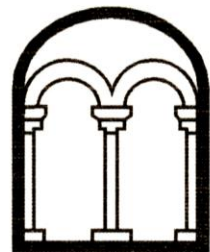


2 CHURCH LANE
BEDFORD

ARCHAEOLOGICAL EVALUATION

Albion
archaeology



**2 CHURCH LANE
BEDFORD**

ARCHAEOLOGICAL EVALUATION

Project: CLB3079
Museum accession no.: BEDFM: 2017.37
OASIS ref.: albionar1-282510

Document: 2017/94
Version 1.1

Compiled by	Checked by	Approved by
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21st July 2017

Produced for
Site Supervision UK Ltd



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Preface

Every effort has been made in the preparation of this document to provide as complete a summary as possible within the terms of the method statement. All statements and opinions in this document are offered in good faith. Albion Archaeology cannot accept responsibility for errors of fact or opinion resulting from data supplied by a third party, or for any loss or other consequence arising from decisions or actions made upon the basis of facts or opinions expressed in this document.

Acknowledgements

The project was monitored on behalf of the Local Planning Authority by Vanessa Clarke (Bedford Borough Council Senior Archaeological Officer (Planning)). The fieldwork was undertaken by Richard Gregson (Archaeological Supervisor). This report has been prepared by Richard Gregson and edited by Ben Barker. The figures were compiled by Joan Lightning (CAD Technician). All finds were analysed by Jackie Wells (Finds Officer). All Albion projects are under the overall management of Drew Shotliff (Operations Manager).

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Version History

<i>Version</i>	<i>Issue date</i>	<i>Reason for re-issue</i>
<i>1.1</i>	<i>21/07/2017</i>	<i>Incorporating comments from BBC AT</i>
<i>1.0</i>	<i>18/07/2017</i>	<i>n/a</i>

Key Terms

The following terms or abbreviations are used throughout this report:

BBC	Bedford Borough Council
BBC AT	Bedford Borough Council Archaeology Team
CBM	Ceramic building material
CIfA	Chartered Institute <i>for</i> Archaeologists
DA	Development area
HER	Bedford Borough Council Historic Environment Record
HET	Historic Environment Team (of BBC)
WSI	Written Scheme of Investigation



Non-Technical Summary

Planning permission (15/01876/DC3) for the conversion of an existing “Scout Hall” (no. 2 Church Lane) to one dwelling and the construction of two new dwellings and associated works at 2 Church Lane, Goldington, Bedford was granted by Bedford Borough Council (BBC).

Due to the high archaeological potential of the site a condition (no. 7) was attached to the planning consent requiring the implementation of an archaeological mitigation strategy. The condition was attached on the advice of the Borough Council’s Historic Environment Team (HET), who specified that the first stage of the mitigation strategy should consist of archaeological evaluation by trial trenching.

The HET issued a brief for the evaluation (BBC 2015). Albion Archaeology was commissioned to prepare a Written Scheme of Investigation (Albion 2017) in accordance with the requirements of the planning condition and brief, and to carry out the evaluation.

The trial trenching took place on 2nd and 3rd May 2017. It comprised the excavation of a single trench, measuring 15m long and c. 3.5m wide. Several features including quarry pits, postholes, the remains of a wall and a refuse pit were revealed in the trial trench. All the features were undated or post-medieval / modern in date. It is likely that most of the archaeological features date to the wholesale renovation of the nearby Goldington Hall and its grounds in 1874. No evidence for the presence of heritage assets relating to earlier periods was revealed.

The revealed features are of no more than local significance and have no further potential to address regional research aims.

The project archive will be deposited at The Higgins Art Gallery & Museum, Bedford (accession number BEDFM: 2017.37). Details of the project and its findings, including this report, will be submitted to the OASIS database (reference no.: albionar1-282510).



1. INTRODUCTION

1.1 Project Background

Planning permission (15/01876/DC3) for the conversion of an existing “Scout Hall” (no. 2 Church Lane) to one dwelling and the construction of two new dwellings and associated works at 2 Church Lane, Goldington, Bedford was granted by Bedford Borough Council (BBC).

Due to the high archaeological potential of the development area (DA) a condition (no. 7) was attached to the planning consent requiring the implementation of an archaeological mitigation strategy. The condition reads as follows:

No development shall take place until an archaeological strategy for evaluation and if necessary, a further mitigation strategy based on the outcome of the evaluation, have been submitted to and approved in writing by the Local Planning Authority.

The archaeological mitigation strategy shall include a timetable and the following components (the completion of each to the satisfaction of the Local Planning Authority will result in a separate confirmation of compliance for each component):-.

- i. fieldwork and/ or preservation ‘In situ’ of archaeological remains;*
- ii. a post-excavation assessment report (to be submitted within six months of the completion of fieldwork);*
- iii. a post-excavation analysis report, preparation of site archive ready for deposition at a store approved by the Local Planning Authority, completion of an archive report, and submission of a publication report (to be completed within two years of the completion of fieldwork).*

The archaeological mitigation strategy shall be carried out in accordance with the approved details and timings.

REASON: To safeguard archaeological assets within the approved development boundary from impacts relating to any groundworks associated with the development scheme and to ensure the proper and timely preservation and/or investigation, recording, reporting and presentation of archaeological assets affected by this development, in accordance with Saved Policies BE24 & BE25 of the Bedford Borough Local Plan 2002, Policy CP23 of the Bedford Borough Core Strategy and Rural Issues Plan (2008) and according to national policies contained in the National Planning Policy Framework (DCLG, March 2012). The Local Planning Authority is satisfied that the timing of compliance is fundamental to the development permitted and that the permission ought to be refused unless the condition is imposed in this form.

The condition was attached on the advice of the Borough Council’s Historic Environment Team (HET), who specified that the first stage of the mitigation strategy should consist of archaeological evaluation by trial trenching.



The HET issued a brief for the evaluation (BBC 2015). Albion Archaeology was commissioned to prepare a Written Scheme of Investigation (WSI) (Albion 2017) in accordance with the requirements of the planning condition and brief, and to carry out the evaluation. This report presents the results of the evaluation.

1.2 Site and Development Description

The DA lies on the eastern fringes of Bedford. It is situated within the Goldington area of the town on the west side of Church Lane (Figure 1).

The DA lies *c.* 800m north-west of the River Great Ouse. It is centred on NGR TL 07545 50763 and lies at a height of *c.* 25m OD. The superficial geology consists of Quaternary sand and gravel river terrace deposits. The solid geology is Peterborough member mudstone¹.

The DA is *c.* 1,760m² in extent and is located to the north-east of the Grade II listed Goldington Hall (HER 1312). Residential properties on Vicars Walk lie to the north. The “Scout Hall” lies in the north-east corner of the site, with the two new dwellings on its south and east sides.

At the time of the investigation, work on the foundations to the south and east had commenced and a service trench had been installed. This work had been subject to a stop notice. With the agreement of the HET, the proposed trial trench was relocated to undisturbed ground between the Scout Hut and the southern new dwelling (Figure 1).

1.3 Archaeological Background

A heritage statement was included in the Design and Access Statement, submitted with the application. The Bedford Historic Environment Record (HER) and the National Heritage List for England (NHLE) record several entries for the area around the site. These sources showed that there was potential for significant medieval and post-medieval archaeological remains to be disturbed by the proposed development.

Goldington was formerly a separate village that was subsumed by the urban expansion of Bedford in the 20th century. The DA lies on the north side of Goldington Green, within the bounds of the medieval settlement of Goldington (HER 17071). The former settlement is now partly covered by modern playing fields and open areas but its focal green and some historic buildings survive. The latter include the Grade II listed Goldington Hall (HER 1312), which lies immediately to the south-west of the DA. The Grade II* listed St Mary’s Church (HER1062), which dates to at least the 15th century, lies *c.* 250m north-east of the DA.

The 1st edition, 25-inch OS map (1884) appears to show several buildings within the DA — almost certainly outbuildings associated with Goldington Hall — clustered around a courtyard. These include a range of on the western boundary, what is now the “Scout Hall”, and a range on the Church Lane frontage. It is

¹ Contains British Geological Survey materials ©NERC [2014]



believed that the extant Scout Hall was once part of a larger stable and coaching yard complex.

An evaluation carried out at Vicars Walk, to the immediate north-west of the DA, identified a post-medieval brick structure and yard surfaces. Correlation with the 1884 OS map suggests that the remains represent outbuildings associated with Goldington Hall (EBB854) (ASC 2013).

1.4 Project Objectives

It was thought that potential heritage assets on the DA could relate to the medieval and post-medieval development of Goldington, in particular the environs of Goldington Hall. As such, the specific research objectives of the evaluation were:

- To determine if evidence for the medieval and post-medieval periods was present within the DA.
- To assess if any heritage assets relating to earlier periods were present within the DA.

The general purpose of the evaluation was to recover information on the:

- location, extent, nature, and date of any archaeological features or deposits that may be present within the development site;
- integrity and state of preservation of any archaeological features or deposits that may be present within the development site;
- nature of palaeo-environmental remains to determine local environmental conditions.



2. METHODOLOGY

The methodological approach to the project is summarised below. A full methodology is provided in the WSI (Albion Archaeology 2017).

2.1 Methodological Standards

The standards and requirements set out in the following documents were adhered to throughout the project:

Albion Archaeology	<i>Procedures Manual: Volume 1 Fieldwork</i> , 2nd edition (2001)
Bedford Museum	<i>Preparing Archaeological Archives for Deposition in Registered Museums in Bedfordshire</i> (2010)
CIfA	<i>Charter and By-law; Code of Conduct</i> (2014)
	<i>Standard and guidance for archaeological field evaluation</i> (2014)
	<i>Standard and guidance for the collection, documentation, conservation and research of archaeological materials</i> (2014)
EAA	<i>Standards for Field Archaeology in the East of England</i> (2003)
Historic England	<i>Management of Research Projects in the Historic Environment (MoRPHE) Project Managers' Guide</i> , ver.1.2 (2015)
	<i>Environmental Archaeology: A guide to the theory and practice of methods, from sampling and recovery to post-excavation</i> , 2nd edition (2011)

The project archive will be deposited at The Higgins Art Gallery & Museum, Bedford (accession number BEDFM: 2017.37). Details of the project and its findings will be submitted to the OASIS database (reference no.: albionar1-282510) in accordance with the guidelines issued by English Heritage and the Archaeology Data Service.

2.2 Trial Trenching

The trial trenching took place on 2nd and 3rd May 2017. It comprised the excavation of a single trench, measuring 15m long and 3.55m wide. The trench was located within the only readily accessible part of the site that had not been impacted by modern disturbance.

The trench was opened by a mechanical excavator fitted with a flat-edged bucket, operated by an experienced driver under close archaeological supervision. All excavation and recording was carried out by an experienced Albion archaeologist. A significant sample of potential archaeological features was investigated by hand and recorded using Albion Archaeology's pro forma sheets. Archaeological features that were demonstrably of modern origin were recorded but not investigated. The trenches were subsequently drawn and photographed as appropriate.



3. RESULTS

3.1 Introduction

All deposits revealed within the trial trench are summarised below and shown on Figure 2. Context numbers in round brackets refer to fills or layers (***). Detailed context information is provided in Appendix 1. Post-excavation photographs, taken from either end of the trench, are reproduced in Figure 3.

3.2 Overburden and Geological Deposits

Overburden comprised sequences of up to six make-up or surface layers (100–109) that differed along the trench, suggesting that the ground here had been repeatedly reworked over time. The presence of ceramic building materials and cement mortar within some of these layers suggests that they were probably post-medieval or modern in date. During the mechanical excavation of the east end of the trench, several ceramic and glass bottles were recovered from the spoil. Due to their uncertain provenance, these have all been assigned to make-up layer (109). Two complete vessels were retained: an egg-shaped Hamilton glass mineral water bottle with blob-top (introduced *c.* 1840), embossed “TAYLORS NEWPORT PAGNELL - highly carbonated soda water”; and a late 19th-century brown stoneware ink / blacking bottle, stamped “C. HOLLIS LONDON”.

The lack of topsoil and subsoil suggests that the area had been stripped down to the geological deposit ahead of the construction of nearby buildings, possibly to ensure a compacted (no longer present) yard surface could be constructed. The geological deposit (110) comprised light yellow silty sand with patches of orange sandy gravel.

3.3 Post-medieval / Modern Archaeological Features

Postholes, part of a brick wall, possible quarry pits and a refuse pit were revealed within the trial trench. Post-medieval / modern ceramic building material fragments were recovered from some of these features. The rest of them were undated, although similarities, particularly in the nature of the deposits within them, suggest that they are all likely to be post-medieval / modern in date.

3.3.1 Brick wall

A double-wythe, running bond, brick and mortar wall (130) was located at the west end of the trench. It was aligned WNW-ESE and was 0.25m wide and at least 0.3m deep. Make-up layers were recorded on either side of it and it did not appear to have been constructed within a foundation trench. The wall terminated within the trench, with no evidence of a ‘return’, so it may have been an external yard wall rather than part of a building.

3.3.2 Two postholes

The brick wall’s alignment was continued *c.* 2m to the ESE by postholes [117] and [125], which were spaced 0.5m apart. They were *c.* 0.3m and *c.* 0.4m in diameter. A half section was excavated through the larger example [117], revealing it to be 0.42m deep with near-vertical sides. In section, a post-pipe [119], surrounded by a packing deposit (118), was visible (Figure 2, Section 3).



A small quantity (145g) of abraded post-medieval / modern ceramic roof tile and brick (145g) derived from deposits (118) and (120).

3.3.3 Two possible quarry pits

Two pits [111] and [121] that may have been the result of gravel quarrying were investigated. The smaller pit [111] was sub-rectangular in plan, 1.7m across and 0.2m deep. The larger pit [121] was irregular in shape, 3.4m across and 0.65m deep. The majority of the deposits within these pits were indicative of deliberate backfilling. A single modern brick fragment (36g) was recovered from the larger pit [121]. No datable artefacts were recovered from pit [111].

3.3.4 Refuse pit

Pit [127] was located to the south of the two quarry pits. It was less than 1m in diameter and was probably purpose-dug for refuse disposal. It was not fully excavated but six abraded post-medieval / modern brick fragments (98g) were recovered from its surface.



4. CONCLUSIONS

The archaeological features revealed by the trial trench evaluation comprised quarry pits, postholes, a wall and a refuse pit. There was no evidence that any of the features dated to earlier than the late post-medieval period. The alignment of the two postholes and brick wall is in the area of an extension to the existing scout hut, shown on the 1884 25-inch Ordnance Survey map. However, the alignment of the identified 'wall' is not parallel with the surviving structure and there was no evidence of associated internal or external courtyard surfaces. It is likely that the fragment of wall was not *in situ* and was part of the wider expanse of demolition rubble.

Whilst there is the possibility that some of the undated features may have been contemporary with the 17th-century, or earlier, occupation of Goldington Hall, none of them contained any information relating to their function, or date, and as such are of low archaeological significance. It is likely that most of the archaeological features date to the wholesale renovation of the Hall and its grounds in 1874 (VCH 1912).

The trial trench revealed no evidence for the presence of heritage assets relating to earlier periods. This may be a function of truncation by later activity, such as quarry pitting and the levelling of the area prior to the construction of the stable buildings and coaching yard, rather than evidence for an absence of earlier activity in this area. Either way, the information revealed by the trial trench in combination with the observation of the sections of the foundation trenches (dug in advance of the evaluation) would suggest that there is little potential for the survival of significant archaeological heritage assets (that could address regional research aims) across the wider DA.



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6. APPENDIX 1: TRENCH SUMMARY

Trench: 1

Max Dimensions: Length: 15.00 m. Width: 3.55 m. Depth to Archaeology Min: 0.62 m. Max: 0.7 m.

Co-ordinates: OS Grid Ref.: TL (Easting: 7536: Northing: 50759)

OS Grid Ref.: TL (Easting: 7551: Northing: 50759)

Reason: To evaluate area.

Context:	Type:	Description:	Excavated:	Finds Present:
100	External surface	Loose light grey pink sandy gravel 0.04m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
101	Make up layer	Loose mid grey sandy gravel 0.19m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
102	Make up layer	Firm dark grey silty sand occasional small CBM, occasional flecks charcoal, occasional small stones 0.08m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
103	Make up layer	Loose light yellow grey silty sand frequent flecks mortar 0.08m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
104	Make up layer	Firm dark grey silty sand occasional small CBM, moderate flecks charcoal, occasional small stones 0.1m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
105	Make up layer	Loose mid brown yellow sandy gravel moderate small-large CBM, moderate small-medium stones 0.26m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
106	Make up layer	Loose light grey yellow sandy gravel moderate small-medium CBM, frequent flecks mortar, occasional small stones 0.14m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
107	Make up layer	Firm mid grey sandy silt moderate small-medium CBM, moderate small-medium stones 0.08m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
108	Make up layer	Loose black sandy silt frequent flecks charcoal 0.08m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
109	Make up layer	Firm mid grey sandy silt frequent flecks CBM, frequent flecks mortar 0.14m thick.	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
110	Natural	Loose light grey yellow sand moderate small stones	<input type="checkbox"/>	<input type="checkbox"/>
111	Quarry	Sub-square sides: concave base: flat dimensions: min breadth 1.5m, max depth 0.2m, max length 1.7m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
112	Redeposited natural	Loose mid grey yellow silty sand moderate small stones 0.2m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
113	Backfill	Loose mid grey silty sand occasional flecks charcoal 0.18m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
114	Treethrow	Irregular sides: asymmetrical base: concave dimensions: max breadth 0.9m, max depth 0.39m, max length 1.m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
115	Primary fill	Loose light yellow grey silty sand 0.18m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
116	Main fill	Friable dark grey sandy silt occasional flecks charcoal, occasional small stones 0.3m thick.	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
117	Posthole	Circular sides: near vertical base: concave dimensions: max depth 0.42m, max diameter 0.42m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
118	Packing	Loose mid brown grey silty sand occasional medium CBM, moderate small-medium stones 0.42m thick.	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
119	Postpipe	Circular sides: near vertical base: concave dimensions: max depth 0.4m, max diameter 0.29m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
120	Fill	Firm dark grey sandy silt 0.4m thick.	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
121	Quarry	Sub-oval E-W sides: 45 degrees dimensions: min breadth 1.5m, max depth 0.65m, max length 3.4m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
122	Backfill	Firm mid blue grey sandy silt occasional small stones 0.26m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
123	Redeposited natural	Loose mid orange sandy gravel 0.33m thick.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
124	Backfill	Firm mid blue grey sandy silt occasional small stones 0.4m thick.	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
125	Posthole	Oval N-S dimensions: max breadth 0.3m, min length 0.3m	<input type="checkbox"/>	<input type="checkbox"/>
126	Fill	Firm dark grey sandy silt	<input type="checkbox"/>	<input type="checkbox"/>
127	Refuse deposit	Sub-oval NE-SW dimensions: max breadth 0.75m, max length 1.m	<input type="checkbox"/>	<input type="checkbox"/>
128	Backfill	Loose mid brown grey silty sand moderate small-medium CBM, frequent small-medium stones	<input type="checkbox"/>	<input checked="" type="checkbox"/>
130	Wall	Double wythe, running bond, brick and mortar wall, 0.25m wide and at least 0.3m deep.	<input checked="" type="checkbox"/>	<input type="checkbox"/>

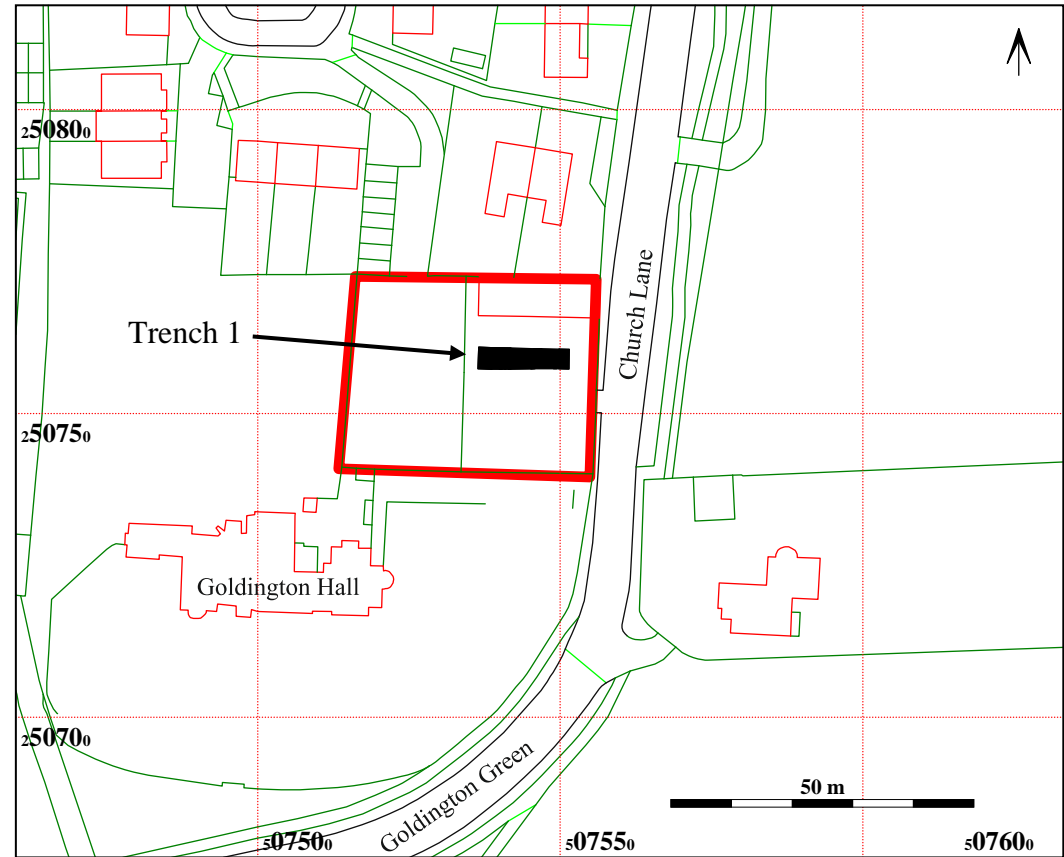
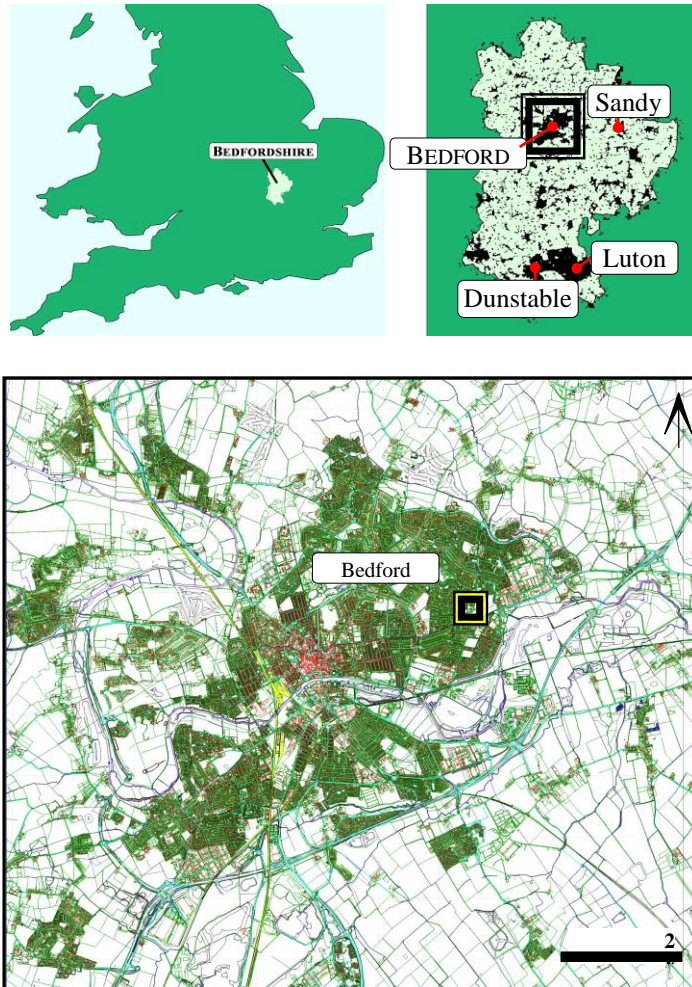


Figure 1: Site and trench location plan

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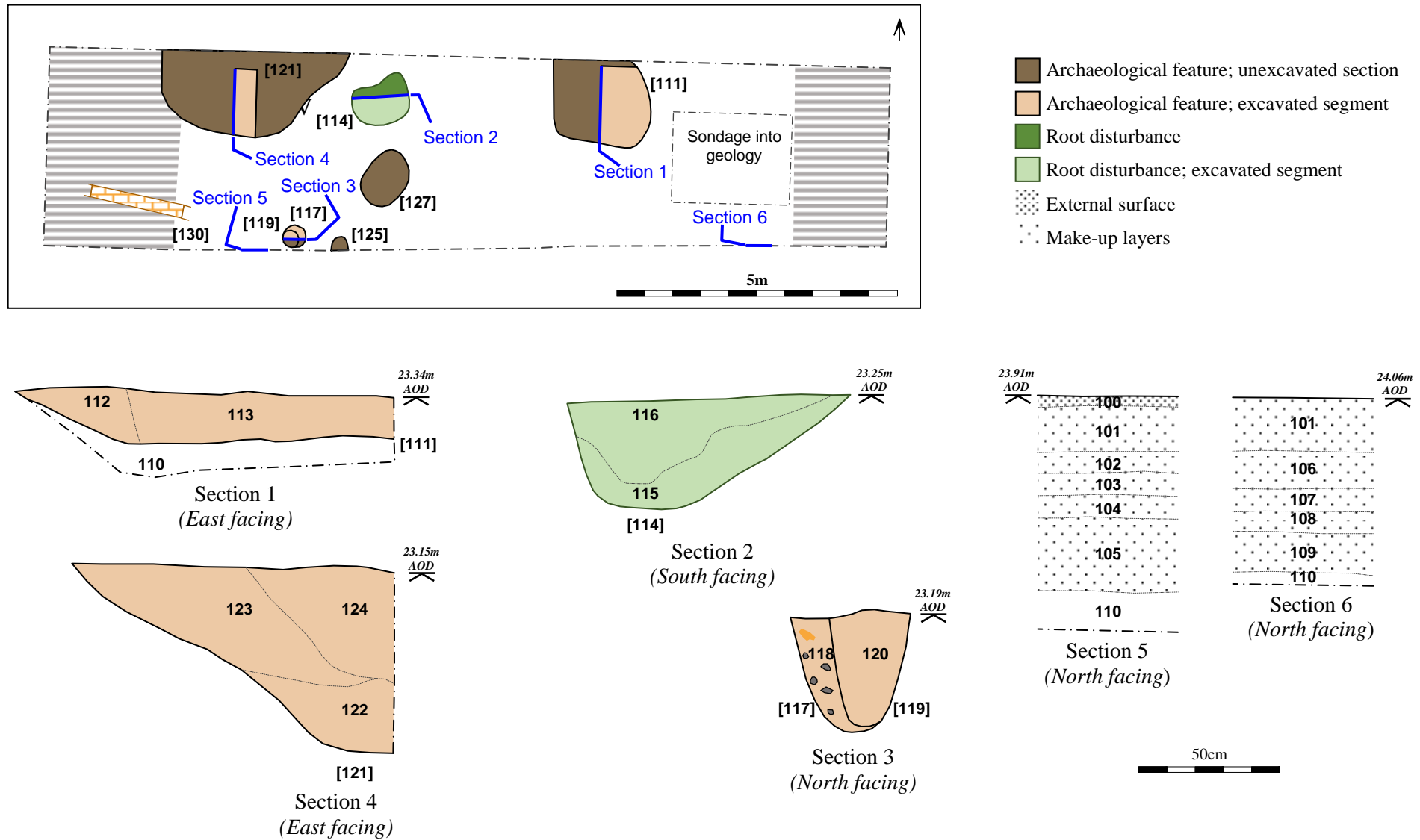


Figure 2: All-features plan and sections



Trench 1 – looking east
(1m scale)



Trench 1 – looking west
(1m scale)

Figure 3: Trench photographs

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