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**ALKHAM & HORTON TOWERS, ST MARY CRAY,
ORPINGTON, LONDON**

ARCHAEOLOGICAL MONITORING & RECORDING

Authors: Zbigniew Pozorski	
NGR: TQ 47290 68090	Report No: 4265
District: LB of Bromley	Site Code: AKH 13
Approved: Claire Halpin	Project No: 4629
Signed:	Date: February 2013

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OASIS SUMMARY SHEET

Project details			
Project name	<i>Alkham & Horton Towers, St Mary Cray, Orpington, London</i>		
<p><i>In January and February 2013 Archaeological Solutions (AS) carried out an archaeological monitoring and recording on the site of Alkham & Horton Towers, St Mary Cray, Orpington, London (NGR TQ 47290 68090). The monitoring was commissioned by Hill Partnerships and was undertaken in compliance with a planning condition attached to planning permission for the demolition of the existing structures and replacing them with 96 dwellings within six blocks.</i></p> <p><i>The site lies with an Archaeological Priority Zone of LB Bromley. Archaeological investigations have recorded evidence of prehistoric activity in the area, and Roman activity and occupation is known to have extended along the Cray Valley close by. The site had a potential for archaeological remains of prehistoric, Roman, medieval and post-medieval date in areas where previous ground truncation may have been less severe.</i></p> <p><i>In the event the monitoring revealed the remains of a 19th century building. The majority of the site has been adversely affected by the modern construction of the now-demolished Alkham and Horton towers.</i></p>			
Project dates (fieldwork)	<i>11/01 and 5, 7, 20-22/02/2013</i>		
Previous work (Y/N/?)	<i>N</i>	Future work (Y/N/?)	<i>N</i>
P. number	<i>4629</i>	Site code	<i>AKH 13</i>
Type of project	<i>Archaeological Monitoring & Recording</i>		
Site status	<i>Within Archaeological Priority Zone of LB Bromley</i>		
Current land use	<i>Site of two tower blocks, now demolished</i>		
Planned development	<i>New 96 residential dwellings</i>		
Main features (+dates)	<i>-</i>		
Significant finds (+dates)	<i>-</i>		
Project location			
County/ District/ Parish	<i>Greater London</i>	<i>London Borough of Bromley</i>	<i>St Mary Cray</i>
HER/ SMR for area	<i>Greater London HER</i>		
Post code (if known)	<i>BR5 3PL</i>		
Area of site	<i>c. 3000m²</i>		
NGR	<i>TQ 47290 68090</i>		
Height AOD (min/max)	<i>c. 23m AOD</i>		
Project creators			
Brief issued by	<i>Advice from EH GLAAS</i>		
Project supervisor/s (PO)	<i>Zbigniew Pozorski</i>		
Funded by	<i>Hill Partnerships</i>		
Full title	<i>Alkham & Horton Towers, St Mary Cray, Orpington, London. Archaeological Monitoring & Recording</i>		
Authors	<i>Pozorski, Z.</i>		
Report no.	<i>4265</i>		
Date (of report)	<i>February 2013</i>		

ALKHAM & HORTON TOWERS, ST MARY CRAY, ORPINGTON, LONDON

ARCHAEOLOGICAL MONITORING & RECORDING

SUMMARY

In January and February 2013 Archaeological Solutions (AS) carried out an archaeological monitoring and recording on the site of Alkham & Horton Towers, St Mary Cray, Orpington, London (NGR TQ 47290 68090). The monitoring was commissioned by Hill Partnerships and was undertaken in compliance with a planning condition attached to planning permission for the demolition of the existing structures and replacing them with 96 dwellings within six blocks.

The site lies within an Archaeological Priority Zone of LB Bromley. Archaeological investigations have recorded evidence of prehistoric activity in the area, and Roman activity and occupation is known to have extended along the Cray Valley close by. The site had a potential for archaeological remains of prehistoric, Roman, medieval and post-medieval date in areas where previous ground truncation may have been less severe.

In the event the monitoring revealed the remains of a 19th century building. The majority of the site has been adversely affected by the modern construction of the now-demolished Alkham and Horton towers.

1 INTRODUCTION

1.1 In January and February 2012 Archaeological Solutions (AS) carried out archaeological monitoring and recording on the site of Alkham & Horton Towers, St Mary Cray, Orpington, London (NGR TQ 47290 68090; Figs. 1 & 2). The monitoring was commissioned by Hill Partnerships and was undertaken in compliance with a planning condition attached to planning permission for the demolition of the existing structures and replacing them with 96 dwellings within six blocks (London Borough of Bromley Planning Ref. DC/10/03968/FULL1 & 03697).

1.2 The monitoring was undertaken in accordance to an advice from English Heritage Greater London Archaeological Advisory Service (EH GLAAS; archaeological advisors to LB of Bromley), and a written scheme of investigation (specification) prepared by AS (dated 05/10/2012), and approved by EH GLAAS. The project conformed to the Institute for Archaeologists (IfA) *Code of Conduct and Standard and Guidance for An Archaeological Watching Brief* (revised 2008), as well as the EH (London Region) *Archaeological Guidance Papers* (revised 2009), in particular *Archaeological Guidance Paper No 3; Standards for Archaeological Fieldwork in London*.

1.3 The objectives of the archaeological monitoring and recording was to identify any evidence of archaeological deposits and/or artefacts, and to determine the nature and extent of those deposits within the limits of the construction groundworks.

Planning policy context

1.4 The National Planning Policy Framework (NPPF 2012) states that those parts of the historic environment that have significance because of their historic, archaeological, architectural or artistic interest are heritage assets. The NPPF aims to deliver sustainable development by ensuring that policies and decisions that concern the historic environment recognise that heritage assets are a non-renewable resource, take account of the wider social, cultural, economic and environmental benefits of heritage conservation, and recognise that intelligently managed change may sometimes be necessary if heritage assets are to be maintained for the long term. The NPPF requires applications to describe the significance of any heritage asset, including its setting that may be affected in proportion to the asset's importance and the potential impact of the proposal.

1.5 The NPPF aims to conserve England's heritage assets in a manner appropriate to their significance, with substantial harm to designated heritage assets (i.e. listed buildings, scheduled monuments) only permitted in exceptional circumstances when the public benefit of a proposal outweighs the conservation of the asset. The effect of proposals on non-designated heritage assets must be balanced against the scale of loss and significance of the asset, but non-designated heritage assets of demonstrably equivalent significance may be considered subject to the same policies as those that are designated. The NPPF states that opportunities to capture evidence from the historic environment, to record and advance the understanding of heritage assets and to make this publicly available is a requirement of development management. This opportunity should be taken in a manner proportionate to the significance of a heritage asset and to impact of the proposal, particularly where a heritage asset is to be lost.

2 DESCRIPTION OF THE SITE

2.1 The site lies in the centre of St Mary Cray, c. 2.50km north-east of Orpington (Fig. 1). It comprises two parts. The larger element, a rectangular plot of land located along Okemore Gardens is the site of now demolished Alkham and Horton Towers. This element consists of Areas 2, 3 and 4 while Area 1, which is smaller, is located off High Street to the west. Area 1 is linked to the rest of the site by an internal short road. The site is bounded to the north by residential properties and to the south by small overgrown area to the north of Blacksmiths Lane.

3 TOPOGRAPHY, GEOLOGY AND SOILS

3.1 The site between 44 and 55m AOD on a moderately to steep slope of land in the valley of River Cray which flows 100m to the west (Fig. 1). It lies just within the Thanet formation of sedimentary rocks (British Geological Survey 1978), dating to the Palaeocene and composed of glauconitic sands, silts and silty clay with basal flint conglomerate. Immediately to the north-west, and at a short distance to the south and east, the underlying Coniacian – Campanian chalk dating to the Upper Cretaceous is exposed. This is composed of white chalk with flints and a nodular band at the base of the formation. Soils on the site are unsurveyed due to the urban character of the area (Soil Survey of England and Wales 1983).

4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

4.1 The background to the site has been presented in an archaeological desk-based assessment prepared by MoLA (2010). In summary:

The site lies within an Archaeological Priority Zone of LB Bromley. It has a low to medium potential for archaeological remains of prehistoric, Roman, medieval and post-medieval date in areas where previous ground truncation may have been less severe. Archaeological investigations have recorded evidence of prehistoric activity in the area, and Roman activity and occupation is known to have extended along the Cray Valley close by. A low potential for archaeological remains of medieval/post-medieval date may be present close to the High Street or associated with the presence of a post-medieval manor house at The Mount to the east.

4.2 The site is located in a designated area of archaeological significance. However the Desk-Based Assessment carried out by the Museum of London indicated that the potential for archaeological remains on the site was generally low, with the exception of the south-west part and a small area at the extreme south-east edge which had moderate potential (Holloway C. 2010). A large quantity of Mesolithic material has been found in the area such as Priory Gardens just over 1km to the south where many flints including 286 tools were found. Otherwise there is a general paucity for the presence of prehistoric finds. The majority of Roman remains are located along the Cray valley. St Mary Cray is mentioned in the Domesday Survey and again in 1270 as Seynte Mary Crey, and the village location is given a central grid reference approximately 160m south of the site (MLO 071562). Another settlement of Sandings is also mentioned which is unlocated but thought to be on the High Street, east of the Cray and parallel with the river. Several buildings of medieval origin still survive on the High Street.

4.3 An excavation in 1944 on a pig sty to the rear of the Police Station, 50m west of the site found Roman pottery and charcoal at a depth of 1.35m (MLO 070683). In the same location at 83 High Street, an excavation conducted in 1992 identified multi-period archaeology cutting the natural brick earth. The finds comprised Mesolithic struck flint and Roman, medieval and

post-medieval pottery sherds. Three 18th century pits were identified, and a 19th century rubbish pit and other deposits (MLO 071176, 071177, 071178, 071179, 071278, 071953). The closest listed building to the site is Durley House at 83 High Street which is 18th century. Another archaeological evaluation carried out 100m to the north-west of the site found re-deposited prehistoric worked flints and Roman, medieval, and post-medieval pottery, and post-medieval clay pipe (MLO 07102, 07103).

5 METHODOLOGY

5.1 The site was divided into four areas (Fig. 2). The principal elements monitored were the mechanically-excavated large pits for the new soakways (Area 1 and 4), the foundation trenches for new buildings (Area 1) and the ground reduction in Area 2 and 3.

5.2 The archaeological monitoring comprised the observation of all groundworks, the inspection of the subsoil and natural deposits for archaeological features and the examination of spoil heaps and the recording of soil profiles. Archaeological features and deposits were recorded using *pro-forma* recording sheets, drawn to scale and photographed as appropriate. Excavated spoil was checked for finds and the excavated area was scanned by metal detector.

6 DESCRIPTION OF RESULTS

Area 1

In this area located off the High Street (Fig. 2; DP 1-11) the investigation comprised the monitoring of the excavation of a pit for a new soakway and the foundation trenches for a new building. The foundations were excavated after the soakway had been constructed in the southern part of the area and the ground level reinstated.

<i>Sample section 1 (DP 3)</i> <i>Excavation for a new soakway, facing west</i> <i>0.00 = 46.50m AOD</i>		
0.00 – 0.38m	L1000	Topsoil. Dark grey, soft, silty sand with frequent roots.
0.38m+	L1001	Natural light brownish yellow, friable, silty clay.

<i>Sample section 2 (DP 7)</i> <i>Foundation trenches, central part, facing south</i> <i>0.00 = 44.31m AOD</i>		
0.00 – 0.32m	L1002	Made ground. Dark greyish brown, friable, sandy silt with occasional CBM fragments.
0.32 – 0.51m	L1003	Natural white, compact, chalk.
0.51m+	L1001	Natural clay. As above.

<i>Sample section 3 (DP 8)</i> <i>Foundation trenches, southern part, facing north</i> <i>0.00 = 44.95m AOD</i>		
0.00 – 0.15m	L1002	Made ground. As above.
0.15m+	L1003	Natural chalk. As above.

<i>Sample section 4 (DP 10)</i> <i>Foundation trenches, north-western part, facing east</i> <i>0.00 = 44.26m AOD</i>		
0.00 – 0.15m	L1002	Made ground. As above.
0.15m+	L1001	Natural clay. As above.

Description: A 19th century wall (M1004) was present within the area.

M1004 (DP 9) was a wall constructed of red bricks (0.225 x 0.105 x 0.065m) bonded with a creamy, sandy and chalky mortar. The wall was 0.40m wide and at least 0.75m deep. It formed a rectangular (5m+ x 4m, with 0.40m extension to the south-east) structure, orientated north/south, and located along the High Street. The wall was likely the remains of a small building fronting the street, probably of the mid to late 19th century origin.

Area 2

The majority of the area was located within the footing of the former tower block. The groundworks focussed mainly on removing loose backfill soil and rubble after the demolition and built-up ground around the footings. The least disturbed part of the area was in the north-eastern corner.

<i>Sample section 5 (DP 14)</i> <i>Ground reduction, north-eastern corner, facing south-west</i> <i>0.00 = 48.03m AOD</i>		
0.00 – 0.11m	L1005	Made ground. Mid to dark brown, loose, sand with frequent CBM fragments.
0.11 – 0.24m	L1006	White, compact, chalk.
0.24 – 0.53m	L1007	Dark brownish grey, friable, sandy silt.
0.53m+	L1008	Natural light to mid brownish yellow, loose, silty sand.

Description: No archaeological features or finds were present.

Area 3

The central area of the site was also a subject to earlier demolition works which removed all modern structures. During the monitoring of the ground reduction only natural deposits were exposed (DP 17-19).

Area 4

Like the Area 3, this part of the site was also cleared of any structures, in particular the remains of the second tower block. Only natural deposits were exposed. The monitoring in this area comprised the excavation of a large pit for a new soakway (DP 20-21).

<i>Sample section 6 (DP 22)</i>		
<i>Excavation for a new soakway, facing east</i>		
<i>0.00 = 54.60m AOD</i>		
0.00 – 2.00m	L1009	Natural mid brownish yellow, loose, sand.
2.00m+	L1010	Natural light grey, friable, silty sand.

Description: No archaeological features or finds were present.

7 CONFIDENCE RATING

7.1 It is not felt that any factors inhibited the recognition of archaeological features or finds during the programme of archaeological monitoring and recording. Any further groundworks in Areas 2, 3 and 4, mainly the excavations for the new foundations, will not affect archaeological remains as the works will be located within the investigated part of the site where natural deposits have already been encountered.

8 DEPOSIT MODEL

8.1 Due to recent demolition works the majority of the site was either overlain by made ground (L1002, L1005; 0.10 – 0.30m thick) or had natural deposits exposed at the existing ground level. The topsoil (L1000) was present only in a small part of Area 1 and it comprised a dark grey, soft, silty sand with frequent roots (0.35 – 0.40m thick).

8.2 The natural geology varied on the site. The most common of the recorded deposits was a mid brownish yellow, loose, sand (L1009; 2.00m thick) overlying light grey, friable, silty sand (L1010). These deposits were present in the eastern part of the site. Some light to mid brownish yellow, loose, silty sand (L1008) was present in the north-eastern corner of the site. The natural deposits in the lower part of the site (Area 1, off High Street) comprised a white, compact, chalk (L1003) and light brownish yellow, friable, silty clay (L1001). These deposits were present at 0.10 – 0.50m below existing ground level.

9 DISCUSSION

9.1 The site had a potential for archaeological remains of prehistoric, Roman, medieval and post-medieval date. Archaeological investigations have

recorded evidence of prehistoric activity in the area, and Roman activity and occupation is known to have extended along the Cray Valley close by

9.2 In the event no archaeological features or finds were revealed with the exception of a 19th century wall located in the eastern part of the site. The wall was likely a remnant of a small building fronting High Street. No residual finds were recovered.

9.3 Significant modern truncation has affected the site, in particular in Areas 2 and 4 where the tower blocks were previously located. The demolition works exposed the natural deposits in the large part of the site suggesting the construction of the modern structures probably resulted in the removal of any earlier horizons which potentially contained archaeological evidence. The western part of the site, Area 1, may have been subject to similar construction and landscaping works although this would have happened in the mid to late 19th century.

10 DEPOSITION OF THE ARCHIVE

10.1 Archive records, with an inventory, will be deposited with any donated finds from the site at London Archaeological Archives and Resource Centre (LAARC). The archive will be quantified, ordered, indexed, cross-referenced and checked for internal consistency.

ACKNOWLEDGEMENTS

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PHOTOGRAPHIC INDEX



DP 1. Area 1 before commencing the groundworks. Looking north.



DP 2. Area 1. Excavations for a new soakway. Looking south-east.



DP 3. Area 1. Excavations for a new soakway, sample section 1. Looking east.



DP 4. Area 1. Reinstated ground and foundation trenches. Looking south.



DP 5. Area 1. Foundation trenches. Looking west-south-west.



DP 6. Area 1. Foundation trenches. Looking west.



DP 7. Area 1. Foundation trenches, sample section 2. Looking north.



DP 8. Area 1. Foundation trenches, sample section 3. Looking south.



DP 9. Area 1, remains of Building M1004. Looking west.



DP 10. Area 1. Foundation trenches, sample section 4. Looking west.



DP 11. Area 1 during construction of the foundations. Looking south-west.



DP 12. Area 2, northern part. Looking west-north-west.



DP 13. Area 2, north-eastern corner. Looking north-north-east.



DP 14. Area 2. Sample section 5. Looking north-east.



DP 15. Area 2. Looking west.



DP 16. Area 2. Looking north-east.



DP 17. Area 3. Looking north-west.



DP 18. Area 3, eastern part. Looking north.



DP 19. Area 3, central part. Looking west.



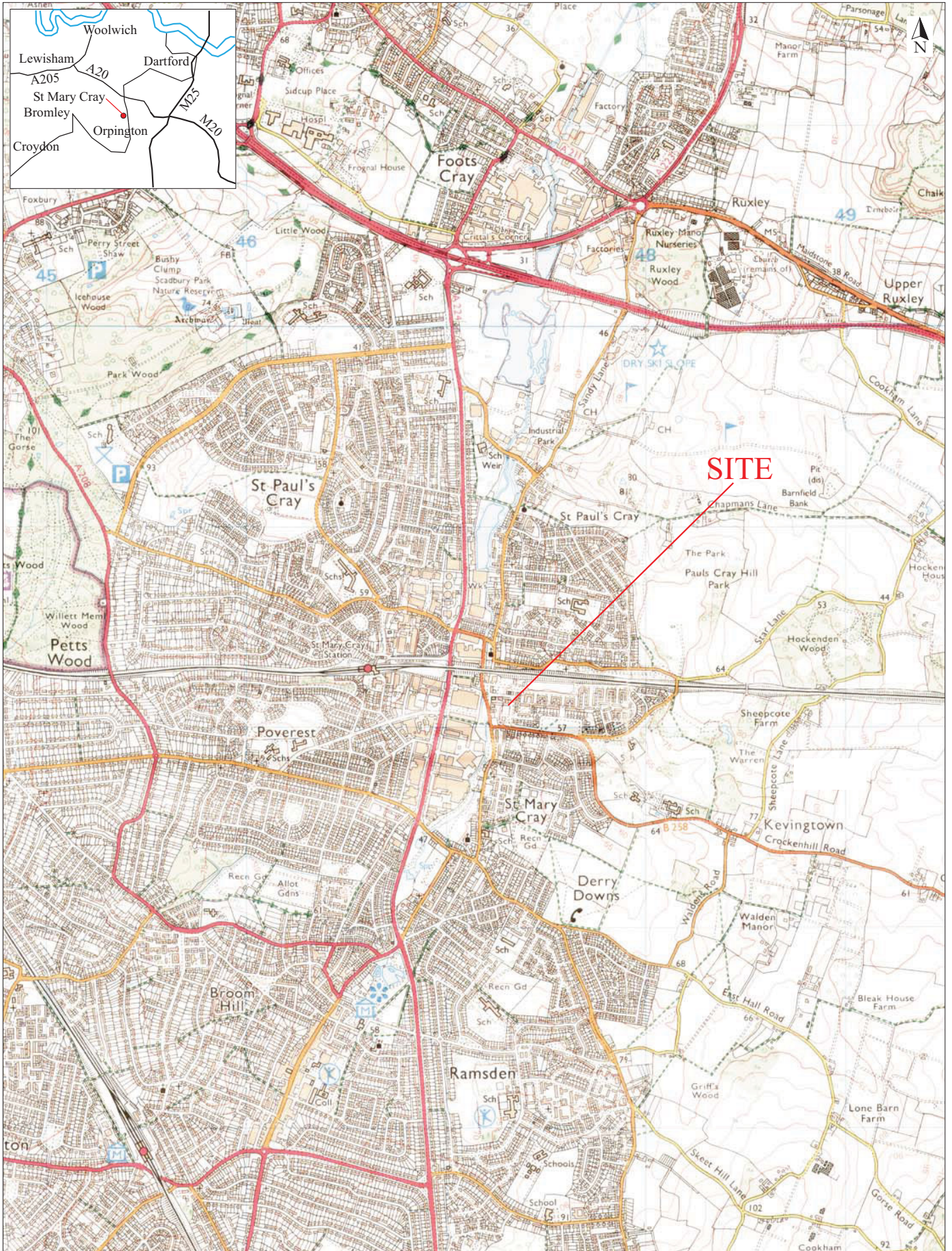
DP 20. Area 4. Looking west.



DP 21. Area 4, excavations for a new soakway. Looking north-north-west.

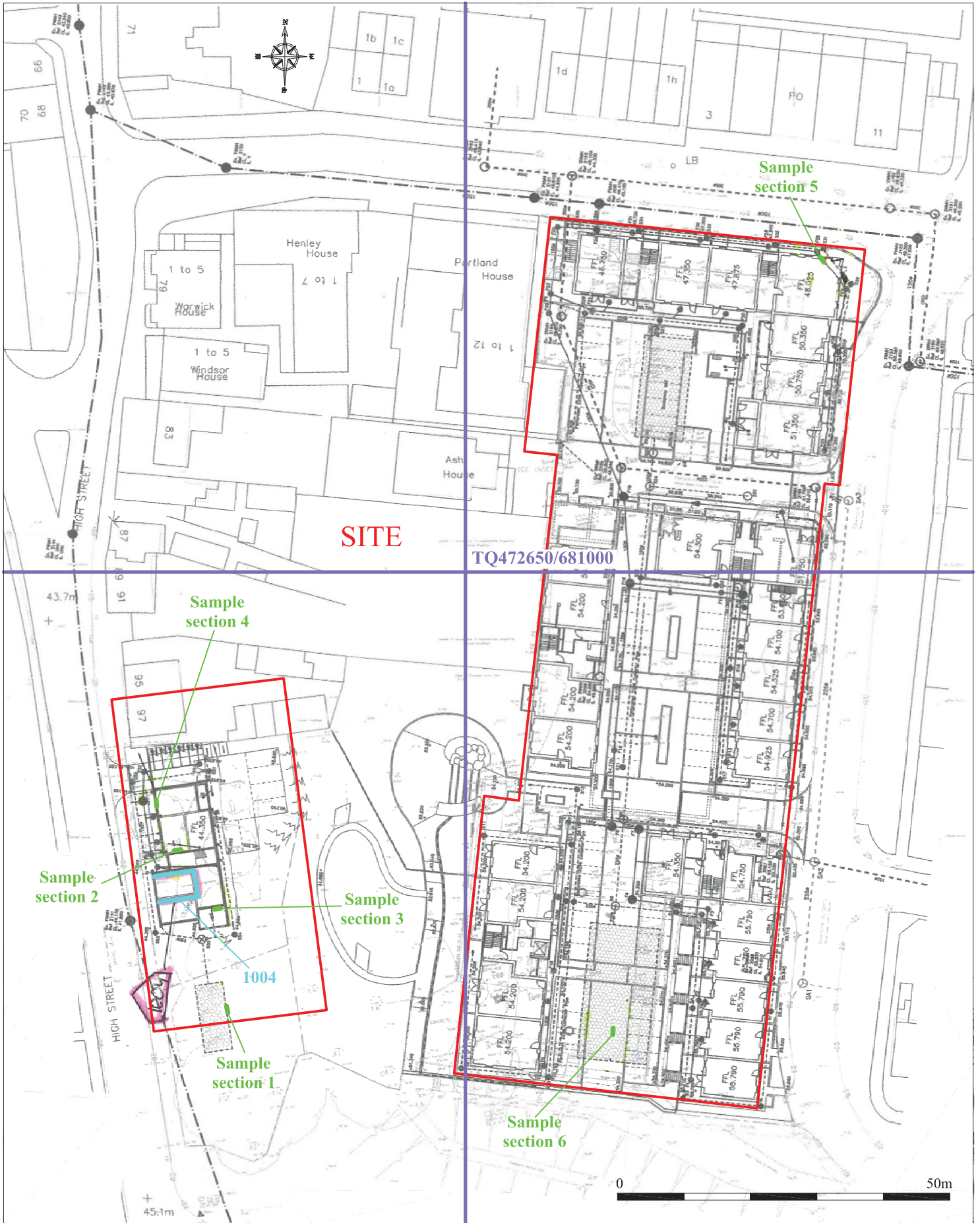


DP 22. Area 4, excavations for a new soakway. Sample section 6.

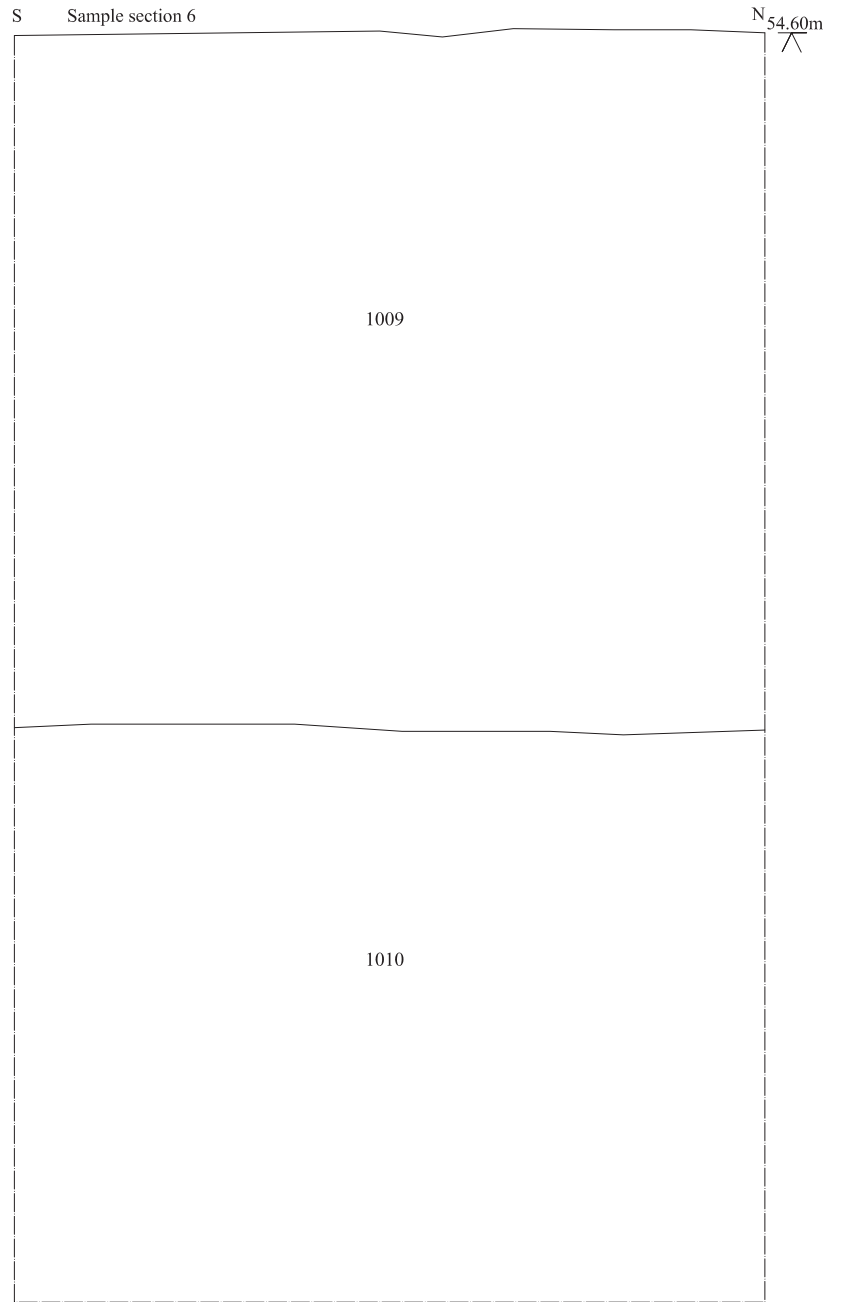
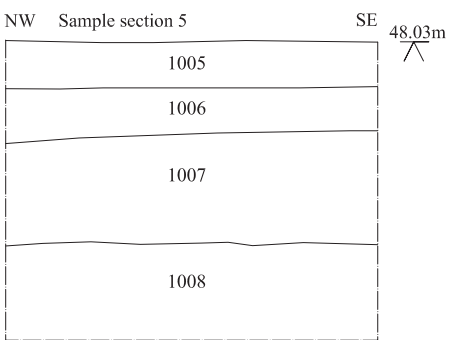
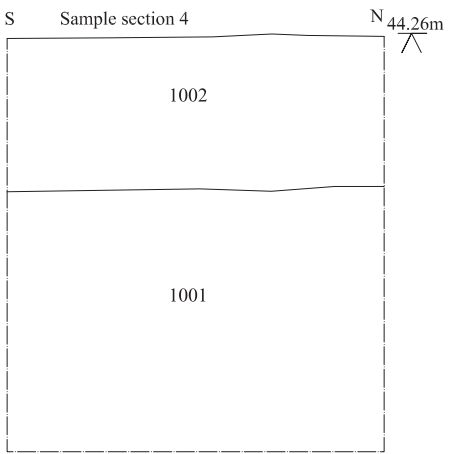
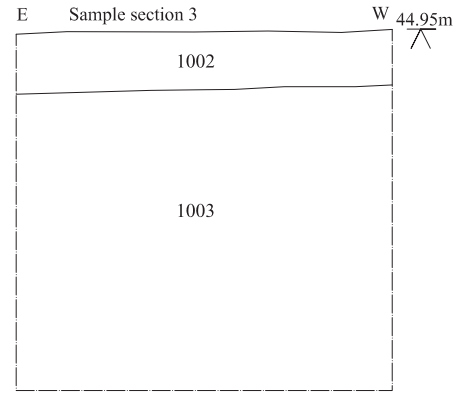
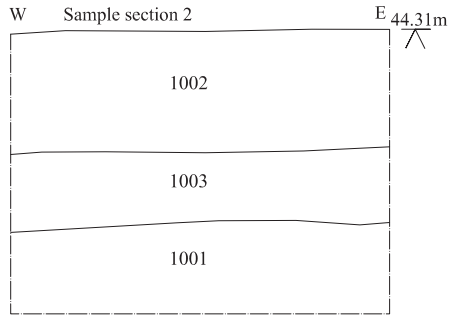
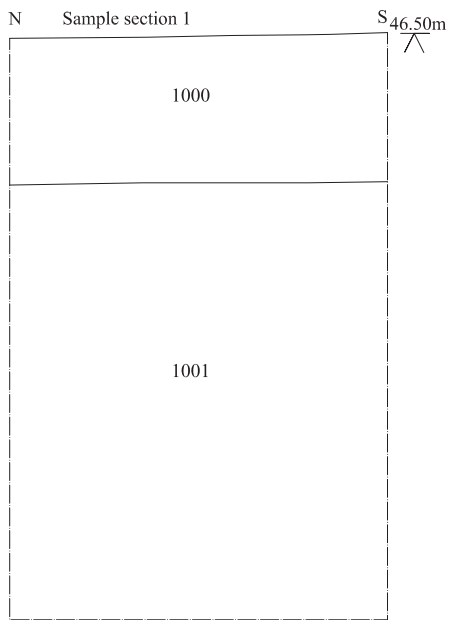


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Fig. 1 Site location plan
 Scale 1:25,000 at A4



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Fig. 2 Detailed site location plan
 Scale 1:750 at A4



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Fig. 3 Sample sections
 Scale 1:20 at A4



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Fig. 4 Proposed development plan
 Scale 1:750 at A4