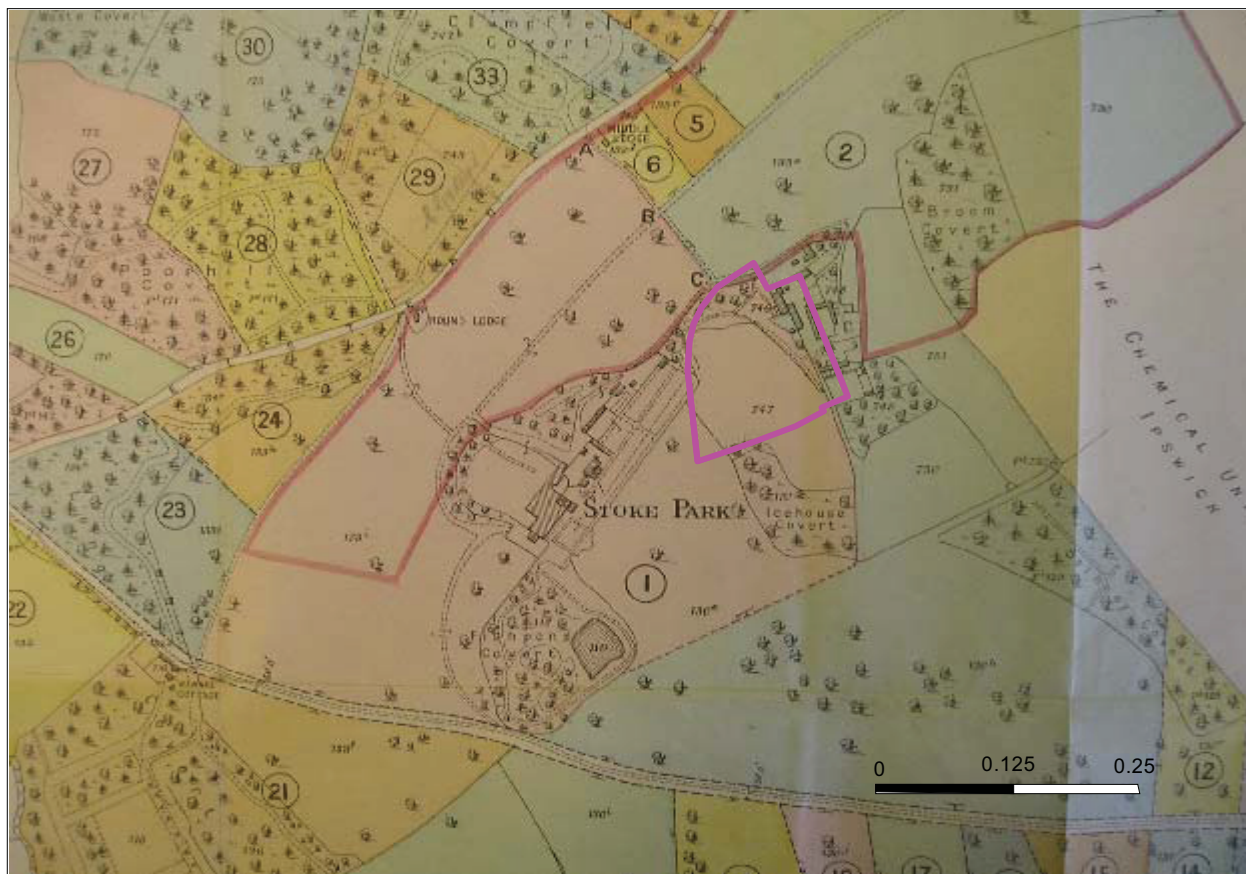
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Figure 9. William Fitch map of 1839



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Figure 10. First edition Ordnance Survey map 1880's



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Figure 11. Auction map of 1921



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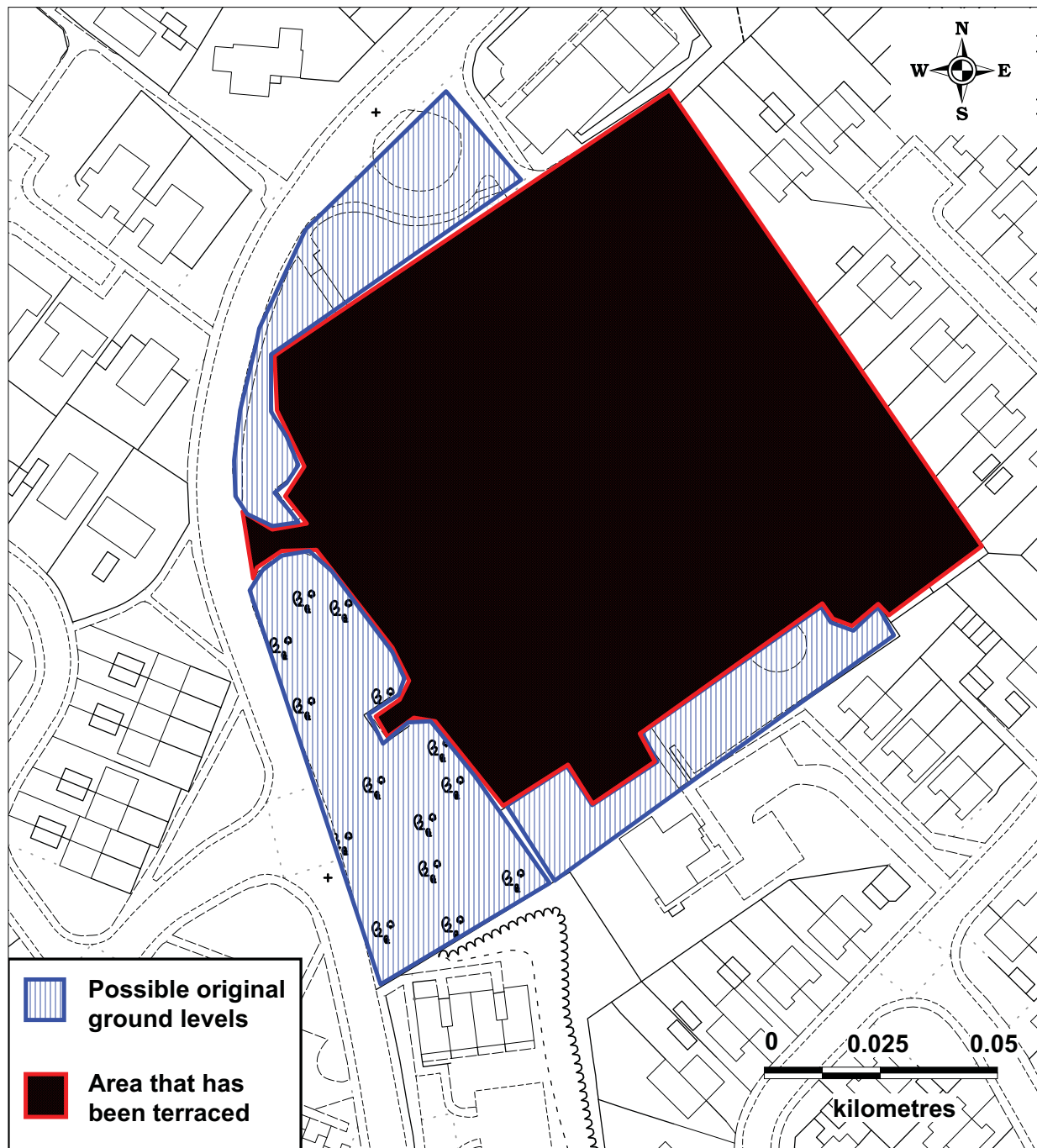
Figure 12. Ordnance Survey map 1950's





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Figure 13. Ordnance Survey map 1973



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Figure 14. Areas of terracing and possible original ground levels





# Appendix 1

## SUFFOLK COUNTY COUNCIL ARCHAEOLOGICAL SERVICE - CONSERVATION TEAM

### *Brief and Specification for a Desk-Based Assessment*

#### THE CENTRE, STOKE PARK DRIVE, IPSWICH

#### 1. Background

- 1.1 A planning application (IP/05/01010/FUL) has been made to Ipswich Borough Council for the demolition of existing buildings and construction of a mixed use development including supermarket, small units, medical centre, apartments and car parking at The Centre, Stoke Park Drive, Ipswich (TM 1520 4239) (see accompanying plan).
- 1.2 The site is located on a prominent ridge on the northern side of, and over-looking, Belstead Brook, which is a tributary of River Gipping. It is situated on well-drained loam and sandy soil, locally flinty and in places over gravel, between c. 20 - 35m OD.
- 1.3 A request has been made for a desk-based assessment of the known and potential archaeology for the application area. Further information concerning the location, extent, survival and significance of the known archaeological remains on the site, as well as the potential for further archaeological remains to survive, is required. This brief sets out the requirement.

#### 2. Objectives

- 2.1 To collate and assess the existing information regarding archaeological remains within and adjacent to the site shown in the accompanying plan. It is important that a sufficiently large area around the target area is studied in order to give adequate context; in this instance an area with boundaries 250m beyond the parcel boundaries will be the minimum appropriate.
- 2.2 To 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*).
- 2.3 To assess the potential for unrecorded archaeological sites within the application area.
- 2.4 To 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.
- 2.5 To assess the potential for the use of particular investigative techniques in order to aid the formulation of any mitigation strategy.
- 2.6 An outline specification, which defines certain minimum criteria, is set out below. In accordance with the standards and guidance produced by the Institute of Field Archaeologists this brief should not be considered sufficient to enable the total execution of the project. A Project Design or Written Scheme of Investigation (PD/WSI) based upon this brief and the accompanying outline specification of minimum requirements, is an essential requirement. This must be submitted by the developers, or their agent, to the Conservation Team of the Archaeological Service of Suffolk County Council (Shire Hall, Bury St Edmunds IP33 2AR; telephone/fax: 01284 352443) for approval. The work must not commence until this office has approved both the archaeological contractor as suitable to undertake the work, and the PD/WSI as satisfactory. The PD/WSI will provide the basis for measurable standards.

#### 3. Specification

- 3.1 Collation and assessment of the County Sites and Monuments Record to identify known sites and to assess the potential of the application area.
- 3.2 Collation and assessment of all cartographic sources relevant to the site to identify historic landuse, the siting of old boundaries and any earlier buildings. Where possible copies should be included in the report.

- 3.3 Assess the potential for historic documentation that would contribute to the archaeological investigation of the site.
- 3.4 Reassessment of aerial photographic evidence and, where relevant, a replotting of archaeological and topographic information by a qualified at a scale of 1:2500.
- 3.5 Examination of available geotechnical information to assess the condition and status of buried deposits and to identify local geological conditions. Relevant geotechnical data should be included as appendices to the report.
- 3.6 Ascertain whether there are other constraints on the site (e.g. SSSI, County Wildlife Site, AONB, etc).
- 3.7 A site visit to determine any constraints to archaeological survival.

#### **4. Report Requirements**

- 4.1 Assemble, summarise and order the available evidence.
- 4.2 Synthesise the evidence and place it in its local and/or regional context.
- 4.3 The Report must include a discussion and an assessment of the archaeological evidence within the regional context. The conclusions must include a clear statement of the archaeological potential of the site, highlighting any research priorities, and the significance of that potential in the context of the Regional Research Framework (*East Anglian Archaeology*, Occasional Papers 3 & 8, 1997 and 2000).
- 4.4 Comment on the reliability of the evidence and give an opinion on the necessity and scope for further assessment including field evaluation.
- 4.5 A comprehensive list of all sources consulted (with specific references) should be included.
- 4.6 A copy of the report should be deposited with the County Sites and Monuments Record within six months.
- 4.7 At the start of work (immediately before fieldwork commences) an OASIS online record <http://ads.ahds.ac.uk/project/oasis/> must be initiated and key fields completed on Details, Location and Creators forms.
- 4.8 All parts of the OASIS online form must be completed for submission to the SMR. This should include an uploaded .pdf version of the entire report (a paper copy should also be included with the archive).
- 4.9 The IFA *Standard and Guidance for Archaeological Desk-Based Assessments* (1999) should be used for additional guidance in the execution of the project and in drawing up the report.

Specification by: Dr Jess Tipper

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Date: 10 November 2006

Reference: / TheCentreStokeParkDrive-Ipswich2006

**This brief and specification remains valid for six months from the above date. If work is not carried out in full within that time this document will lapse; the authority should be notified and a revised brief and specification may be issued.**



## Appendix 2

### Documentary Study by A.M Breen

#### *Introduction*

This site to the east of Stoke Park Drive is part of the post Second World War development of the outer suburbs of Ipswich. Something of the development of this area can be traced on the various editions of the 10:560 or six-inch Ordnance Survey maps sheet number TM 14 SE. On the Provisional Edition published in 1958 though houses are shown along the line of Stoke Park Road this site was then part of Home Farm. The initial development of the Maidenhall Estate is shown to the east of this area. The farm was demolished before the publication of the 1973 edition and Stoke Park Drive is shown for the first time on this map. The nearby streets of Neath Drive and Fountains Road are absent from the 1973 edition of the map showing that the estate was still in the process of development. The contemporary trade directories offer further details. Stoke Park Drive is mentioned for the first time in the 1968 edition of 'Kelly's Directory of Ipswich'. The adjoining street Lanercost Way was first listed in the 1969 the nearby Neath Drive in 1972. The last resident of 'Home Farm Cottage, Stoke Park' was Leslie Forsdike whose name appears for the last time in the 1969 directory.

This report will trace the history of this site, in particular the history of Home Farm.

#### *Lord Gwydyr*

The area was formerly part of an estate known as Stoke Park, the property of Baron Gwydyr. In the early 20th century this estate was twice subject to death duties and these events and the lack of an immediate heir may have been the primary reasons why the estate was broken up.

The first death was that of the near centenarian "Peter Robert Lord Gwydyr who died on the 3rd April 1909". He was born 27th April 1810 and inherited the estate on the death of his father in 1848 "nearly a quarter of a century before he succeeded to the peerage, on the death of his cousin, in 1870". He is credited with the transformation of Stoke. "During the 60 years (or thereabouts) Baron Gwydyr held the Stoke Park estate the whole district has been literally transformed ... First he undertook the rebuilding of the mansion and the remodelling of the really charming gardens and grounds, this involving expenditure of about £60,000". Also "the opening of two fine roads leading to the Railway Station – Willoughby Road and Burrell Road – were due to his initiative". "This estate, which lies just above the Railway Station, has now been partially covered with residences abutting upon roads called Ancaster, Gesteven and Gippeswyk – names which blend the ancient titles of the family with ancient Ipswich" (ref. Obituary East Anglian Daily Times 5th April 1909). His successor was Willoughby Merrik William Campbell Burrell the last Baron Gwydyr who died without an heir on 13th April 1915 (Pine). His mother had been Sophia Campbell whose father had owned Birkfield Lodge. Following the death of the last baron Gwydyr the estate was offered for sale on 4th July 1918 "By Order of the late Lord Gwydyr's Executrix" (ref. SC 242/86). Apart from the park of 300 acres, the lands included Mill House, Belstead, Stone Lodge in Stoke, Gippeswyk Hall, and six farms; The Home, Maiden Hall, Gippeswyk, Hill House in Sproughton, Gusford Hall, and Crane Hill. This site was offered for sale as part of Lot 1 the "Freehold and small part Copyhold Residential and Sporting Estate distinguished as Stoke Park ... comprising of A Noble Mansion Standing in a Beautifully Timbered Park ... The whole embracing an area of about 295a 3r and 3p". This lot failed to reach the reserved price and was withdrawn from sale (ref. HD 78:2671).

The other parts of the estate were sold to a number of new proprietors leaving just lots 1, 5 and 6 from the 1918 sale plans available for a second auction of the estate in 1921. In 1921 these were offered for sale in 36 lots at a public auction held on 6th September 1921. This site was then divided between lots 1 & 2. The area to the southwest was part of lot 1 that included the house and park described in the sale particulars as “The Valuable Residential Property distinguished as Stoke Park ...with about 880ft Frontage to the main Belstead Road, and another Frontage of about 1,100ft to the 50ft Roadway site connecting Wherstead Road with Belstead Road as shown on plan” (ref. SC 242/87). The entrance to the park was from the Round Lodge and within the park the plot numbered 747 was described as pasture and measured as 4 acres 1 rood and 26 perches. These plot numbers are the same as those shown on the second edition of the 1:2500 Ordnance Survey map sheet number LXXV.15. The land was freehold and the boundary of the copyhold land edged in pink on the sale plan. The adjoining plot 746 was described as “Part of Pleasure Grounds” and measured as 1 acre 1 rood and 37 perches. The lands forming this lot including the site of the mansion itself were measured as 61 acres 3 roods and 14 perches with 23 acres and 29 perches being listed as copyhold.

The buildings on this site 748 on the plan were listed under lot 2. This was “The Home Farm” consisting of 82 acres 2 roods and 25 perches. Most of the land was freehold and the 36 acres 2 roods and 37 perches of copyhold land were all outside the area of this development. Copyhold was land held of a manor and the ownership of the land can be traced in surviving manorial records. The farm was “Approached from Belstead Road by a 50-ft Roadway strip with Carriage Drive and Double Iron Gates, and having Capital Brick-Built Farmhouse containing Seven Bed Rooms, two Sitting Rooms, Kitchen, Wash-house, Pantry etc., with good Kitchen Garden and Orchard in rear. Also Extensive Range of Farm Buildings which are mostly brick-built and slated, comprise Stabling for Eight Horses, Cowman’s Cottage, with Three Bed Rooms, Kitchen, Wash-house, etc., Garden, Cow Houses for nine and Cattle Sheds: Large Yards with return range of Fourteen Open Cattle Sheds; Another range of Three Enclosed and One Open Shed; another Cattle Yard with Three Timber and Tiled Sheds, Four-bayed Implement and Wagon Shed, Two Store Sheds, Detached Timber and Tiled Root House, Granary, Pigeon Cote and Two Brick and Tiled Tool Sheds”. The plot 748 was described in a separate schedule as “Buildings etc” and measured as 3 acres 1 rood and 18 perches.

The Stoke Park with just 21 acres 2 roods and 17 perches was again sold at public auction on 20th June 1928. This sale included a very small part of 747 measured as just one perch (ref. SC 242/104).

It is interesting to note that in 1918 access to the title deeds were restricted “as follows : - Lot 1, as to the greater part thereof with an Indenture of settlement dated the 3rd September 1873 as to the other part thereof with an indenture of conveyance dated the 6th day of September 1845, and as to the residue thereof with an indenture of conveyance dated the 27th day of February 1882”.

### *Manuscript Maps*

Stoke Park is shown on the 1840 tithe map for St Mary Stoke, Ipswich (ref. P461/152). The farm and many of the associated buildings are shown within the plot marked 80 on the map. In the printed Tithe Apportionment stamped dated 1st September 1841 and based on an agreement dated 26th August 1839 the lands that formed the Stoke Park Estate were divided between the modest park of 42 acres 3 roods and 22 perches and a farm in the occupation of William Bonner Waspe measured as 168 acres 1 rood 18 perches. The then owner of this estate is named in the apportionment as the Hon Lindsay Merrick Peter Burrell and his park was numbered 56 – 59, 83 – 87 and 90 – 93. This included a field named Kates’ Meadow, a name found on earlier maps. The farm included the fields numbered 60 – 78 and 80 – 82. This included the arable field named

‘78 Eleven Acres’ measured as 6 acres 1 rood and 32 perches and ‘80 House, Yards, Premises & Garden’ measured as 1 acre 3 roods and 21 perches.

There are no property deeds at Ipswich for this estate. Clarke in his ‘History of Ipswich’ published in 1830 described the park as, “On the left-hand side of the road ... are the grounds of the elegant seat of A. H. Steward esq., commanding a charming view of the river, built on the scite of an old house, called Stoke Park; which was long the residence of an ancient family of the name of Clarke, originally from Bentley”. According to Copinger Ambrose Harbord Steward of Stoke Park held the property as a lessee from 1826. He died aged 67 on 8th October 1837 and his estate was sold to the Burrell family. There is a printed “plan of Stoke Park Estate Ipswich the late residence of Ambrose H. Steward esq” in William Fitch’s collection of Suffolk Illustrations (ref. HD480/29 page 131). The plan shows that Home Farm was built before Steward’s death.

There are some household and personal account books for the Honourable Merrick Lindsey Burrell of Langley Park, Beckenham, Kent and Stoke Park at the record office in Ipswich. In the household expenses account for 1834 – 1846 there is an entry under 1839 “*Paid to Stoke Park deposit £500*” (ref. SI/16/1.2).

In October 1805 the land was part of “Stoke Park Farm Ipswich, Suffolk” a property owned and occupied by John Fisher. The farm is shown on a map by the Suffolk surveyor Isaac Johnson (ref. HD11 475/77). The site of this farm consisting of 196 acres 2 roods and 39 perches of land together with part of the river Bourne and the roads giving a total acreage of 198 acres and 6 perches is the later Stoke Park. The site of the later Home Farm was then part of a field named on this map as ‘Eleven Acres’ though measured as 13 acres and 11 perches. One of the adjoining field is named on the 1805 map as Kates Marsh and measured as 3 acres 3 roods and 36 perches and this is listed in the tithe apportionment as “93 Kates’ Meadow Pasture 2 acres 2 roods and 20 perches”. The surrounding fields are named as ‘Hop Yard Meadow 2 acres 3 roods and 28 perches, Ashleys 3 acres 2 perches and along the road Dovehouse Field 16 acres 3 roods and 4 perches, Twenty Acres 23 acres 2 perches and Gardeners Field 14 acres 2 roods 32 perches.

There is an earlier map of this farm dated 1723, the work of the surveyor Richard Talmarsh (ref. HB8/5/472). The field names are similar to those given on the 1805 map. This site was then part of the field or small wood named ‘16 Nine Acre Hill’ measured as 9 acres 2 roods and 17 perches. The roadside fields were; 21 Gardiners, 19 Twenty Acre Field, 15 Fourteen Acre Field (Dovehouse Field in 1805). Kates Marsh was then known as 18 Kats Meadow and measured as 4 acres 2 roods and 31 perches. Hopyard Meadow in 1805 was then 14 Hop Yard measured as 6 acres 1 rood and 28 perches. Ashleys in 1805 was simply known as ‘17 Ash Lands’ and measured as 3 acres 3 roods and 16 perches. The total acreage for the farm was 210 acres and 12 perches. Six pieces of Ipswich Corporation’s Town Marsh totalling 24 acres 2 roods and 26 perches were added to this farm and are shown as a separate area on the map.

## *Surveys*

Though there are no earlier maps of this site, references to this area can be found in manorial surveys. The manor of St Mary Stoke was granted to first the monastery of Ely in 970 and later to the Dean and Chapter of the cathedral. The original hall was on a site to the west of the church and is shown on a map of 1792 (ref. HD11: 475/319). The cathedral chapter seems to have leased out the manor.

In the Local Studies Collection at Ipswich there is an early 20th century transcript and translation of a manorial terrier of 1540 (ref. Ips.333.3220942649). Most of the original records relating to the manor of St Mary Stoke are now held at Cambridge University Library, though the date of this terrier does not correspond to the records at Cambridge. The terrier is a description of the

lands of the manor and the transcript is written on 105 pages and preface with an index of the tenants. The original document was written in Latin on 44 folios. The index includes the name of John Gardiner as in 'Gardiners Field'. The entry states "*William Stysted heretofore John Gardiner one of the Bailiffs of the towne of Ipswich aforesaid holds to farm one meadow there late Laurence Stysted ...*". This is the only piece that mentions John Gardiner as a former tenant. William Stysted held a number of pieces of land though the field names do not appear to be the same as those shown on the 1723 map.

In the same volume there is a transcript of a later terrier of 1639. This terrier includes an entry for "*William Acton & Elizabeth Acton two of the younger children of John Acton holde by coppie of courte roll the great wood otherwise called Stokehall Wood containing by estimation twentie acres long since stubbed up which wood in the twentieth yere of King Henry the seventh John Chevyn surrendered to the use of John Blogate & his heirs ...*". Blogate would have entered this property in 1505 and subsequent tenants are named in the account through to Robert Goodwyn who died about 1535. His widow Elizabeth married a William Lyon. He and his wife held other lands including "*one close of pasture containing by estimacon x acres*", the five acres of arable land and "*more five acres of land by the court rolls menconed to be of the demeasnes of the mannor which Ralph Warner surrendered to the use of Robert Goodwyn*" in 1521. The account continues with "*one close of bonde land containing fower acres lyeinge on the south parte of the waye leadinge towards Stokehall Wood*". The entries continue with "*one close with a lodge in the same containing xv acres*" and then another seven entries. The total acreage as described in the record was over 106 acres and this is likely to have included this site.

This is confirmed in an extract from the court rolls dated 9th October 1651.

*"At this court it was ordered & enjoyned of the jurors aforesaid that they after search of the rolls and other evidence view the copyhold lands in an enclosed ground called Stoke Park to which William Acton gent jointly with others was admitted, held of the mannor aforesaid and thereupon to sett out the same by certain meets and abuttalls distinguishing them from the freehold lands adjoining and declare the same upon Saturday the eleaventh of this aforesaid October 1651 at the court held there by adjournment upon the penalty of tenn shillings sett upon every of then for default thereof".* The copyhold pieces were then described as "*a parcel of a close called Platt Close: next to that the great wood called Stokehall Wood next towards Ipswich a piece of land abutting upon the land sometimes the prior of St Peters called Platthill towards the east ... the next piece towards Ipswich is now called the Middle Park: the piece where the lodge stood ...pieces beyond towards Ipswich are called by the name of the Further Parke ...*". The jurors were not required to return details of the freehold land.

It is highly likely that it would be possible to trace the history of this site further in the surviving manorial records held at Cambridge.

## Conclusion

Until the late 1960's the development area was the site of Home Farm demolished in about 1969. This was the home farm for the Stoke Park estate which had probably been separated from the estate in the sale of 1926. The estate itself was broken up and sold off in two sales of 1918 and 1921. The farm was probably built during the period when Ambrose H. Steward leased the property from the dean and chapter of Ely Cathedral at a date after 1826. Home Farm is not shown on the 1805 map when the site was part of the lands attached the small estate of Stoke Park.

Stoke Park is shown on two manuscript maps dated 1805 and 1723. The estate was in the ownership of the Acton family from the early 17th century onwards and is named in a manorial

account of 1651 when the copyhold lands were surveyed and separated from the freehold and former demesne. This boundary between the freehold and copyhold is shown on the sale plans of 1921.

There is the possibility of tracing the earlier history of Stoke Park through a careful examination of the surviving manorial records and other documents held at Cambridge University Library. It is unlikely that the earlier records will show anything other than this was agricultural land before the early 19th century.

## *Sources*

### **Ordnance Survey Maps**

1:10560 Sheet Number TM 14 SE 1973  
1:10560 Sheet Number TM 14 SE 1958  
1:2500 LXXV.15 1904

### **Sale Particulars**

SC 242/104 Stoke Park 1928  
SC 242/87 Stoke Park 1921  
SC 242/86 Stoke Park 1918

HD 480/29 William Fitch Suffolk Illustrations Plan of Stoke Park Estate Ipswich the late Residence of Ambrose H Steward esq circa 1839

### **Manuscript Maps**

P461/152 Tithe Map St Mary Stoke 1840  
FDA152/1A/1a Tithe Apportionment St Mary Stoke 1841

### **Isaac Johnson Collection**

HD11: 475/77 Stoke Park Farm, Ipswich, John Fisher owner and occupier, 9th October 1805

HD11: 475/319 Stoke Hall in Ipswich with the Buildings, Gardens, Yards, plantations & meadows, the property of Wm Turner Esq August 1792

HD78/2671

### **Ipswich Stoke Park Estate**

HB8/5/472 A map of a parcel of land belonging to Nathaniel Acton esq called by the name of Stoke Park, near Ipswich [John Hardcastle, c 1748 from original by] Richard Talmarsh 1723

### **Manuscript Sources**

Ips.333.3220942649 Translations and Transcripts of Manorial Records for the manor of St Mary Stoke Ipswich early 20th century

SI/16/1.2 Household Expenses Hon. Merrick Lindsey Burrell Langley Park, Beckenham, Kent and Stoke Park Ipswich 1834 – 1846.

## **Trade Directories**

Kelly's Directory of Ipswich 1972

Kelly's Directory of Ipswich 1969

Kelly's Directory of Ipswich 1968



## Appendix 3

### Listed Buildings

A search was carried out on the listed building web site <http://lbonline.english-heritage.org.uk>, which identified the 6 listed buildings within 1 km of the PDA all of which are grade II listed (Fig. 4).

1. Round Lodge, Lodge to Stoke Hall (demolished). c1820. Roughcast and whitewashed brick; thatched roof. Circular plan. One storey. NE side with a timber verandah supported on cast-iron compound lattice piers. Wide eaves under conical roof with a central hexagonal chimney. Pointed-arched doorway to south, externally planked, internally with intersecting Y-tracery. Four 2-light Y-traceried casements at intervals round circumference, that to south-west replaced C20. INTERIOR: dished plastered ceiling. Central fireplace and free-standing flue. Listing NGR: TM1491442358
2. Lodge to St Joseph's College. A small early C19 white brick building. A pedimented portico with paired fluted Doric columns projects on the front. A wing extends to the south at the east end. The windows are mullioned and transomed casements. Roof slate, with a central chimney stack to the main block. Listing NGR: TM1512642831
3. St Joseph's College. Formerly Birkfield. An early C19 stuccoed house with considerable C20 school extension to the west and at the rear. There are also C20 school buildings in the grounds. 2 storeys. On the south-west front the 1st storey has 5 window range of double-hung sashes with glazing bars, in moulded and shouldered architraves. The centre window is slightly recessed with fluted Ionic pilasters, frieze and cornice. The ground storey has 2 groups of 3 double-hung sash windows without glazing bars. The ground storey has pilaster treatment and a cornice. A central portico projects on the front with fluted Doric columns in antis. The south-east front has 9 window range of double-hung sashes with glazing bars, in plain reveals. The ground storey has French casements and the centre part, of 3 window range, projects on the front with a balustraded parapet. A verandah on ornamental cast iron supports extends across the whole front. Roof slate, low pitched, with a wide overhanging eaves on paired modillions. Listing NGR: TM1500943026
4. Wall and Gate Piers to Goldrood House Early C19. Red brick wall with a stone coping to the south-west of Goldrood House, extending approximately 150 metres north-west and south-east. It comprises 5 bays separated by tall piers with stone cornice, with egg and dart ornamentation and a fluted frieze. The walls sweep up in curves from about 2.4 metres in the centre to about 3 metres at the piers. The piers to the gateway are larger, about 3.6 metres with stone cornices with egg and dart moulding and fluted frieze. The piers are surmounted by large ornamental urns. There are good wrought iron gates. Listing NGR: TM1525743146
5. Goldrood House. Now part of St Joseph's College. An early C19 white brick house. 2 storeys. The south-east front has a large 3 windowed bow at the south-west end with a copper roofed swept canopy above the 1st storey windows with ornamental eaves. The bow is surmounted by a dome with fish scale slates. At the north-east end a bay of 3 window range projects on the front and a smaller bay projects in the centre of the ground storey. The windows generally are double-hung sashes without glazing bars, in plain reveals. The south-west front has 3 window range, the centre part projects with an open portico on the ground storey, with plain Ionic columns and cornice. The ground storey has 2 square bays with 3 light windows, pilasters and cornice. On the north-west front there is

a large bow with a 5-light window on the ground storey and a single window -above. Roof slate, shallow pitched, with a panelled eaves soffit. Listing NGR: TM1529343186

6. Stables to Goldrood House. An early C19 red brick building of 1 storey, with pilasters and 3 semi-circular headed windows. At the south-east end there is a large semi-circular arched entrance way with a gable and an octagonal shaped cupola with louvred circular and oval openings and a clock face on the front, surmounted by a cornice, leaded dome and ball finial. The courtyard at the rear has C20 school house accommodation. Listing NGR: TM1533543206



## Appendix 4

### List of sites on SMR within the 1km from the centre of the PDA

SMR REF	NAME	PERIOD	NGR	SUMMARY
BSD 011	Belstead Bridge	PMed	TM14374195	Bridge shown on maps of 1783 (S1) later, construction date unknown.
IPS 006	20 Belstead Rd	Mes	TM15804350	Blade, 13cm long.
IPS 057	Kesteven Rd	Neo	TM15434353	Occupation site: floors, hearth.
IPS 057	Kesteven Rd	Sax	TM15434353	? Thetford ware spouted bowl.
IPS 070	St Joseph's College	BA	TM15054295	Three small BA (?middle Bronze Age) during playing field construction.
IPS 072	Stoke Hill	Pal	TM15974359	Flint implements and Pleistocene mammals
IPS 074	Halifax County Primary school	Rom	TM15704290	Greyware sherds including two rims.
IPS 078	4 Tinabrook Close	BA	TM14184225	Bronze socketed axe, Yorkshire type.
IPS 079	Belstead Hills Estate	IA	TM13604270	Five gold torcs found in 1968 in construction work.
IPS 083	Wallers Grove	IA	TM14744350	Occupation site, now built over.
IPS 083	Wallers Grove	Sax	TM14744350	Ring brooch, found in soil overlying IA feature (CRN 04866).
IPS 110	Birkfield Lane	Sax	TM14504280	Pits with Ipswich ware C7-C9, fragments of loom weights and a lava quern.
IPS 163	Maidenhall Approach; Stoke Tunnel	Pal	TM16164306	Various excavations producing mainly faunal remains but also a few worked flints from 'Stoke bone bed'
IPS 179		Neo	TM14804220	Neolithic discoidal knife.
IPS Misc		PMed	TM14904170	'Brick Yard' named on 1838 1st ed 1" OS map, S of Stoke Park, but not present on 1927 OS maps (S1).
IPS Misc	108 Maidenhall Approach	Med	TM15974310	Man's bronze finger ring C13-C14; high shouldered, stirrup shaped, stone lacking,
WHR 038	Bobbitt's Hole	Bobbitt Hole	TM15004140	Ipswichian type site (S1)(S2)(R1) no further details.