

KING'S HEAD HOTEL, CARFAX, HORSHAM, WEST SUSSEX, RH12 1EE

AN ARCHAEOLOGICAL WATCHING BRIEF

(NGR TQ 17284 30525)



**Commissioned by
Brightwood Ltd**

Report No. 2011260

AN ARCHAEOLOGICAL WATCHING BRIEF
AT
THE KING'S HEAD HOTEL, CARFAX, HORSHAM
WEST SUSSEX, RH12 1EE

(NGR TQ 17284 30525)

Commissioned by
Brightwood Ltd

Project No. 5404

Report No. 2012260

Site Code: KHH11

Prepared by Jane Briscoe

December 2012

SUMMARY

In September 2012, Archaeology South-East (a division of the Centre for Applied Archaeology, UCL) carried out an archaeological watching brief during the removal of the chimney stack to The King's Head Hotel, Horsham, West Sussex, RH12 1EE. The work was commissioned by Brightwood Ltd to satisfy a condition placed on planning consent in relation to the building's proposed conversion to residential and commercial use.

The site has a long history as an inn, with a reference made to it in an 18th-century document. There have been extensive alterations and modifications to the building over time, resulting in the fragmentation of much of the early structure. The chimney stack was identified to be part of this earlier phase and was therefore considered to be a sensitive part of the structure. The watching brief revealed that there were some parts of an early fireplace remaining. This was reduced in size in successive phases, resulting in the removal of the original flue. The last major phase of alteration saw a small fireplace inserted in the south face of the stack and a large kitchen fireplace created on the northern side. Subsequently, much of the first-floor part of the stack was removed, except for what was probably a small first-floor fireplace. This was removed in the later 20th century and the upper part of the stack was completely rebuilt.

CONTENTS

Summary

List of Contents

List of Plates

List of Figures

- 1.0 Introduction
- 2.0 Scope and Methodology
- 3.0 Site Location
- 4.0 Summary Historic Background
- 5.0 Description of Results
- 6.0 Discussion
- 7.0 Bibliography and Sources Consulted
- 8.0 Deposition of the Archive
- 9.0 Acknowledgements

Figures

Appendix 1: OASIS Data Collection Form

Appendix 2: List Description

Appendix 3: Digital Photographic Register

LIST OF FIGURES

- Figure 1 Site location
- Figure 2 Plan and elevations of ground-floor part of stack showing details recorded during watching brief (in red on plan)
- Figure 3 Details of first-floor part of chimney stack

1.0 INTRODUCTION

- 1.1 In September 2012, Archaeology South-East (a division of the Centre for Applied Archaeology, UCL) carried out an archaeological watching brief during alterations to The King's Head Hotel, Carfax, Horsham, West Sussex, RH12 1EE (NGR 517284 130525; Fig. 1). The work was commissioned by Brightwood Ltd to satisfy a condition placed on listed building consent (listed building consent ref. DC/11/2123) in relation to the conversion of the building to residential and commercial use.
- 1.2 The building was listed (Ref. TQ 9063 NE 2/18) as Grade II on the 26th July 1974. The list description itself is not a comprehensive schedule of those elements which are legally protected, as the legislative cover not only relates to both the interior and exterior of the stated structure, it also extends to any building within the curtilage which predates the 1st July 1948 as stated in Section 1 (5) of the Planning (Listed Buildings and Conservation Areas) Act 1990.
- 1.3 In view of this designation and in accordance with the requirements of the Government's National Planning Policy Framework which took effect on 27th March 2012, Catherine Jeater, Design and Conservation Officer, Horsham District Council suggested that an archaeological watching brief be carried out during the removal of the central chimney stack. A Heritage Statement produced for the property (Williamson 2011) indicated that this area was archaeologically sensitive.
- 1.4 The following condition (No. 8) was applied to the listed building consent:

No works shall take place within the Listed Building until the applicant has secured the implementation of a programme of archaeological investigation and recording in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the Local Planning Authority.

Reason: The Listed Building contains historic fabric which should be recorded before and during development that affects that fabric.

2.0 SCOPE & METHODOLOGY

- 2.1 The main objectives of the project were to record the central chimney stack prior to its removal, and to monitor all excavations associated with the development in order to ensure that any features, artefacts or ecofacts of archaeological interest exposed and affected by the alterations were recorded and interpreted to appropriate standards. Ultimately, it was not necessary during the building works to carry out any intrusive groundworks, and therefore archaeological monitoring was confined to the interventions into the fabric of the building itself.
- 2.2 A written scheme of investigation (WSI) detailing the precise scope of work was produced by Archaeology South-East in August 2012, and approved by John Mills (County Archaeologist – West Sussex) in his capacity as archaeological advisor to Horsham District Council by email dated 13th August 2012. The work was carried out in accordance with the WSI, English Heritage's *Understanding Historic Buildings: A guide to good recording practice* (English Heritage 2006), the relevant Standards and Guidance of the Institute for Archaeologists (IfA), and West Sussex County Council's *Recommended Standard Archaeological Conditions*.

- 2.3 The site was visited by Jane Briscoe on the 6th September 2012 in order to carry out the watching brief. The photographic record was made using digital photography duplicated with 35mm black and white photography. Within the report selected digital images have been reproduced as plates, together with an index of the digital photography and location plots (Appendix 3). A full catalogue of all photographs is included in the archive.
- 2.4 The drawn record was created on site to a scale of 1:20. It has been placed within the context of the building using drawings provided by the client, produced by Barry Field, Architect. These drawings are included within the report as Figs. 2 & 3.

3.0 SITE LOCATION

- 3.1 The site is located in the centre of Horsham, occupying the north-east corner of the junction of East Street with Carfax – the town's medieval market place (NGR: TQ 172 305; Fig. 1). It comprises a complex of buildings which extend c. 32 metres along East Street and 31 metres along the Carfax frontage. A covered carriage entrance within the Carfax elevation gives access to the hotel yard and other structures on the north and south of the yard.

4.0 SUMMARY HISTORIC BACKGROUND (FROM BRISCOE 2012)

- 4.1 There is little prehistoric and Roman activity around the Horsham area, although there are some scattered sites throughout the region. Horsham originated as a detached pasture of the manor of Washington, although it is not mentioned in Domesday. By the 10th century, the multiple estates had begun a process of fragmentation into smaller units, and it is from this process that the separate parish of Horsham probably derives.
- 4.2 Horsham developed during the medieval period as a market town serving the surrounding rural hinterland, and had achieved borough status by 1235. A three-day fair (July) was granted in 1233, with Wednesday and Saturday markets included in 1279. Both markets and fair appear to have been held in the Carfax/Market Square from the outset (Hudson 1986, 171-2).
- 4.3 Between 1327 and 1524 Horsham moved from the 12th to the 6th wealthiest town in Sussex, in part probably reflecting growth across the whole Weald area, and in part benefiting from its position on a key route across the Weald. The July fair, and Wednesday and Saturday markets continued through this period, with an additional Monday market and two more fairs granted in 1449. The majority of the historic properties are concentrated on the Causeway and Carfax, but there are others on West Street, East Street, North Street and at the east end of Bishopric (Harris 2004: 25). There are considered to be at least some fragmentary remains of a late-medieval structure within the King's Head Hotel, focussed in the area around the substantial chimney stack.
- 4.4 By 1524, Horsham had the highest average wealth in Sussex. The first currently-known specific reference to the King's Head Hotel's use as an inn was in 1678 (Martin and Martin 2004: 3), and from the 18th century it was used as a meeting place for various groups. By the later 18th century it served as a coaching stop and post office (Hudson 1986: 151).

- 4.5 As time progressed, Horsham's population growth continued, with a concurrent decrease in agricultural connections. Although the railways declined, the position of Horsham on a major road network saw to its commercial safety. The strong commercial nature led to the widespread replacement of older buildings in the town centre during the 19th century.

5.0 DESCRIPTION OF RESULTS

Ground-floor stack

- 5.1 The ground-floor part of the stack has a considerable footprint, measuring approximately 3.50 metres roughly east-west and 3.05 metres roughly north-south. There are fireplaces facing north and south. The south face bears evidence for two phases of fireplaces. A large fireplace, measuring 1.65 metres high and at least 3.00 metres wide, has a timber lintel. This lintel is chamfered on the lower leading edge, with a stepped-and-hollowed stop at the western end, respecting the brick jamb formed in brick (B2 – see Table 1 below for all brick descriptions). The lintel has a shaped rear face to allow for the brick tumbling on the interior of the stack. As there is no chamfer-stop at the eastern end of the present lintel, it is assumed that the lintel has been truncated at this end. Above the lintel there are narrow bricks (B1) extending up to ceiling level. These bricks appear to be of 16th-century date and have experienced some damage: there are various holes in the brickwork below the timber cross-beam. Above the ceiling, this brickwork is truncated, and does not form part of the first-floor stack.
- 5.2 This large fireplace has been blocked leaving an open area below the earlier lintel which forms the doorway into a small cupboard. This space has been fully plastered. There is a blocked doorway to the west which has pintels on the southern timber jamb on which a door has formerly hung. After this doorway was blocked (at an unknown date), the whole cupboard was fitted with shelves which reached to each side wall and across the former doorway. These shelves have since been removed.
- 5.3 To the east of the opening into the cupboard there is a pier of brickwork (B3) laid in lime mortar. These bricks have been cut to form the western opening, suggesting that they were inserted into the earlier fireplace and later cut through to create the cupboard. The pier extends up to the timber lintel, which suggests that the earlier, larger fireplace was sized down, reusing the original lintel, before being made smaller a second time.
- 5.4 To the east of the brick pier is a smaller blocked opening. This has a roughly-made western jamb which has been butted up to the earlier brickwork and bricks (B4) have been inserted below the timber lintel to create a lower opening. Across this brickwork is a horizontal softwood timber bearer. The bricks are supported from beneath by an iron strap, suggesting that this fireplace is late 18th or 19th century in date. This opening too seems to have been truncated to the east; it presently measures 1.70 metres wide and 1.05 metres high. It has been blocked by rough brickwork laid in a cementitious mortar, with timber studs set into the brickwork to carry lath and plaster.
- 5.5 A wide doorway is positioned to the east of the stack, but it is likely that the stack had been truncated prior to the doorway being inserted, and not as a result of it.

- 5.6 The north face of the stack (Elevation 3) has a fireplace that has been completely blocked using varicoloured orange-yellow bricks. This fireplace has a lintel formed in a segmental arch, using three courses of header bricks laid on edge. At the eastern end the arch is covered by tiles set flat against the face of the brickwork. This type of arched fireplace is likely to date from the 18th or 19th century. It has been blocked by brickwork typical of the early 20th century. This arch too has been truncated, indicating that the sizing-down of the stack occurred after the creation of this wide fireplace. Above the fireplace is a wide offset in the stack with a sloping top. This offset is plastered.
- 5.7 The eastern face of the chimney stack (Elevation 2) is formed in brickwork laid in cementitious mortar. The bricks in this face are of varying types, suggesting that reused bricks were incorporated. The courses are not completely straight and the bedding joints are variable in thickness. In all, the work appears to be an *ad hoc* arrangement, probably carried out as a result of a lack of space in this area of the building during the early-mid 20th century, or possibly later.
- 5.8 The southern part of this face has been cut to house a dumb waiter. The walls of this feature are for the most part formed in the surrounding retained brickwork, including a small area of brick tumbling from the original, large fireplace. However, where new structural components were required, these were provided in breeze-block construction, indicating a probable mid-late-20th-century date for its insertion.

First-floor stack

- 5.9 The first floor stack occupies a much smaller footprint than the ground-floor stack, both as a result of brick tumbling and re-sizing. The feature measures a maximum of 1.50 metres east-west and 1.20 metres north-south. There are no extant fireplaces in this part of the stack.
- 5.10 The west elevation (Elevation 4) comprises an area of brickwork forming one side of a flue (brickwork B8). There is slight tumbling to the northern face, close to the wall of the building. A buttress has been built against this brickwork in later brick (B9) to the south. The buttress can be seen in profile on Elevation 5. It projects to the west and supports the corner of the stack, which has been cut back. The upper part of the stack has been rebuilt in brick B7 and is offset from the southern face by 90 mm. This upper brickwork has straight sides.
- 5.11 The south face of the stack (Elevation 5) shows some brick (B10) behind short vertical studs below a timber bearer which supports the overhanging upper brickwork. A flat piece of stone is positioned above the timber bearer giving extra support to this offset. The lower part of the brickwork behind the studs is obscured by plaster. There is some sooting on the bricks which indicates that this was previously the internal face of a flue that has later been removed. Below this is the large ground-floor fireplace, the flue for which has been truncated at first-floor level. The eastern end of this brickwork is broken off, suggesting that this side of the stack was originally wider than at present.
- 5.12 The eastern elevation (Elevation 6) is covered with heavily-sooted plaster, which suggests that it too was formerly an internal face of a flue which has since been removed. On either side of the sooting there are areas of modern filling material which may have been used to make good bricks broken when this flue was removed. In the centre of the sooted area is a small rectangle of brickwork. This comprises five stretcher bricks laid flat in a grey cementitious mortar. This has the appearance of

an opening designed to tap into an existing flue when an additional fireplace was added. It may have been for ventilation or for a pipe chimney from a range cooker or wood-burning stove. The style of the blocking suggests that this was carried out in the late 20th century, certainly after the flue was in use, as it is not sooted.

Brick number (see Figs. 2 & 3)	Length (mm)	Width (mm)	Height (mm)	Description
B1	215-220	110	50-55	Discoloured, handmade, soft arrises and much rounded
B2	210-230	110	60	Stained; concrete pointing
B3	230	115	65	Dark-red, orange and red-brown various; no frog; lime mortar
B4	223-225	106	60	Brown-orange; cementitious mortar
B5	Not visible	102-105	55-62	Orange-red; sharp arrises; lime mortar
B6	225-230	105-110	62-67	Orange-yellow varicoloured; sharp arrises; cementitious mortar
B7	240	105	65-70	Pink-red; no distinguishing marks; soft sandy mortar
B8	230	116	60	Pink-red and bright orange, handmade; no distinguishing features; soft lime mortar
B9	210-220	113	57-63	Dark red-orange, some with over-firing, handmade; poorer quality than B8; soft lime mortar
B10	225	110	62	Variable colour, handmade; many broken; soft sandy mortar

Table 1: Brick types used in the construction of the chimney

6.0 DISCUSSION

- 6.1 The earliest part of the stack is the large ground-floor fireplace, which has a long, chamfered lintel and narrow bricks forming the flue (Elevation 1). This was later sized-down in two stages, once probably during the late 17th or 18th century and again in the late 18th or 19th century. As no bricks of this date can be seen in the first-floor part of the stack, the larger flue was probably sized-down when the fireplace was modified, but probably only when the third-phase fireplace was created. This late-18th/19th-century flue was then also removed, probably later in that century, and the south-western corner of the stack shored-up with a brick buttress.
- 6.2 At around the same time that the small southern ground-floor fireplace was created, the northern fireplace was remodelled to incorporate a wide segmental brick arch over what was probably, by this time, the main cooking hearth, superseding the original southern fireplace. This flue rises behind the northern tumbling visible in Elevations 4 and 6.
- 6.3 The heavy sooting on Elevation 6 suggests that there was formerly a first-floor fireplace in this location. It is possible that this was an original feature, but it is more likely a later addition, possibly tapping into the flue behind rather than adding a full-height flue to the stack. The jambs for this fireplace have been removed, probably during the late 20th century.

- 6.4 Except for the possible first-floor fireplace and the upper part of the stack, which has been rebuilt during the 20th century, it is likely that there have been no working fireplaces in this stack since the early-mid 20th century, when the north ground-floor fireplace was blocked. The southern fireplace had probably been blocked at an earlier date. By the mid-20th century, therefore, there was just a fragment of the original fireplace surviving at ground-floor level. The later modifications to the stack have also been rebuilt, removed and greatly altered, reducing what would have been a sizeable first-floor part of the stack to a single, small flue.

7.0 BIBLIOGRAPHY AND SOURCES CONSULTED

Briscoe, J. 2012. *King's Head Hotel, Horsham, West Sussex, RH12 1EE: Archaeological Watching Brief Written Scheme of Investigation*

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Internet Sources

English Heritage, The National Heritage List for England
<http://list.english-heritage.org.uk/resultsingle.aspx?uid=1353904>
Date accessed: 12th December 2012

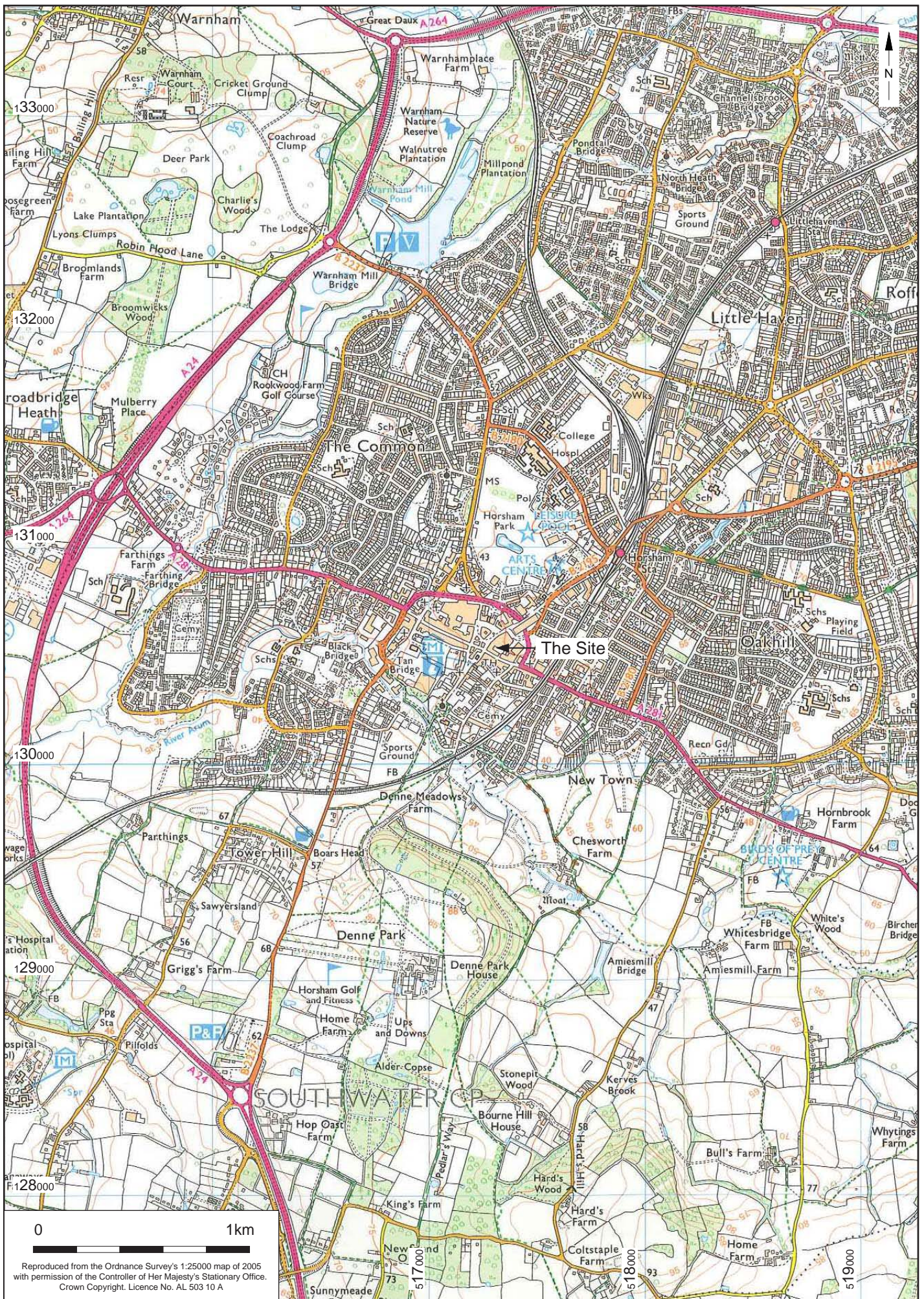
8.0 DEPOSITION OF THE ARCHIVE

A full archive intended for deposition with Horsham Museum has been prepared in accordance with the guidelines set out in English Heritage's Management of Archaeological Projects 2 as well those published in *Guidelines for the Preparation of Excavation Archives for Long-term Storage* (United Kingdom Institute for Conservation, 1990) and *Standards in the Museum Care of Archaeological Collections* (Museums and Galleries Commission, 1994). The archive has been assigned Archaeology South-East site code KHH11. The archive will comprise a hard copy of the full report, a pdf version of the report on CD, the full photographic record with registers, field notes and sketches.

9.0 ACKNOWLEDGEMENTS

Archaeology South-East would like to thank Brightwood Ltd for commissioning this Archaeological Watching-Brief, John Mills, Senior Archaeologist at West Sussex

County Council and Catherine Jeater, Design and Conservation Officer at Horsham District Council for their input into the project.



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© Archaeology South-East		King's Head Hotel, Carfax, Horsham, West Sussex		Fig. 1
Project Ref: 5404	Dec 2012	Site location		
Report Ref: 2011260	Drawn by: JFB			

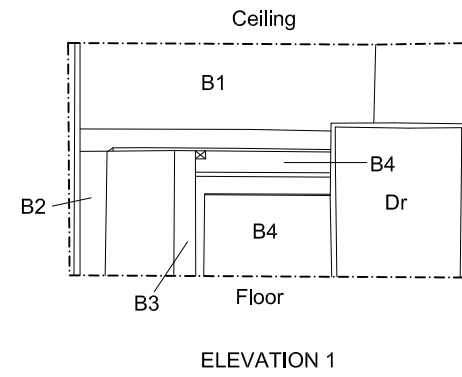
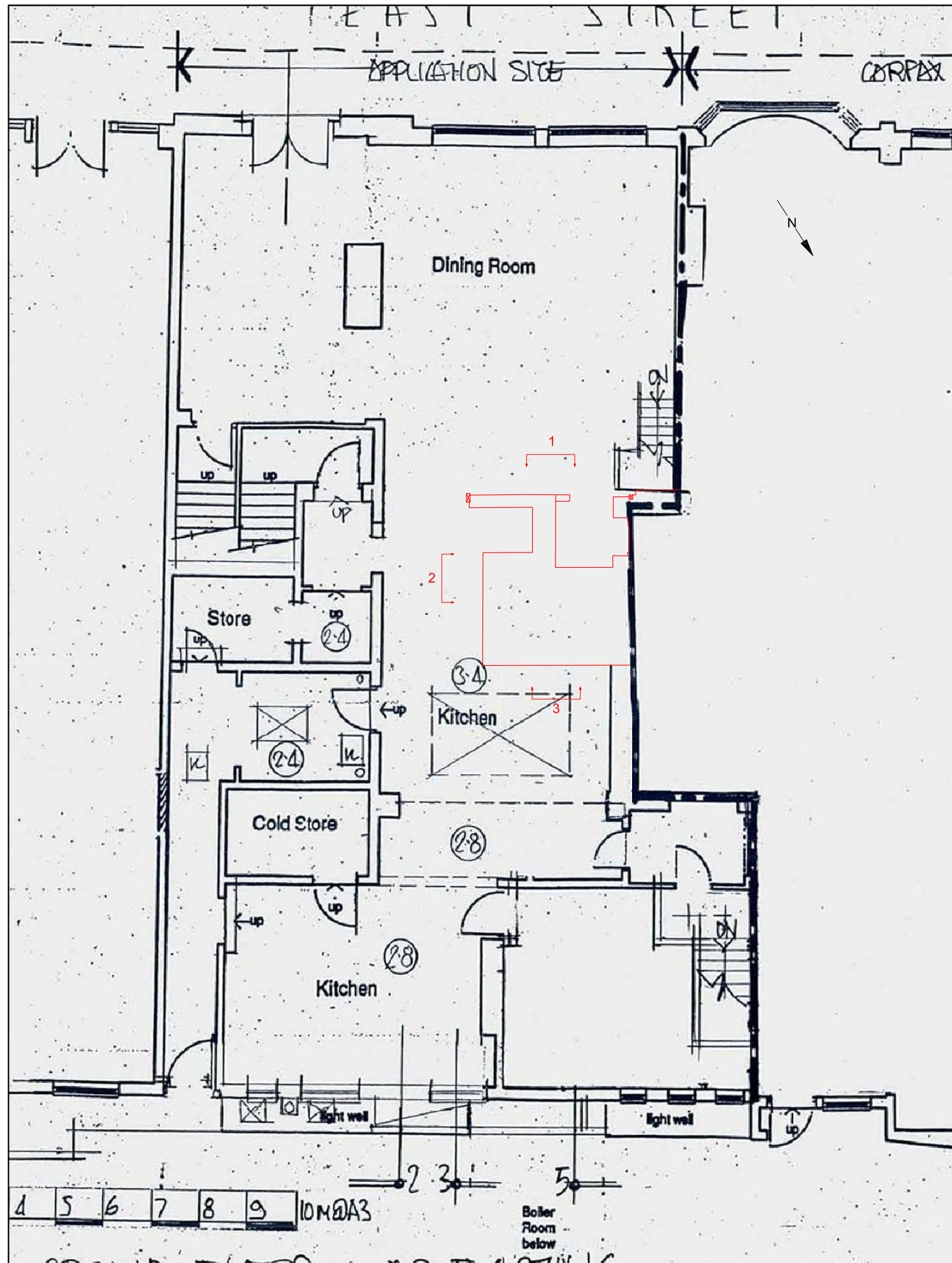


Plate 1: Elevation 1

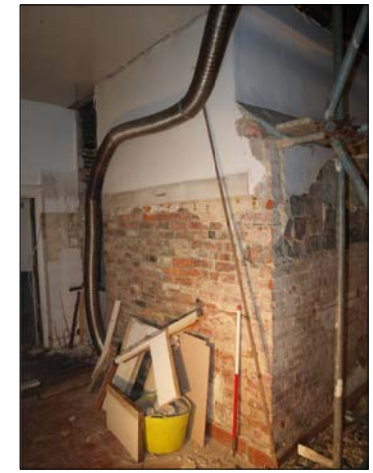
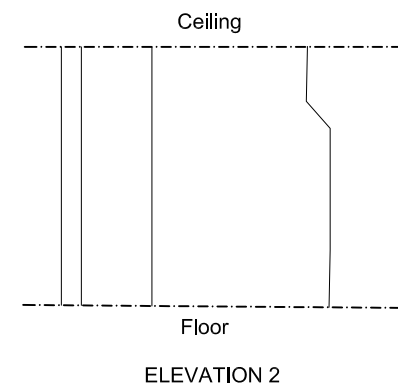


Plate 1: Elevation 2 from the north-east

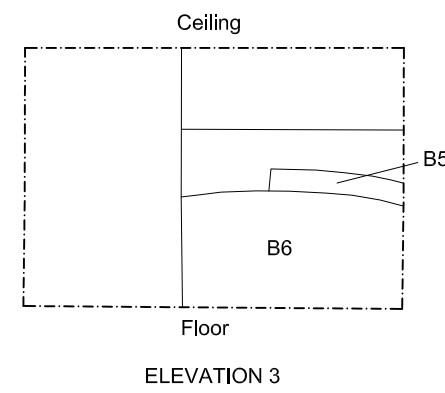
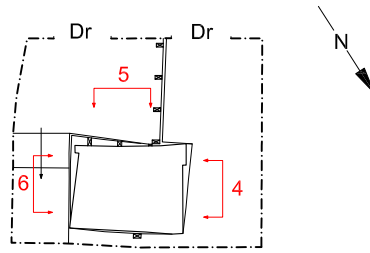


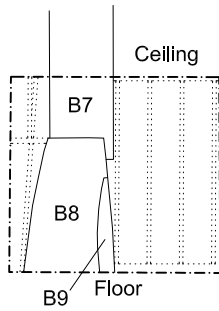
Plate 1: Elevation 3



Note: Softwood timber studs and rails are shown dotted



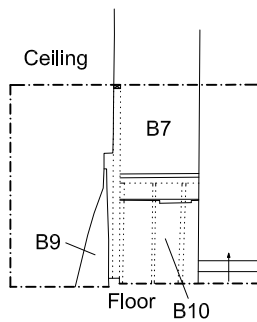
PLAN



ELEVATION 4



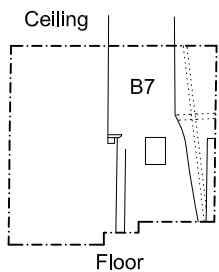
Plate 4: The offset in Elevation 4 showing Bricks B7 (top) and B8 (bottom)



ELEVATION 5



Plate 5: The lower part of Elevation 5 showing the plaster and soot-stained bricks B10



ELEVATION 6



Plate 6: Elevation 6 from adjoining room



Plate 7: Detail of Elevation 6 showing sooting, filling material and brick-filled opening



APPENDIX 1 – OASIS DATA COLLECTION FORM

OASIS ID: archaeol6-139390

Project details

Project name The King's Head Hotel, Carfax, Horsham, West Sussex: An Archaeological Watching Brief

Short description of the project In September 2012, Archaeology South-East (a division of the Centre for Applied Archaeology, UCL) carried out an archaeological watching brief during the removal of the chimney stack to The King's Head Hotel, Horsham, West Sussex, RH12 1EE. The work was commissioned by Brightwood Ltd to satisfy a condition placed on planning consent in relation to the building's proposed conversion to residential and commercial use. The site has a long history as an inn, with a reference made to it in an 18th-century document. There have been extensive alterations and modifications to the building over time, resulting in the fragmentation of much of the early structure. The chimney stack was identified to be part of this earlier phase and was therefore considered to be a sensitive part of the structure. The watching brief revealed that there were some parts of an early fireplace remaining. This was reduced in size in successive phases, resulting in the removal of the original flue. The last major phase of alteration saw a small fireplace inserted in the south face of the stack and a large kitchen fireplace created on the northern side. Subsequently, much of the first-floor part of the stack was removed, except for what was probably a small first-floor fireplace. This was removed in the later 20th century and the upper part of the stack was completely rebuilt.

Project dates Start: 06-09-2012 End: 06-09-2012

Previous/future work Yes / No

Any associated project reference codes 5046 - Contracting Unit No.

Type of project Building Recording

Site status Listed Building

Current Land use Other 2 - In use as a building

Monument type INN Post Medieval

Significant Finds NONE None

Project location

Country England

Site location WEST SUSSEX HORSHAM HORSHAM The King's Head Hotel, Carfax

Postcode RH12 1EE

Study area 20.00 Square metres

Site coordinates TQ 517284 130525 50 0 50 53 47 N 000 09 28 E Point

Project creators

Name of Organisation	Archaeology South-East
Project brief originator	West Sussex County Council
Project design originator	Archaeology South-East
Project director/manager	Ron Humphrey
Project supervisor	Jane Briscoe
Type of sponsor/funding body	Developer

Project archives

Physical Archive Exists?	No
Digital Archive recipient	Horsham Museum
Digital Contents	"Survey"
Digital Media available	"Images raster / digital photography","Text"
Paper Archive recipient	Horsham Museum
Paper Media available	"Drawing","Notebook - Excavation',' Research',' General Notes","Photograph","Plan","Report","Section"

Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	The King's Head, Carfax, Horsham, West Sussex: An Archaeological Watching Brief
Author(s)/Editor(s)	Briscoe, J.
Other bibliographic details	Report No. 2012260
Date	2012
Issuer or publisher	Archaeology South-East
Place of issue or publication	Archaeology South-East

Entered by Jane Briscoe (j.briscoe@ucl.ac.uk)
Entered on 14 December 2012

APPENDIX 2 – LIST DESCRIPTION

Name: The King's Head Hotel

List entry Number: 1353904

Location: The King's Head Hotel, 1, East Street & 35, Carfax, Horsham, West Sussex

Grade: II

Date first listed: 26th July 1974

Details

CARFAX

1. 1236 (East Side) No 35 (The King's Head Hotel) TQ 1730 1/33

II GV

2. With No 1 East Street. Date written on the front is 1401, but the facade is C18. Mostly stuccoed with some painted brick. 2 storeys. 4 windows. Horsham slab roof. Eaves cornice. 2 bay windows on both floors. Sash windows, glazing bars intact on 1st floor. Early C20 windows with Ipswich frames on ground floor. Wide rusticated doorway. High arched carriageway at north end and modern extension beyond it. The King's Head Hotel continues along East Street. This part is late C18 or early C19. 3 storeys. 5 windows. Red brick. Hipped Horsham slab roof, half-hipped to west. Eaves cornice. 1 bay window of 3 lights through upper 2 floors to west, another bay of 3 lights through all 3 floors in centre. Sash windows, glazing bars missing. Mid C19 ground floor front on corner with Carfax. No 1 East Street continues as C19 wing to east. 3 storeys. 4 windows. Red brick with some grey headers and stuccoed dressings. Cornice and parapet with moulded capping. Projecting bay on left with pediment and rusticated quoins. Cornice between 1st and 2nd floors continuing to right where it is broken by 3 round-headed windows rising through 1st and 2nd floors. All upper windows are sashes, glazing bars missing. Rusticated ground floor with cornice over. Nos 33 to 35 (consec) together with Nos 34A, 34C and with No 1 East Street form a group.

Listing NGR: TQ1730330520

APPENDIX 3

DIGITAL PHOTOGRAPHIC REGISTER



5404_001



5404_002



5404_003



5404_004



5404_005



5404_006



5404_007



5404_008



5404_009



5404_010



5404_011



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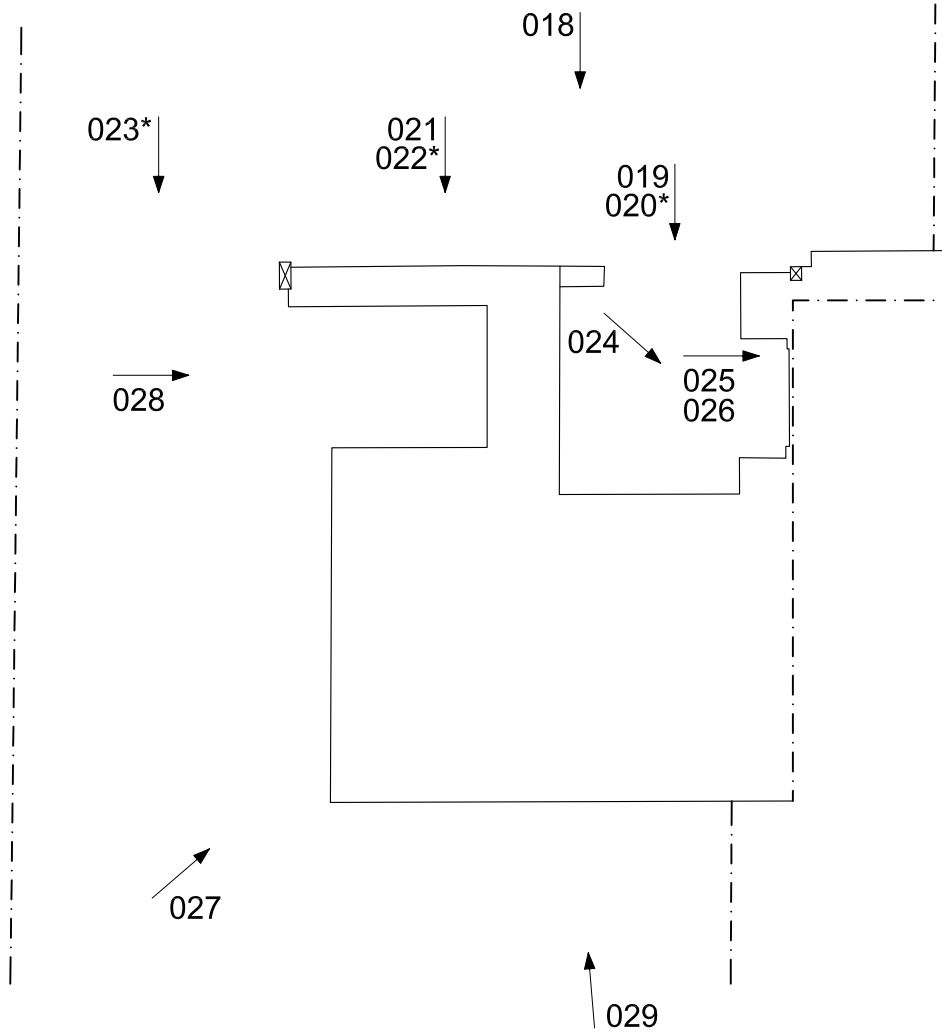
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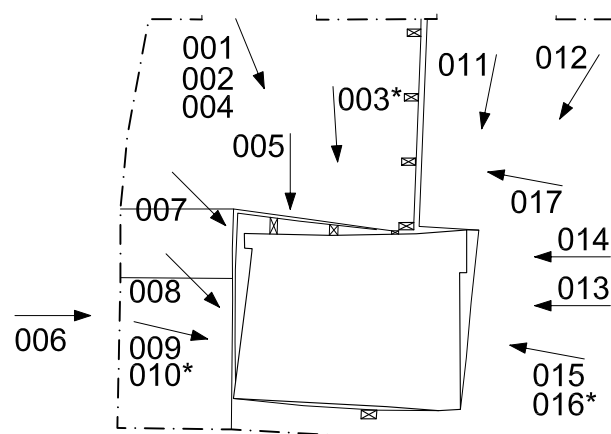
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5404_029



GROUND-FLOOR PLAN



FIRST-FLOOR PLAN

0 2m



Note: * indicates that the photograph has been taken pointing upwards

© Archaeology South-East		King's Head Hotel, Horsham, West Sussex	Appendix 3
Project Ref: 5404	Dec 2012	Photo location plan	
Report Ref: 2012260	Drawn by: JFB		

Head Office
Units 1 & 2
2 Chapel Place
Portslade
East Sussex BN41 1DR
Tel: +44(0)1273 426830 Fax:+44(0)1273 420866
email: fau@ucl.ac.uk
Web: www.archaeologyse.co.uk



London Office
Centre for Applied Archaeology
Institute of Archaeology
University College London
31-34 Gordon Square, London, WC1 0PY
Tel: +44(0)20 7679 4778
Fax:+44(0)20 7383 2572
Web: www.ucl.ac.uk/caa

The contracts division of the Centre for Applied Archaeology, University College London 

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