

**An Archaeological Watching Brief  
during groundworks at The Coneries/Sparrow  
Hill, Loughborough, Leicester (SK 565 373)**

**Patrick Clay**

**Planning Application: 04/2420/2**

**For Miller Homes East Midlands Ltd**

Checked by Project Manager

Signed: .....Date:

Name: .....

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Report No. 2005-132

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## **An Archaeological Watching Brief during groundworks at The Coneries/Sparrow Hill, Loughborough, Leicester (SK 565 373)**

**Patrick Clay**

**Planning Application: 04/2420/2**

### **Summary**

*An archaeological watching brief was undertaken by ULAS during groundworks at The Coneries/Sparrow Hill, Loughborough, Leicester (SK 565 373). The site had suffered considerable disturbance and no archaeological deposits were identified. The archive will be held by Leicestershire County Council, SMR Accession No. X.A182.2005.*

### **Introduction**

In accordance with Planning Policy Guidelines 16 (PPG16, Archaeology and planning), para.30, and Charnwood Borough Council local plan policies, this document is a report on a watching brief undertaken on land adjacent to The Coneries/Sparrow Hill, Loughborough, Leicestershire on behalf of Miller Homes East Midlands Ltd.

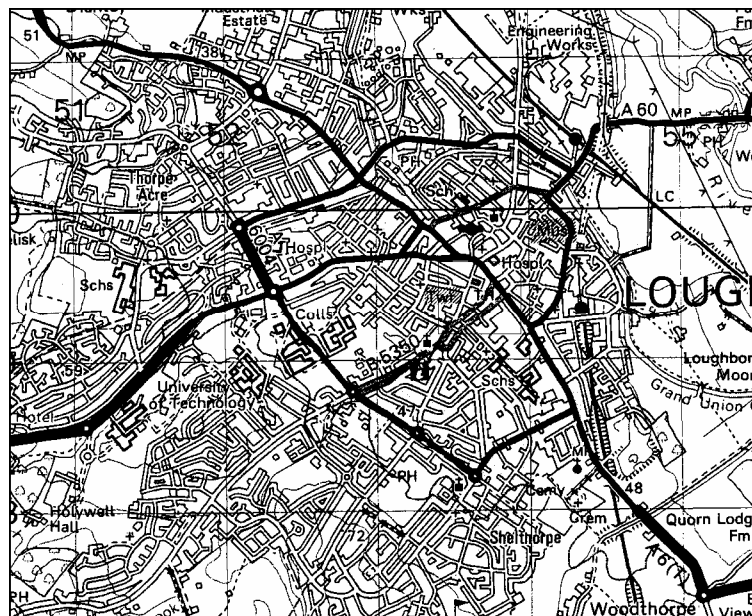
The development area is located close to the centre of Loughborough (figs.1 and 2). It consists of an area of c. 0.24 ha. previously occupied by a garage and showroom. The Leicestershire Sites and Monuments Record indicated that the proposed site is close to known archaeological remains of a medieval date and it is located within the medieval historic core of Loughborough.

The watching brief addressed the provisions for archaeological works required as a condition of the planning permission granted by Charnwood Borough Council. The watching brief followed the demolition of the Gray Paul Ferrari Garage prior to its replacement by residential dwellings.

### **Archaeological and historical background**

The area has been subject to an archaeological desk-based assessment (ULAS Report 2004-096). This concluded that archaeological remains may exist within the proposed development area as it is close to known medieval sites and the centre of the medieval town. However, some destruction of deposits is likely to have occurred within the area as a result of 19th and 20th century development.

The desk-based assessment established that the development area is located within the medieval historic core of Loughborough close to the centre of the medieval town. The area lies immediately southeast and south of a known archaeological site comprising a medieval manor complex (LE604) partly surviving as a standing building and also known from documentary evidence. An undated ditch was also located during a watching brief within this area (LE10118). To the west is the location of a medieval grammar school also known from documentary evidence (LE602). The site lies 100m southeast of All Saints Church, the fabric of which is of early 14th century date although it is first mentioned in 1143 (LE632). Other sites in the vicinity



### 1. Site location Scale 1:50000

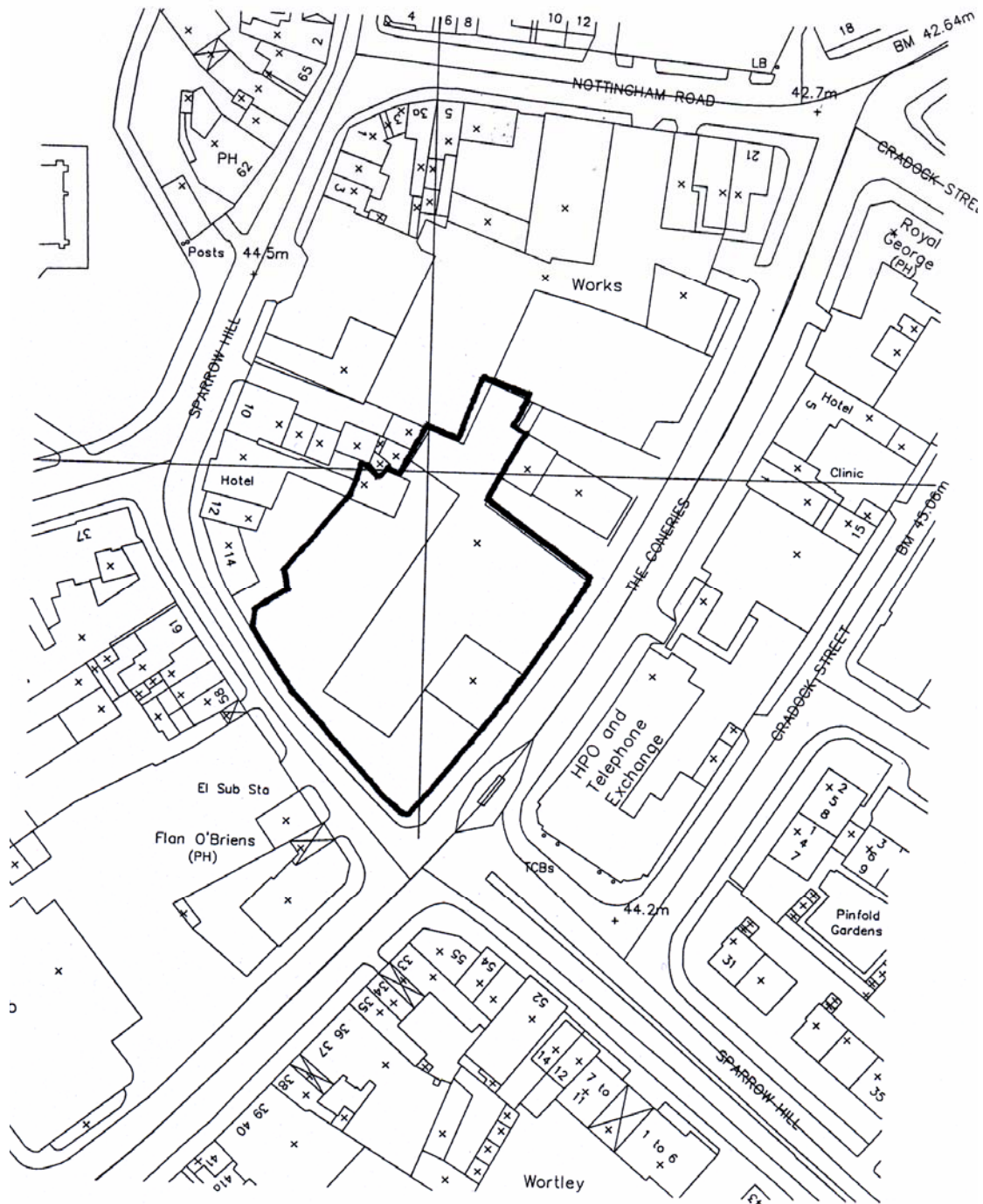
Reproduced from the Landranger 129 Nottingham and Loughborough area 1:50000 map by permission of Ordnance Survey on behalf of The Controller of Her Majesty's Stationery Office. © Crown Copyright 1996. All rights reserved. Licence number AL 10002186.

include post-medieval stone and brick wells in the Eagle Inn (LE631) 200m to the west and the location of medieval buildings on Churchgate (LE600; LE627-9) 300m to the southwest.

Loughborough derives its name from the Old English 'Luhhede's burg'. It is mentioned in the Domesday Book of 1086 as 'Lucteburne' where land was held by Earl Hugh, including two mills (Morgan 1979). Loughborough was granted a charter for a market in 1221 and was an important trading centre frequented by London merchants during the medieval period.

There are no enclosure maps for Loughborough and the area is not covered by the 1850 tithe map of Loughborough. The 1886 Ordnance Survey map shows terraced houses and their yards in the southwestern extent of the area, fronting on to Sparrow Hill. A narrow path follows the route of The Coneries which was not a road at that time. Open areas are shown to the centre of the area while two buildings are present in the northeast. An orchard is located to the north of the area on North Street. A similar situation is also shown on the Ordnance Survey maps of 1901 and 1921 although by 1921 the buildings to the north of the site have been demolished and two different buildings erected further to the north. On both maps North Street has been replaced by a continuation of Nottingham Road. By 1962 The Coneries has been established as a through road northeast of Baxtergate and the garage has been built covering the north of the site while the terrace houses are still present to the south. By 1999 the terrace

houses had been demolished and the garage has been further extended to the southwest.



2. Plan of development area. Scale 1:1250.

### Archaeological Objectives

The main objectives of the watching brief were:

- To identify the presence/absence of any archaeological deposits.
- To establish the character, extent and date range for any archaeological deposits to be affected by the proposed ground works.

- To excavate and record any archaeological deposits to be affected by the ground works.
- To produce an archive and report of any results.

Within the stated project objectives, the principal aim of the watching brief is to establish the nature, extent, date, depth, significance and state of preservation of archaeological deposits on the site in order to determine the potential impact upon them from the proposed development.

## **Methods**

The site was visited on the 2nd and 9th August 2005, following the removal of the concrete slab. The stripped areas were examined and the spoil heaps checked for artefacts. The work followed the Institute of Field Archaeologists (IFA) *Standard and Guidance for Archaeological Watching Briefs*.

## **Results**

The overburden stripping was undertaken using a bulldozer and hymax 360 with a ditching bucket. The topsoil comprised a fine clean grey brown sandy loam with occasional root fragments (Context 1). The sand and gravel substratum was located at depths varying between 0.4 and 0.9m below the present ground surface. The area showed considerable disturbance from the concrete base for the garage and prior to this by foundations and cellaring connected with the terraced houses which had previously occupied the site. No archaeological material was located within the area or from a careful search of adjacent spoil heaps.

## **Conclusion**

Despite its location close to the medieval centre of Loughborough, no archaeological deposits or finds were located during the watching brief. This is probably due mainly to the considerable disturbance caused by 19th and 20th century buildings.

## **Archive**

The archive consists of a watching brief report sheet, twelve context sheets and colour prints. The archive will be held by Leicestershire County Council under accession number (X.A185.2005).

## **Acknowledgements**

I would like to thank Vinnie Morris of Miller Homes East Midlands for their help and co-operation during this watching brief.

## **Bibliography**

Clay, P., 2004 *An Archaeological Desk-based Assessment for land adjacent to The Coneries/Sparrow Hill, Loughborough, Leicestershire (SK 539 199)*. ULAS Report 2004-096

Morgan, P, (editor) 1979 *Domesday Book 22 Leicestershire*, Philimore and Co.  
Ltd

ULAS Report: 2005-132

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Figure 3 General view of the stripped area at the northern end of the site.



Figure 3 General view of the stripped area at the northern end of the site.



Figure 4 Coal cellar disturbance cutting the substratum at the northern end of the site.



Figure 5 West to east section at northern end of the site showing foundations disturbing the natural substratum. Scale is 0.5m.

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Figure 5 West to east section at northern end of the site showing foundations disturbing the natural substratum. Scale is 0.5m.

Fig. 6 Plan of the site. Scale 1:400. The shaded areas were observed during the watching brief. There was no reduction in the levels of the tarmaced areas to the west. From Drg No. 337/CONC/EX/001 supplied by Miller Homes Ltd.

Fig. 7 Plan of the proposed development. Scale 1:400. From Drg No.  
337/CONC/PSP/010 supplied by Miller Homes Ltd.

**Appendix 1 Advice letter from Leicestershire County Council**

Mr P Blitz (Planning Officer)  
Charnwood Borough Council  
Southfields  
Loughborough  
LE11 2TN

Date: 3<sup>rd</sup> August 2004  
My ref: 04/2420/2  
Your ref: P/04/2420/2  
Contact: Richard Clark  
Phone: 0116 264 5812  
Fax: 0116 264 5819  
Email: riclark@leics.gov.uk

Dear Mr Blitz,

**Planning Application No: P/04/2420/2: Erection of 33 apartments in one 4-story building and associated parking, access and landscaping, The Coneries/Sparrow Hill, Loughborough.**

**Archaeological considerations**

Thank you for your consultation on this application. We recommend that you advise the applicant of the following archaeological requirements.

The Leicestershire and Rutland Sites and Monuments Record (SMR) shows that the application site lies in an area of archaeological interest, inside the medieval and post-medieval settlement core of the village. The Desk-based assessment that has been provided shows that the proposed development area is to the south-east and south of a medieval manor complex (SMR Ref. No. LE604). It is also close to other recorded medieval archaeology, such as the site of a medieval grammar school (LE602) and the medieval church (LE632). Consequently, there is a likelihood that buried archaeological remains will be affected by the development, even though the site has been subject to some disturbance.

To ensure that any archaeological remains present are dealt with appropriately, the applicant should provide professional archaeological Attendance for inspection and recording during the groundworks for the proposed development. A contingency provision for emergency recording and detailed excavation should be made, to the satisfaction of your authority in conjunction with your archaeological advisors in this Department's Archaeology Section. The Archaeology Section will provide a formal Brief for the work at the applicant's request.

The applicant should, if planning permission is granted, also obtain a suitable written Specification and costings for the archaeological recording from an archaeological organisation acceptable to the planning authority. This should be submitted to this Archaeology Section, as archaeological advisors to your authority, for approval before the start of development.

The Specification should comply with the above mentioned Brief, with this Department's "Guidelines and Procedures for Archaeological Work in Leicestershire and Rutland" and with relevant Institute of Field Archaeologists "Standards" and "Code of Practice". It should include a suitable indication of arrangements for the implementation of the archaeological work, and the proposed timetable for the development.

We therefore recommend that any planning permission be granted subject to the following planning condition, to safeguard any important archaeological remains potentially present:

1. No development shall take place within the application area until the applicant, or their agents or successors in title, has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation, which has been submitted and approved in writing by the planning authority.

Reason: To ensure satisfactory archaeological investigation and recording.

This condition is as advised in paragraph 55 of DoE Circular 11/95. The "Programme of Work" referred to in the recommended condition will in this case be the archaeological recording during development, in accordance with the Specification to be agreed.

Leicestershire Heritage Services Archaeology Section, as advisors to the planning authority, will monitor the archaeological work, to ensure that the necessary programme of archaeological work is undertaken to the satisfaction of the planning authority.

Please will you ensure a copy of the Decision Notice is sent to us in due course, to enable us to continue to monitor and safeguard the archaeology of this site. Should you or the applicant have any further queries please do not hesitate to contact us.

Yours sincerely,

Richard Clark  
Senior Planning Archaeologist

c.c. Miller Homes (Applicant)

## **Appendix 2 Design Specification**

### **UNIVERSITY OF LEICESTER ARCHAEOLOGICAL SERVICES**

#### **Design Specification for archaeological work**

**The Coneries/Sparrow Hill, Loughborough.  
(SK 539 199)**

**Planning Application No: P/04/2420/2:**

**For: Miller Homes (East Midlands) Ltd**

#### ***1 Definition and scope of the specification***

1.1 In accordance with Planning Policy Guidelines 16 (PPG16, Archaeology and planning), para.30, this specification provides a written scheme for a archaeological control and supervision, as required by the Planning Authority, of any ground works on the site which may disturb areas of archaeological potential in connection with a planning application for the construction of 33 apartments in one 4-story building and associated parking, access and landscaping (SK 539 199). It addresses the advice letter from Leicestershire County Council, as archaeological adviser to the planning authority (3.8.2004, ref: 04/2420/2; Appendix 2).

1.2 All archaeological work will adhere to the Institute of Field Archaeologist's (IFA) *Code of Conduct and Standard and Guidance for Archaeological Watching Briefs* and the *Guidelines for Archaeological Work in Leicestershire and Rutland (LMARS)*.

#### ***2 Background***

##### ***2.1 Requirement for archaeological work***

2.1.1 The archaeological watching brief is required to cover ground disturbance to identify any deposits of archaeological importance. It allows for archaeological attendance during groundworks. This forms a scheme of work to fulfil the planning conditions required by Charnwood Borough Council following recommendations from Leicestershire County Council, as advisors to the planning authority.

##### ***2.2 Archaeological potential***

2.2.1 An archaeological desk-based assessment has been prepared by University of Leicester Archaeological Services (ULAS Report 2002/123). The site lies within an area of archaeological importance within the medieval core of Loughborough close to the centre of the medieval town. The area lies immediately southeast and south of a known archaeological site comprising a medieval manor complex (LE604) partly surviving as a standing building and also known from documentary evidence. An undated ditch was also located during a watching brief within this area (LE10118). To the west is the location of a medieval grammar school also known from documentary evidence (LE602). The site lies 100m southeast of All Saints Church, the fabric of which is of early 14th century date although it is first mentioned in 1143 (LE632). Other sites in the vicinity include post-medieval stone and brick wells in the Eagle Inn (LE631) 200m to the west and the location of medieval buildings on Churchgate (LE600; LE627-9) 300m to the southwest.

#### ***3 Aims***

3.1 Through archaeological control and supervision of overburden stripping by the client's contractors:



1. To identify the presence/absence of any archaeological deposits.
2. To establish the character, extent and date range for any archaeological deposits to be affected by the proposed ground works.
3. To record any archaeological deposits to be affected by the ground works.
4. To produce an archive and report of any results.

#### **4 Methods**

4.1 The project will involve the presence on site of an experienced professional archaeologist during the works specified above. The archaeologist will supervise the topsoil removal including control of levels to enable the interface between topsoil and subsoil to be observed as this is the likely area where archaeological deposits may survive if present. During these groundworks, if any archaeological deposits are seen to be present, the archaeologist will record areas of archaeological interest.

4.2 The archaeologist will co-operate at all times with the contractors on site to ensure the minimum interruption to the work.

4.3 Any archaeological deposits located will be hand cleaned and planned as appropriate. Samples of any archaeological deposits located will be hand excavated. Measured drawings of all archaeological features will be prepared at a scale of 1:20 and tied into an overall site plan of 1:100. All plans will be tied into the National Grid using an Electronic Distance Measurer (EDM) where appropriate.

4.4 Archaeological deposits will be excavated and recorded as appropriate to establishing the stratigraphic and chronological sequence of deposits, recognising and excavating structural evidence and recovering economic, artefactual and environmental evidence. Particular attention will be paid to the potential for buried palaeosols and waterlogged deposits in consultation with ULAS's environmental officer.

4.5 All excavated sections will be recorded and drawn at 1:10 or 1:20 scale, levelled and tied into the Ordnance Survey datum. Spot heights will be taken as appropriate.

4.5 Any human remains encountered will be initially left *in situ* and only be removed under a Home Office Licence and in compliance with relevant environmental health regulations. The contractor, Leicestershire Museums and the coroner will be informed immediately on their discovery).

4.6 Internal monitoring procedures will be undertaken including visits to the site from the project manager. These will ensure that professional standards are being maintained. Provision will be made for monitoring visits with representatives of Leicestershire County Council and Loughborough University.

#### **5 Recording Systems**

5.1 Individual descriptions of all archaeological strata and features excavated or exposed will be entered onto prepared pro-forma recording sheets.

5.2 A site location plan based on the current Ordnance Survey 1:1250 map, (reproduced with the permission of the Controller of HMSO) will be prepared. This will be supplemented by a plan at 1:200 (or 1:100), which will show the location of the areas investigated.

5.3 Some record of the full extent in plan of all archaeological deposits encountered will be made on drawing film, related to the OS grid and at a scale of 1:10 or 1:20. Elevations and

sections of individual layers of features should be drawn where possible. The OD height of all principal strata and features will be calculated and indicated on the appropriate plans.

5.4 An adequate photographic record of the investigations will be prepared. This will include black and white prints and colour transparencies illustrating in both detail and general context the principal features and finds discovered. The photographic record will also include 'working shots' to illustrate more generally the nature of the archaeological operation mounted.

5.5 This record will be compiled and fully checked during the course of the watching brief.

5.6 All site records and finds will be kept securely.

## ***6 Report and Archive***

6.1 A report on the watching brief will be provided following the groundworks.

6.2 Copies will be provided for the client, Sites and Monuments Record and planning Authority. The copyright of all original finished documents shall remain vested in ULAS and ULAS will be entitled as of right to publish any material in any form produced as a result of its investigations.

6.3 A full copy of the archive as defined in the 'Guidelines for the preparation of excavation archives for long-term storage' (UKIC 1990), and Standards in the Museum care of archaeological collections (MGC 1992) and 'Guidelines for the preparation of site archives and assessments for all finds (other than fired clay objects) (Roman Finds Group and Finds Research Group AD 700-1700 1993) will be presented to Leicestershire Museum within six months of the completion of analysis. This archive will include all written, drawn and photographic records relating directly to the investigations undertaken.

6.4. Any disk-based data will be provided for Leicestershire Museums.

## ***7 Publication***

7.1 A summary report will be submitted to a suitable regional or national archaeological journal within one year of completion of fieldwork. A full report will be submitted if the results are of significance.

## ***8 Timetable and Staffing***

8.1 The watching brief is scheduled to commence at the inception of the contractors groundworks. An experienced archaeologist will be present during this work. It is proposed to watch all works, as specified above, with appropriately timed visits during the work in consultation with the contractors.

## ***9 Health and Safety***

9.1 ULAS is covered by and adheres to the University of Leicester Statement of Safety Policy and uses the ULAS Safety Manual (2001) as its Health and Safety Manual with appropriate risks assessments for all archaeological work. It also follows the guidance in the Standing Committee of Archaeological Unit Managers manual, as revised in 1997. The relevant Health and Safety Executive guidelines will be adhered to as appropriate. An initial risks assessment is included in the appendix. This will be revised as appropriate following the commencement of fieldwork.

## **10 Insurance**

10.1 All ULAS work is covered by the University of Leicester's Public Liability and Professional Indemnity Insurance. The Public Liability Insurance is with Gerling Insurance Services Policy No. 62/99094/D, Risk Reference LT 35101 while the Professional Indemnity Insurance is with Sun Alliance Insurance Policy No. 03A/5A 001 05978, Risk Reference LT 27229.

## **11. Bibliography**

MAP 2, *The management of archaeological projects* 2nd edition English Heritage 1991

MGC 1992, *Standards in the Museum Care of Archaeological Collections* (Museums and Galleries Commission)

RFG/FRG 1993, *Guidelines for the preparation of site archives* (Roman Finds Group and Finds Research Group AD 700-1700)

SMA 1993, *Selection, retention and Dispersal of Archaeological Collections. Guidelines for use in England, Wales and Northern Ireland* (Society of Museum Archaeologists)

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29.07.2005

## **Appendix**

### ***Draft Project Health and Safety Policy Statement***

#### **The Coneries/Sparrow Hill, Loughborough. (SK 539 199)**

#### **Planning Application No: P/04/2420/2:**

#### **For: Miller Homes (East Midlands) Ltd**

##### *1 Nature of the work*

1.1 This statement is for an archaeological watching brief.

1.2 The work will involve observation of groundworks during daylight hours and recording of any underlying archaeological deposits revealed. Overall depth is likely to be c. 0.2-0.5m. This will involve the examination of the exposed surface with hand tools (shovels, trowels etc) and excavation of archaeological features. All work will adhere to the University of Leicester Health and Safety Policy and follow the guidance in the Standing Committee of Archaeological Unit Managers manual, as revised in 1997, together with the following relevant Health and Safety guidelines.

1.3 HSE Construction Information Sheet CS8 Safety in excavations.  
HSE Industry Advisory leaflet IND (G)143 (L): Getting to grips with manual handling.  
HSE Industry Advisory leaflet IND (G)145 (L): Watch Your back.  
CIRIA R97 Trenching practice.  
CIRIA TN95 Proprietary Trench Support Systems.  
HSE Guidance Note HS(G) 47 Avoiding danger to underground services. HSE Guidance Note GS7 Accidents to children on construction sites

1.4 The Health and Safety policy on site will be reassessed during the evaluation .

1.5 All work will adhere to the contractors' health and safety policy.

## **2 Risks Assessment**

### *2.1 Working within a building site*

Precautions. No work will be undertaken beneath section faces. Loose spoil heaps will not be walked on. Protective footwear will be worn at all times. Hard hats will be worn at all times. A member of staff qualified in First Aid will be present at all times. First aid kit, vehicle and mobile phone to be kept on site in case of emergency.

### *2.2 Working with plant.*

Precautions. Hard hats, protective footwear and hazard jackets will be worn at all times. No examination of the area of stripping will take place until machines have vacated area. Observation of machines will be maintained during hand excavation. Liaison will be maintained with the contractors to ensure programme of machine movement is understood.

### *2.3 Working within areas prone to waterlogging.*

Protective clothing will be worn at all times and precautions taken to prevent contact with stagnant water which may carry Vialls disease or similar.

#### *2.4 Working with chemicals.*

If chemicals are used to conserve or help lift archaeological material these will only be used by qualified personnel with protective clothing (i.e a trained conservator) and will be removed from site immediately after use.

#### *2.5 Other risks*

Precautions. If there is any suspicion of unforeseen hazards being encountered e.g chemical contaminants, unexploded bombs, hazardous gases work will cease immediately. The client and relevant public authorities will be informed immediately.

2.9 No other constraints are recognised over the nature of the soil, water, type of excavation, proximity of structures, sources of vibration and contamination.

Patrick Clay  
29.7.2005