



Archaeological Desk-Based Assessment

On behalf of

Cragg Management Services

Concerning

Polka Theatre
240 The Broadway
Wimbledon
London SW19 1SB

April 2018



REPORT SPECIFICATION

Compilation:

Stephen Priestley MA MCI^fA

Artwork:

Owain Connors MA PhD

Editing:

George Children MA MCI^fA

Final Edit & Approval:

Neil Shurety Dip. M G M Inst M

Report Ref:

BA1820PTW

Grid Reference:

NGR: TQ 25612 70518

OS Licence No:

100055758

Date:

April 2018

Cover: View looking northeast towards the frontage of the Polka Theatre, adjoining the churchyard of Holy Trinity Church

GENERAL ENQUIRIES

e: info@borderarchaeology.com

t: 01568 610101

Administration

The Plaza, Owen Way, Leominster Enterprise Park, Leominster, HR6 0LA

Post-Ex Facility – Leominster

Telephone 01568 610101

Email postex@borderarchaeology.com

Post-Ex Facility – Milton Keynes

Telephone 01908 533233

Email postexmk@borderarchaeology.com

REGIONAL OFFICES

Milton Keynes

Common Farm
Calverton Lane
Milton Keynes, MK19 6EU
t: 01908 533233

Leeds

No1 Leeds
26 Whitehall Road
Leeds, LS12 1BE
t: 0113 8187959

Shoreditch

The Old Fire Station,
140 Tabernacle Street,
London, EC2A 4SD
t: 02033 015670

Newport

Merlin House
No1 Langstone Business Park
Newport, NP18 2HJ
t: 01633 415339

Bristol

First Floor,
Citibase Bristol Aztec West,
Aztec Centre, Aztec West
Almondsbury,
Bristol, BS32 4TD
t: 0117 9110767

Winchester

Basepoint Business Centre,
Winnal Valley Road,
Winchester, SO23 0LD
t: 01962 832777



Contents:

1	Non-Technical Summary.....	1
2	Introduction.....	2
3	Site Description.....	2
	3.1 Site Location	2
	3.2 Site Proposals	3
	3.3 Designated Heritage Assets.....	3
	3.4 Topography, Soils and Geology	3
4	Methodology	4
	4.1 Aims and Objectives	4
	4.2 Criteria for Assessment of Potential and Importance of Heritage Assets.....	4
	4.2.1 Potential.....	4
	4.2.2 Importance.....	4
	4.3 Consultation of Archaeological Records.....	5
5	Archaeological Assessment	5
	5.1 Prehistoric and Romano-British.....	5
	5.2 Medieval.....	7
	5.3 Post-Medieval.....	7
6	Conclusion	12
7	Copyright	13
8	Bibliography.....	13
	8.1 Primary Sources.....	13
	8.2 Secondary Sources.....	13
9	Cartography and Aerial Photography	14
10	Appendix 1: Historic Maps.....	15

1 Non-Technical Summary

An Archaeological Desk Based Assessment has been undertaken with regard to a proposed application for the construction of a two-storey rear extension and first-floor projecting front extension and associated works at The Polka Theatre, 240 The Broadway, Wimbledon, London SW19 1SB.

The results of the Assessment can be summarised thus:

Prehistoric and Roman: The potential for encountering deposits and features of prehistoric or Romano-British date has been assessed as **Low**; an assessment which reflects the paucity of evidence for activity from these periods in the archaeological record.

Medieval: The potential for encountering medieval remains has been assessed as **Low**, reflecting the fact that the site appears likely to have remained as agricultural land throughout the medieval period and indeed right up to the second half of the 19th century.

Post-Medieval: The potential for encountering evidence of post-medieval features has been assessed as **Low**. Historic mapping shows that the site lay within an arable field from the 18th century until the early 1860s when the church of Holy Trinity was built immediately to the west of the site.

The Polka Theatre (opened in 1979) occupies the former church hall which was built in 1922. Late 19th/early 20th century maps show that the site remained as a vacant plot to the east of Holy Trinity Church until the construction of the hall. The adjoining terraced house and shopfront to the east (now occupied by the Polka Café and a restaurant) appear to have been built at some time between 1870 and 1898. Historic maps show two outbuildings located to the rear of this terraced house in the approximate location of the existing prefabricated annexe. There is limited potential for groundworks in this area to reveal footings of these late 19th/early 20th century outbuildings; however, their importance can be assessed in archaeological terms as **Low**.

On the basis of the available evidence, it appears unlikely that groundworks for the new extension to the rear of the existing building will impact on significant buried archaeological remains of post-medieval date.

Conclusion: The overall potential for encountering evidence of significant archaeological remains has been assessed as **Low**, which reflects the limited scope and importance of the resource identified in the vicinity of the site, based on available sources of archaeological and historical information, the limited nature of the potential impacts on sub-surface deposits and the fact that the site is not located within a designated Archaeological Priority Area.

Recommendations: An appropriate mitigation strategy will be agreed with the client and the relevant archaeological monitor. In view of the probable limited nature of the potential impact on the archaeological resource, it is suggested that a limited watching brief on any geotechnical investigations within the site may be the most appropriate form of mitigation in this instance.

2 Introduction

This Archaeological Desk Based Assessment was undertaken by Border Archaeology (BA) in response to an instruction from Carl Flinn Esq., Cragg Management Services, regarding a proposed application for the erection of two-storey rear extension and first floor projecting front extension and associated works at the Polka Theatre, 240 The Broadway, Wimbledon, London SW19 1SB (Merton Borough Council Planning Ref. 16/P4619).



Fig. 1: General site location plan
(© Crown copyright and database rights 2018 Ordnance Survey Licence No. 10005758)

3 Site Description

3.1 Site Location

The site of the proposed development is located at the Polka Theatre, 240 The Broadway, Wimbledon (in the London Borough of Merton). The site comprises 1/ the Polka Theatre itself, a substantial two storey rectangular block with a broad, low pitched roof which was originally constructed in 1922 as a church hall for the adjoining Holy Trinity Church (immediately W of the site), 2/ a tall three-storey terraced house and shop-front of late 19th century date to the E of the theatre (Nos. 244-252 The Broadway) and linked to the main building by a modern structure and 3/ a late 20th century prefabricated annexe situated within the NE corner of the site, to the rear of the three-storey terraced house (fig. 1).

3.2 Site Proposals

The description of the site proposals is based on that given in the Design and Access Statement (Foster Wilson Architects, 2016) and the plans accompanying the current planning application. The proposals will involve the demolition of the existing modern prefabricated annexe and lift tower to the rear of the Theatre and the existing structure linking the Theatre and the adjoining terraced property on The Broadway (currently occupied by the Polka Café, an Indian restaurant and associated theatre offices) to allow for the construction of a new two storey structure on the footprint of the demolished buildings. It is also proposed to provide a new entrance on The Broadway, leading to a corridor running through the site to a new Adventure Theatre at the rear with a Rehearsal Studio above it. A new outdoor play area will also be created within the space between the Adventure Theatre and the existing buildings. Based on the available plans, there will be no deep excavation for basements although there would presumably be excavations for the footings of the new buildings and for services and drainage.

3.3 Designated Heritage Assets

The site is not located within an Archaeological Priority Area, neither does it contain any designated (protected) heritage assets, such as scheduled monuments, listed buildings or registered parks and gardens. The nearest Scheduled Ancient Monument, the Augustinian Priory of St Mary at Merton, is located about 1km SE of the site. The nearest Archaeological Priority Area (APA) is that associated with Wandle Valley/Colliers Wood, which is located about 600m W of the site.

3.4 Topography, Soils and Geology

The site lies within a heavily built-up urban area of South Wimbledon. Topographically, the site lies on a low terrace on the W edge of the Wandle Valley, at an approximate height of 14-15m AOD. The underlying solid geology is characterised by sedimentary clays and silts of the London Clay Formation overlying solid chalk, with superficial Head deposits recorded as overlying the London Clay in places (BGS, 2018).

The nearest detailed borehole records to the site, as listed on the British Geological Survey website, describe the underlying soils and geology as follows:

Excavations for a well dug to a depth of 60.96m below existing ground level at Hamilton Road, Wimbledon in 1877, about 290m SE of the site (NGR TQ 2586 7030) recorded deposits of London Clay overlying clays and sands of the Reading and Woolwich Beds Formation, which overlaid sands of the Thanet Formation. This sequence of deposits extended to an approximate depth of 56m, which in turn overlaid solid chalk.

A geotechnical borehole excavated in 1988 to a depth of 10m below existing ground level at NGR TQ 25500 70160 (about 345m SSW of the site) recorded 0.80m of made ground, overlying a light brown very clayey and silty sand, with occasional fine to coarse gravel, 0.90m in thickness, which in turn overlay a deep layer of firm mottled light orange brown and light grey thinly laminated silty clay, extending to a depth of 7m and overlying a dark brown thinly laminated slightly micaceous sandy to very sandy, in places, silty clay with pockets of light brown fine to medium sand.

4 Methodology

4.1 Aims and Objectives

The purpose of this Archaeological Desk Based Assessment is to identify any archaeological and built heritage assets in the immediate vicinity of the site and to establish the importance of these archaeological and built heritage assets (including an assessment of their character, extent and quality) within a local, regional and national context.

4.2 Criteria for Assessment of Potential and Importance of Heritage Assets

4.2.1 Potential

This Assessment contains a record of the known and potential archaeological and built-heritage assets in the vicinity of the site. The potential for encountering a particular resource in the vicinity of the site has been assessed according to the following scale:

Low – Very unlikely to be encountered.

Moderate – Possibility that features may be encountered in the vicinity of the site.

High – Remains highly likely to survive in the vicinity of the site.

4.2.2 Importance

The criteria used to determine the importance of archaeological and built heritage assets in the vicinity of the proposed development site (*Table 1*) has been informed by guidelines for assessing cultural heritage assets contained in the *Design Manual for Roads and Bridges* Vol. 11 Section 3 part 2 (Highways Agency 2009). BA is also fully cognisant of general guidelines on the assessment of heritage assets contained in the *National Planning Policy Framework, Planning Guidance Section 12* ('Conserving and Enhancing the Historic Environment').

Table 1: Factors for assessing the importance of archaeological and built heritage assets

Very High	World Heritage Sites (including nominated sites). Assets of acknowledged international importance. Assets that can contribute significantly to acknowledged international research objectives.
High	Scheduled Monuments (including proposed sites). Undesignated assets of schedulable quality and importance. Assets that can contribute significantly to acknowledged national research objectives.
Medium	Designated or undesignated assets that contribute to regional research objectives.
Low	Designated and undesignated assets of local importance. Assets compromised by poor preservation and/or poor survival of contextual associations. Assets of limited value, but with potential to contribute to local research objectives.
Negligible	Assets with very little or no surviving archaeological interest.
Unknown	The importance of the resource has not been ascertained.

4.3 Consultation of Archaeological Records

For the purposes of this Heritage Statement, information was collected on the known archaeological and built heritage assets within a 1km study area around the area of proposed development (*fig. 2*). The maps show the location of known archaeological monuments, events and designated heritage assets within the study area and these have been assigned a unique reference number (**BA 1, 2, 3**, etc.), as listed in the gazetteer below (*Table 2*).

The research carried out for this Heritage Statement consists of the following elements:

- Consultation of the Greater London Historic Environment Record (HER) - The Historic Environment Record includes information from past investigations, findspots and documentary and cartographic sources.
- The National Record of the Historic Environment database (<https://pastscape.org.uk>)
- Historic England – information on statutory designations including scheduled monuments, registered parks and gardens and listed buildings.
- Relevant historic documents, maps, photographs and secondary sources were consulted at the London Metropolitan Archives, the National Archives and the Surrey History Centre Woking.
- British Geological Survey (BGS) – solid and drift geology digital map; inline BGS geological borehole record data
- A site visit was carried out on 3rd April 2018. No features of archaeological interest were noted, which reflects the fact that the site is occupied by the Polka Theatre and associated buildings.

5 Archaeological Assessment

This section analyses the information available from historical sources and records of archaeological work carried out in the vicinity of the specific study area and discusses its implications with regard to the nature and significance of the archaeological resource within the site and the potential impact on archaeological features and deposits (*fig. 2*).

5.1 Prehistoric and Romano-British

No evidence of prehistoric or Romano-British activity, in terms of features or findspots, has been recorded in the immediate vicinity of the site (based on consultation of the Greater London HER). However, it should be noted that very little fieldwork has been carried out within the search area; the sole recorded archaeological intervention being an evaluation at Garfield School, about 500m NW of the site (GLHER Ref. ELO684) which only revealed evidence of buried post-medieval structures and made ground deposits (Sutton Archaeological Services, 2001).

The Polka Theatre site is located about 900m W of the River Wandle, standing on a low terrace (at about 14-15m AOD) on the edge of the Wandle Valley floodplain. The valley-edge location would appear to be suitable for prehistoric occupation; however, no evidence of prehistoric activity has previously been identified within the search area. This might be explained by the underlying geology, consisting of soils of the London Clay formation which are usually regarded as being heavy and difficult to cultivate and thus presumably unsuitable for prehistoric agricultural activity; the prevailing environment is more likely to have been pasture or woodland during this period (Booth, Kidd & King, 2016, 11).

Evidence of early prehistoric activity in the wider surrounding area is chiefly represented by occasional finds of lithics, which are located at a considerable distance from the site, the nearest being finds of residual worked and fire-cracked flint of prehistoric date found during the excavations at Merton Priory, about 1km SE of the site (Miller & Saxby, 2007).

Bronze Age settlement activity has been identified within the Wandle Valley floodplain as evidenced by the results of archaeological investigations on the site of the former Kings College Sports Ground at Lavender Park Merton (located about 1.6km SE of the site) in the late 1980s, which revealed a complex of features associated with a Middle to Late Bronze Age settlement including pits, ditches, pottery and a ditched 'banjo' enclosure (MoLA, 1989). The extensive Scheduled earthworks of the Iron Age hillfort of Caesar's Camp (List Entry No. 1002014) are located about 3.1km W of the site; but otherwise relatively little evidence of Iron Age occupation has been identified in the immediate or wider vicinity of the specific study area.

No sites or findspots associated with Romano-British occupation have been recorded within the search area, although limited evidence of Romano-British activity has been identified in the wider surrounding area. The site is located approximately 1.1km WNW of the course of the Roman road of Stane Street, a long-distance roadway running from London (*Londinium*) to Chichester (*Noviomagus*). Part of the alignment of Stane Street is represented by High Street Colliers Wood (where evidence of the Roman road was encountered during an excavation in 2004); it appears likely to have continued SW across the Wandle Valley and its continuation SW of Morden appears to be represented by the line of the modern A24 (Margary, 1973, 65; Booth, Kidd & King, 2016, 83).

Evidence of associated roadside settlement activity has been identified in various locations near to the presumed course of Stane Street, including a possible *mansio* or posting station where it crossed the River Wandle, the location of which is uncertain but may have been located close to Deer Park Road (about 1.2km S of the site) where significant quantities of Roman coins and pottery have previously been identified (Booth, Kidd & King, 2016, 83). However, evidence for a wider hinterland of Roman rural settlement in this area associated with Stane Street remains inconclusive at best, based on the available evidence.

The potential for encountering archaeological remains of prehistoric or Romano-British date has been assessed as **Low**, chiefly reflecting the paucity of recorded evidence for occupation from these periods within the search radius defined for the purposes of this study. However, it is worth noting that evidence of prehistoric and Romano-British settlement has previously been identified in the wider surrounding area, reflecting the location of the site on the W edge of the Wandle Valley.

5.2 Medieval

No archaeological evidence for medieval occupation has been identified within the 500m search radius defined for the purposes of this study. Historically, the site lay within the SE part of the extensive manor and parish of Wimbledon, within Brixton Hundred in the county of Surrey, which is first recorded as 'Wunemannedune' in the will of Bishop Theodred of London dated c.942-51 (Whitelock, 1930, 2-5). By the time of the Domesday Survey (1086), it appears that Wimbledon had been subsumed within the extensive manor of Mortlake, belonging to the Archbishop of Canterbury, and it remained a possession of the Archbishopric throughout the medieval period (Malden, 1912, 121; Taylor, 2004, 13).

No archaeological or documentary evidence has been found to indicate the presence of medieval occupation in close proximity to the site. The nearest focus of medieval settlement was located at Wimbledon village (the extent of which is designated as an Archaeological Priority Area) about 900m WNW of the site at its closest point. Other foci of medieval settlement, represented by the medieval village of Merton and the substantial precinct of Merton Priory (founded in 1117), are located approximately 1km to the S and SE of the site, respectively. It is likely, based on the evidence of later historical mapping including Rocque's map of 1762, that the site remained as open fields, probably under arable cultivation, throughout the medieval and early medieval periods, lying to the N of The Broadway, which does appear to have been a long-established routeway (possibly of medieval origin) leading E from Wimbledon and then turning S towards Merton.

The potential for encountering archaeological features and deposits of medieval date has been assessed as **Low**. This assessment is based upon the fact that no evidence for medieval occupation has been identified in the immediate vicinity of the site, based on available archaeological and documentary records, and it appears likely that the site remained as undeveloped agricultural land until the late 19th century.

5.3 Post-Medieval

Examination of early maps of the specific study area show that it remained as undeveloped agricultural land throughout the 18th century and the first half of the 19th century.

John Senex's Map of Surrey (1729) shows the site as open land to the N of a lane leading from Wimbledon towards Merton, the course of which can be identified with the present Broadway. However, little detail is provided regarding the pattern of field boundaries and settlement in this area. The earliest map to depict the study area in appreciable topographical detail is John Rocque's map of Surrey, published in 1762 (*fig. 3*). Rocque's map shows the site as lying at the S end of a large rectangular field immediately to the N of the Broadway, which is marked as being under arable cultivation. Lying to the W of the site, Rocque's map marks a rectangular enclosure to the N of the Broadway, containing a small oblong building marked as a barn and said to be in the ownership of a Mr Hopkins.

An Ordnance Survey drawing of Wimbledon and district dated 1804 (*fig. 4*) shows that the field in which the site is located as having been subdivided into two halves with the insertion of a field boundary running E-W. No building activity is shown within the site, however the barn marked on Rocque's map of 1762 is still shown in the adjoining field to the W.

The 1850 tithe map of Wimbledon (which is a copy of an earlier parish survey of 1838) provides detailed information regarding land use and ownership in the vicinity of the site (*fig. 5*). In terms of its broader landscape context, the site lay within a predominantly agricultural landscape of enclosed arable and pasture fields extending E and SE of Wimbledon towards the River Wandle and the village of Merton. The site lay within a rectangular plot (No. 227) listed in the tithe award as being under arable cultivation, which then formed part of the estate of nearby Cowdrey Farm belonging to George Bridge.

Substantial changes to the site took place during the second half of the 19th century, with the rapid growth of suburban development which followed after the expansion of the railway network (with the opening of Wimbledon Station on the London and South West Railway in 1838 and the Wimbledon to Croydon branch of the London, Brighton and South Coast Railway in 1855) and the construction of a new water main through South Wimbledon by the Lambeth Water Company in 1850 (Milward, 1998).

The OS 1st edition map of 1865 (*fig. 6*) shows the site as open ground lying to the N of the Broadway (then called Merton Road), with new streets being laid out to the S (Griffith Road, Montague Road and Pelham Road). An extensive brickfield is marked on the OS map to the W of this new development (GLHER Ref. MLO506). Immediately to the W of the site, the church of Holy Trinity is shown for the first time, located within a small rectangular churchyard and marked as a 'Chapel of Ease'. Holy Trinity Church was built in 1862-3 to designs by the prolific Victorian church architect John Johnson (Pevsner & Cherry, 1983, 452); it was originally built as a mission church to serve the rapidly expanding suburb of South Wimbledon and acquired its own parish in 1872.

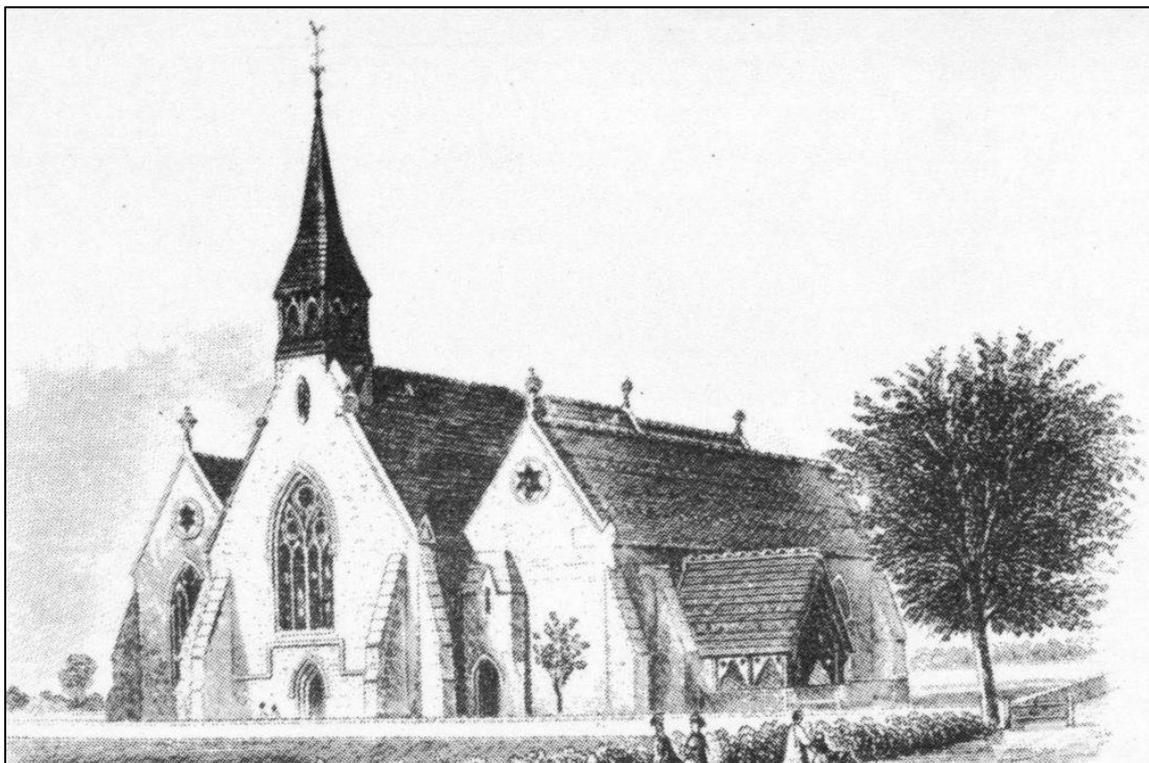


Plate 1: Engraving of c.1870 showing the W end of Holy Trinity Church with the addition of the N aisle in 1868
(Reproduced by courtesy of the Surrey History Centre)

The local historian William Bartlett described it in 1865 as consisting of ‘a handsome nave and chancel, with a south aisle’ (Bartlett, 1865, 93); the church is designed in a Decorated Gothic style, built chiefly of ragstone with Bath stone dressings. In 1868, the church was altered with the addition of a N aisle and the enlargement of the W end, as shown on an engraving of the church dated c.1870 (*Plate 1*). Further alterations were made in 1892 with the addition of a vestry at the NW corner of the church, within the boundaries of the existing churchyard enclosure (SHC Ref. 2067/4/1). The churchyard was never used for burials, post-dating the 1852 Burial Act which ordered the closure of urban parochial burial grounds in London. Although the site boundary extends up to the E end of the church, there is no indication that the proposed new structures will impact on the fabric of the church or that buried footings of earlier church buildings will be encountered.

The OS 2nd edition map of 1898 (*fig. 8*) shows that there had been a rapid expansion in building activity both in the immediate vicinity of the site and its surrounding locality between 1865 and 1898. Both sides of The Broadway/Merton Road are now shown as increasingly built up, with grids of residential streets lined with semi-detached villas and terraces extending to the N and S, which appear to have been gradually laid out during the 1870s-80s. The site of the Polka Theatre is depicted as a narrow rectangular tenement plot, shown as empty and not yet developed for housing, lying immediately to the E of the boundary with the churchyard of Holy Trinity Church. Documentary sources indicate that this vacant tenement plot belonged to the church.



*Plate 2: Photograph of c.1908 looking W along The Broadway, the houses at Nos. 244-252 are visible to right of picture
(Reproduced by courtesy of Surrey History Centre)*

By 1898, the plots immediately to the E of this vacant tenement plot had been built upon and can be identified with the existing row of five three-storey terraced brick houses with shopfronts represented by Nos. 244-260 The

Broadway. The two westernmost properties (corresponding to nos. 244-252) are now occupied by the Polka Café and associated theatre offices, together with an Indian restaurant. The evidence of census returns for 1891-1911, supplemented by old photographs of the site, indicate that these properties were once occupied by various commercial premises including a tobacconist and confectioner's shop, booksellers and greengrocers (*Plate 2*). The OS 2nd edition map shows a long rectangular structure in the NE corner of the site, within the rear yard/garden of No. 254 Merton Road, which probably represents a domestic outbuilding. The existing modern prefabricated annexe to the rear of the site appears to lie in the immediate vicinity of this former outbuilding.

The OS 3rd edition 25-inch map of 1913 (*fig. 9*) shows the tenement plot to the E of Holy Trinity Church as still undeveloped. The row of five terraced properties immediately to the E of this plot appear to have remained largely unchanged although a small oblong outbuilding is depicted within the rear yard/garden of No. 252 Merton Road. At some point between 1898 and 1908, a further row of houses and shopfronts had been built immediately to the E of these properties, extending along the N side of Merton Road/Broadway up to the junction with Latimer Road.

In 1922, a church hall was built within the vacant tenement plot to the E of Holy Trinity Church, which can be identified with the existing building now occupied by the Polka Theatre. This building is shown (and marked as a hall) on the OS 4th edition map of 1935 (*fig. 10*), which appears to show two shop fronts flanking either side of the entrance. Wimbledon was heavily bombed during the Blitz and considerable damage was caused to the surrounding locality, particularly within the residential area of South Park, to the N of the site (Plastow, 1972). A high explosive bomb is recorded as having fallen on the S side of The Broadway, near to the site, at some time in October-November 1940 (LCC Bomb Damage Maps). However, as far as can be determined, Holy Trinity Church and the adjoining church hall and houses were never directly hit by bombing. The likelihood of encountering evidence of buried ordnance dating from the Second World War within the site would thus appear to be minimal.

In 1974, Holy Trinity Church was declared redundant, although it came back into use following a substantial reordering of the interior of the building in 1977. The church hall was leased out and was converted to use as the Polka Theatre (opened in 1979) and has continued to be used as a theatrical venue since that date. As there has been very little archaeological work carried out in close proximity to the site, it is difficult to determine the potential impact on buried deposits of post-medieval date. The 2001 evaluation at Garfield School identified deposits of made ground underlying the topsoil, extending to a depth of 0.70m, and it is possible that there may be similar landscaping deposits encountered within the site, associated with its development during the late 19th century.

A small number of listed buildings are recorded in the Greater London HER within the 500m search radius, the nearest being St Winefride's Church, a Grade II listed Roman Catholic church built in 1904-5 at the corner of Latimer Road and Merton Road, about 65m SE of the site (GLHER Ref. MLO90601). However, it is not considered that the proposed development will impact on the setting of any of these designated heritage assets.

Conclusion: The potential for encountering post-medieval remains has been assessed as **Low**. From the 18th century until the early 1860s (when Holy Trinity Church was built), the site lay within an arable field. The site of the Polka Theatre remained undeveloped until the construction of the church hall in 1922. There is limited potential for encountering buried remains of late 19th/early 20th century outbuildings in the NE corner of the site, marked on OS mapping to the rear of the terraced houses to the E of the Polka Theatre; however, these may be assessed as being of **Low** significance in archaeological terms.

BA Ref	GLHER Ref.	Name	Date	NGR
1	MLO90601	Church of St Winefride (GII LB)	Post-med.	TQ 25699 70491
2	MLO101343	Dudley Road/ Trinity Road (South Park) Gardens (GII HPG)	Post-med.	TQ 25330 70796
3	MLO86139	Horse Trough/Drinking Fountain within South Park Gardens (GII LB)	Post-med.	TQ 25233 70758
4	MLO90553	Wimbledon Theatre (GII LB)	Post-med.	TQ 25165 70440
5	MLO90515	Pelham High School (GII LB)	Post-med.	TQ 25413 70225
6	MLO506	Site of Brick Field: Pelham Road/Russell Road/Gladstone Road	Post-med.	TQ 25220 70210
7	ELO684/MLO76333	Garfield School: Evaluation: C19th/C20th Pottery, CBM, Masonry & Made Ground	2001	TQ 25339 70966
8	ELO11968	165-169, Merton Road: Archaeological Desk Based Assessment	2011	TQ 25751 70225

Table 2: Gazetteer of archaeological monuments and events in the vicinity of the site at the Polka Theatre, based on consultation of the Greater London Historic Environment Record

6 Conclusion

Prehistoric and Roman: The potential for encountering deposits and features of prehistoric or Romano-British date has been assessed as **Low**, reflecting the complete lack of evidence for activity from these periods in the archaeological record and the underlying geology of London Clay, which would not be conducive to agriculture or settlement.

Medieval: The potential for encountering medieval remains has been assessed as **Low**, reflecting the fact that the site appears likely to have remained as agricultural land throughout the medieval period and indeed right up to the second half of the 19th century.

Post-Medieval: The potential for encountering evidence of post-medieval remains has been assessed as **Low**. Historic maps show that the site lay within an arable field from the 18th century until the 1860s when the church of Holy Trinity was built immediately W of the site. The churchyard was not used for burials and although the site boundary does extend right up to the E end of the church (which has been subject to alterations since it was built in 1862-63), it is highly unlikely that evidence of buried footings relating to earlier phases of work will be encountered.

The site of the Polka Theatre appears to have remained as an empty plot to the E of Holy Trinity Church until the construction of the church hall in 1922. The adjoining terraced house and shopfront to the E (now occupied by the Polka Café, restaurant and offices) appears to have been built at some time between 1870 and 1898. There is limited potential for encountering buried evidence of two late 19th century outbuildings shown on historic mapping in the NE corner of the site, beneath the footprint of the existing modern annexe; however, these would be regarded as being of **Low** importance in archaeological terms.

Conclusion: The overall potential for encountering evidence of significant archaeological remains has been assessed as **Low**, which reflects the limited nature and significance of the archaeological resource recorded in the vicinity of the site.

7 Copyright

Border Archaeology Ltd shall retain full copyright of any commissioned reports, tender documents or other project documents, under the Copyright, Designs and Patents Act 1988, with all rights reserved, excepting that it hereby provides a licence to the client and the Council for the use of the report by the client and the Council in all matters directly relating to the project as described in the Project Specification to use the documentation for their statutory functions and to provide copies of it to third parties as an incidental to such functions.

8 Bibliography

8.1 Primary Sources

Surrey History Centre

Parish Records of Holy Trinity Church Wimbledon: 1861-1973 (SHC Refs. 2067; 2094).

Census Returns for Wimbledon: 1841-1911

8.2 Secondary Sources

Greater London Historic Environment Record: HER Report and GIS Dataset

National Heritage List for England

Bartlett, W., 1865, *The history and antiquities of the parish of Wimbledon, Surrey*, London

Booth, P., Kidd, S. & King, G., 2016, *London Borough of Merton: Archaeological Priority Areas Appraisal*, Historic England

Malden, H.E. (ed.), 1912, *Victoria County History: A History of the County of Surrey Vol. 4*, London

Miller, P. & Saxby, D., 2007, *The Augustinian Priory of St Mary Merton, Surrey: Excavations 1976–90*, Museum of London Archaeology

Margary, I.D., 1973, *Roman Roads in Britain*, London

Milward, R., 1998, *Wimbledon Past*, London

MoLA, 1989, *Housing Development at Former Kings College Sports Ground, Western Road, London Borough of Merton: Preliminary Report of Archaeological Investigation*

Pevsner, N. & Cherry, B., 1983 *The Buildings of England: London 2: South*, London

Plastow, N., 1972, *Safe as houses: Wimbledon, 1939-1945*, London

Sutton Archaeological Services, 2001, *An Archaeological Evaluation at Garfield School, Garfield Road, Wimbledon, Merton*

Taylor, P., 2004, 'Foundation and Endowment: St Paul's and the Anglo-Saxon Kingdoms', in Keene, D., et al. (eds.), *The Cathedral Church of London, 604-2004*, 5-16

Wessex Archaeology, 2011, *165-169 Merton Road, Wimbledon: Archaeological Desk Based Assessment*

Whitelock, D., 1930, *Anglo-Saxon Wills*, Cambridge

9 Cartography and Aerial Photography

(All maps were obtained from the Surrey History Centre unless otherwise stated)

1729: John Senex's Map of Surrey

1762: John Rocque's Map of Surrey

1804: OS Surveyor's Map of Wimbledon and district

1850: Tithe map of Wimbledon Parish (NA IR 30/34/130)

1861: Plan of Holy Trinity Church (Lambeth Palace Library)

1865: Ordnance Survey 1st Edition 25-Inch Map

1868: Plan of proposed alterations to Holy Trinity Church Wimbledon (Lambeth Palace Library)

1898: Ordnance Survey 2nd Edition 25-Inch Map

1913: Ordnance Survey 3rd Edition 25-inch Map

1935: Ordnance Survey 4th Edition 25-inch Map

1952: OS provisional edition 25-inch Map

1972: Ordnance Survey 1:1250 Map

1991: Ordnance Survey 1:10000 Map

(Engravings and photographs of the study area dating back to the mid-19th century were consulted using records held at the Surrey History Centre and London Metropolitan Archives)

10 Appendix 1: Historic Maps

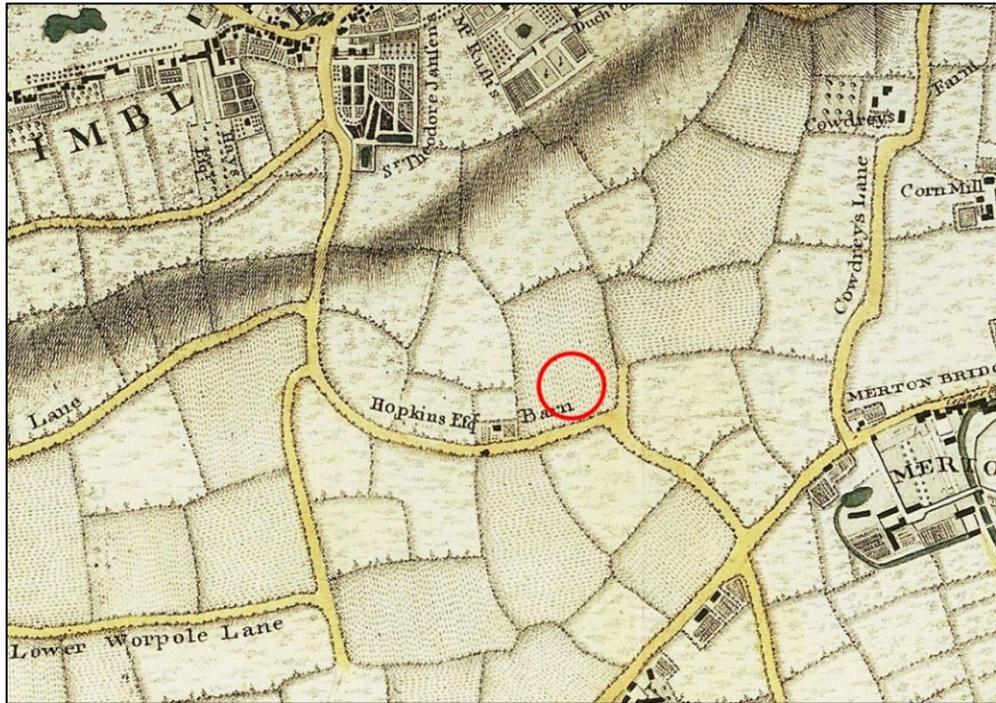


Fig.3: Extract from John Rocque's Map of Surrey (1762) with the approximate site circled in red
(Reproduced by courtesy of the Surrey History Centre)

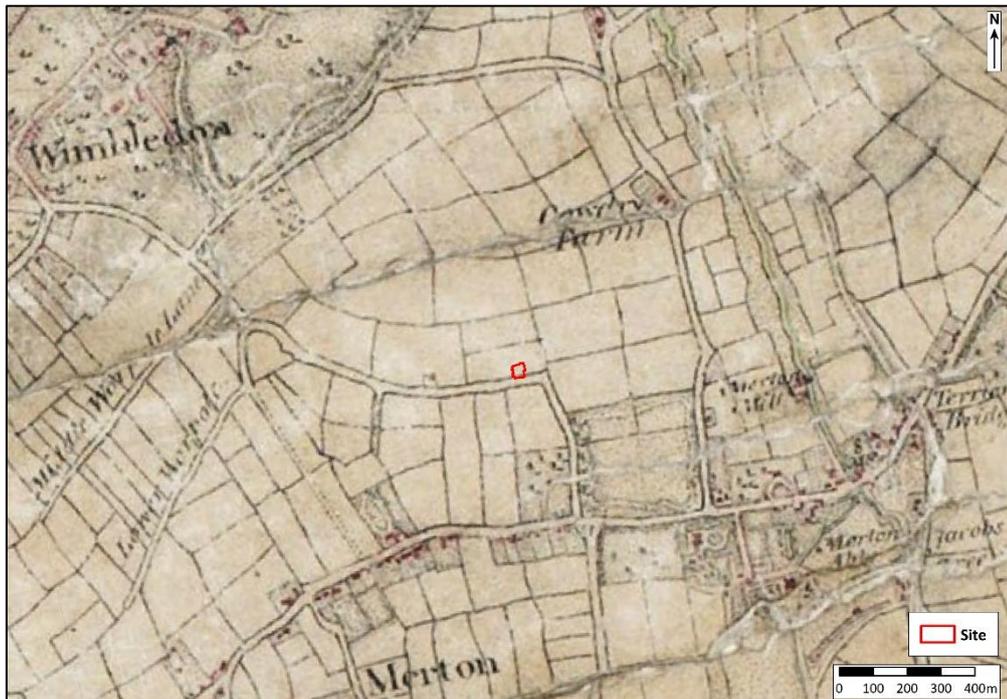
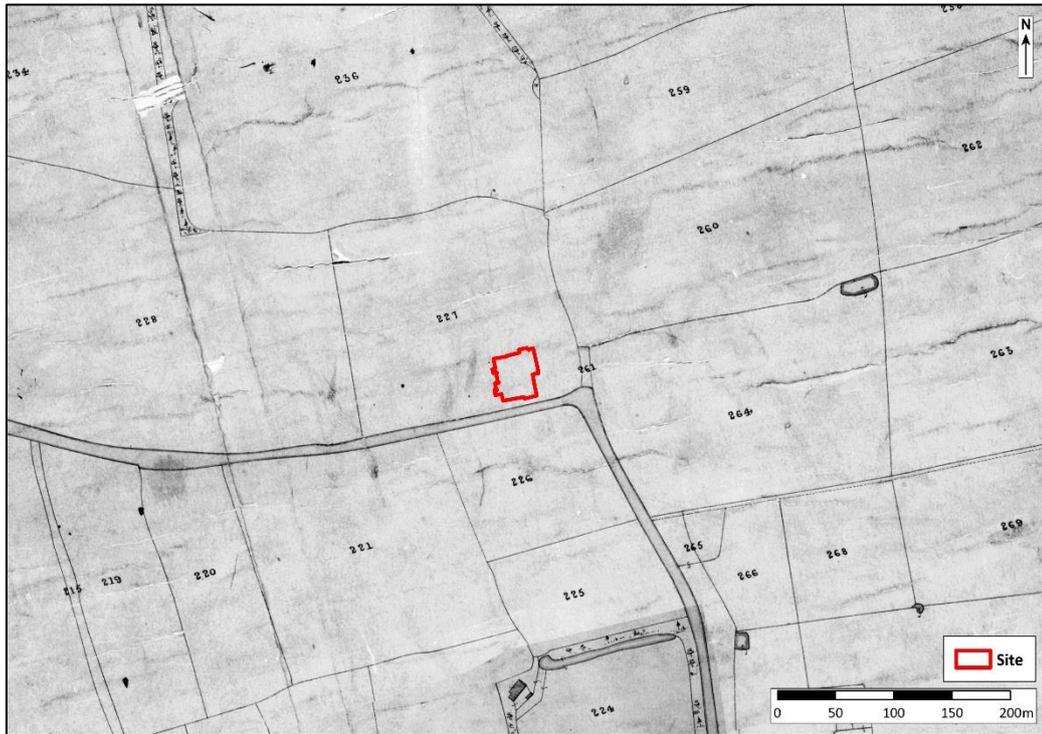


Fig. 4: Extract from an Ordnance Survey drawing of Wimbledon and district by William Stanley (1804)
(Reproduced by courtesy of the Surrey History Centre)



*Fig. 5: Extract from the Wimbledon tithe map of 1850 (with site marked in red)
(Reproduced by courtesy of the National Archives)*



*Fig. 6: Extract from the OS 1st edition 25-inch map of 1865 with site marked in red
(Reproduced by courtesy of the Surrey History Centre)*

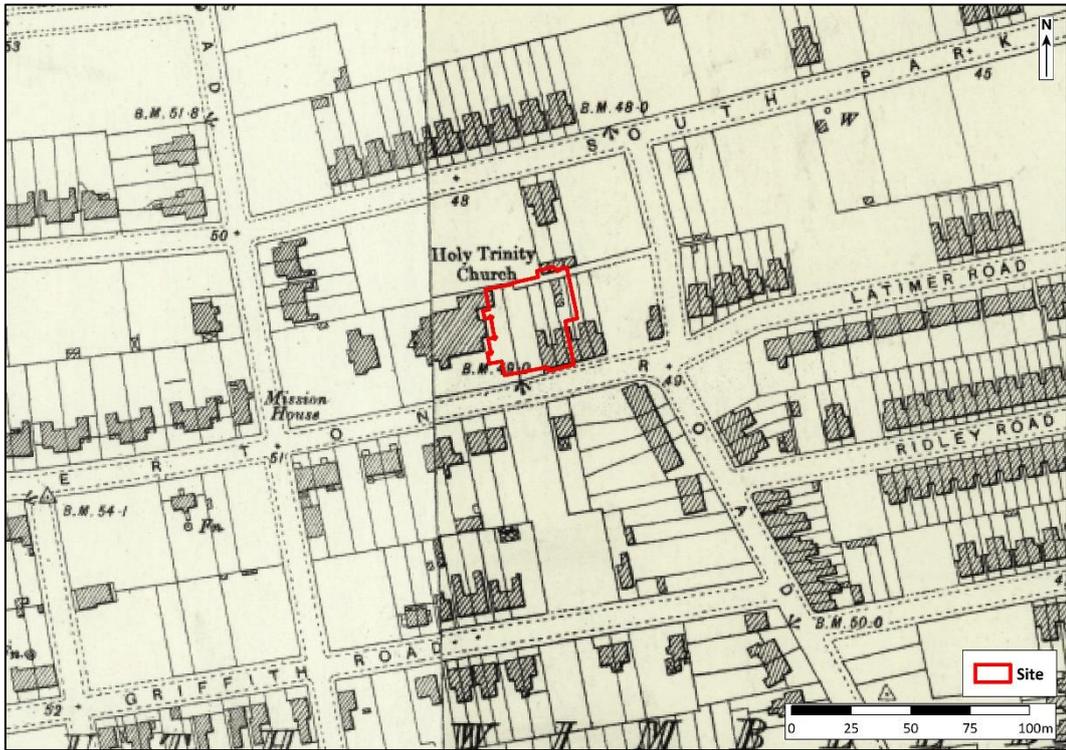


Fig. 7: Extract from the OS 2nd edition 25-inch map of 1898 with site marked in red
(Reproduced by courtesy of the Surrey History Centre)

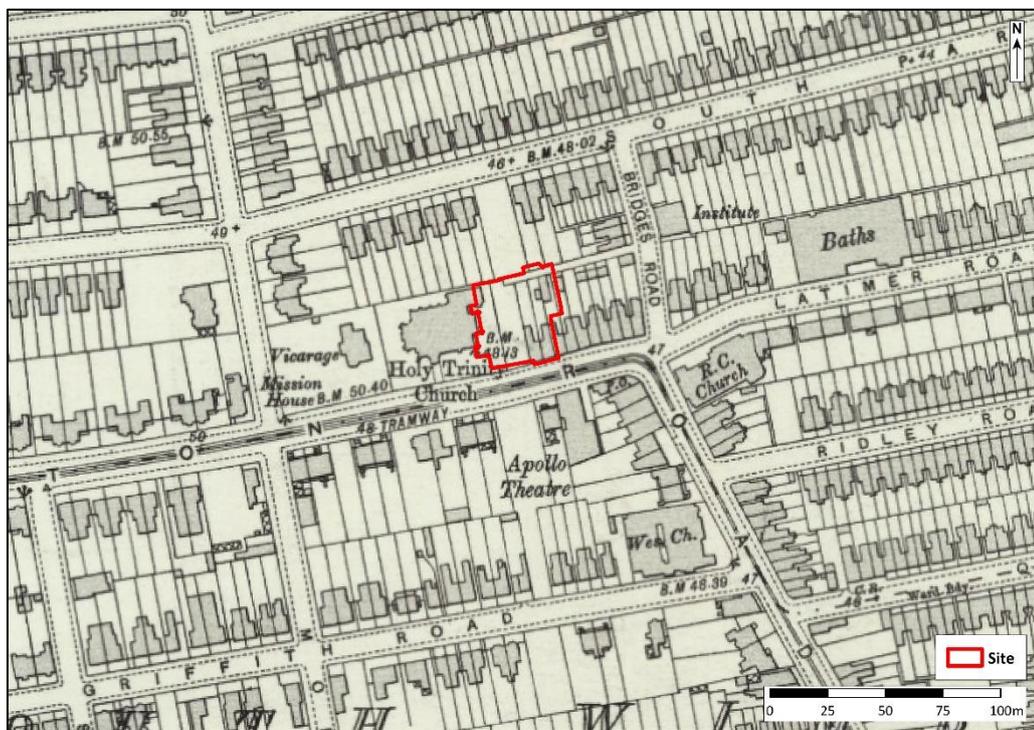


Fig. 8: Extract from the OS 3rd edition map of 1913 with the site marked in red
(Reproduced by courtesy of the Surrey History Centre)



Fig. 9: Extract from the OS 4th edition 25-inch map of 1935 with site marked in red
(Reproduced by courtesy of the Surrey History Centre)

Report Title		Report Ref	
Archaeological Desk-Based Assessment: The Polka Theatre, 240 The Broadway, Wimbledon, London SW19 1SB		BA1815HAL	
Report compiled by	Stephen Priestley MA MCI fA		
Report edited by	George Children MA MCI fA		
Issue No.	Status	Date	Approved for issue
1	Final	April 2018	Neil Shurety Dip. M G M Inst M