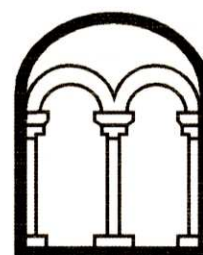


**LAND AT FAIRHILL
GREAT OUSE WAY
BEDFORD
BEDFORDSHIRE**

ARCHAEOLOGICAL FIELD EVALUATION

Albion
archaeology



**LAND AT FAIRHILL
GREAT OUSE WAY
BEDFORD
BEDFORDSHIRE**

ARCHAEOLOGICAL FIELD EVALUATION

Project: FH3286
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Compiled by	Approved by
Iain Leslie	Drew Shotliff

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Prepared for:
Brownhill Hayward Brown

On behalf of:
Bedford Borough Council



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Preface

All statements and opinions in this document are offered in good faith. This document has been prepared for the titled project or named part thereof and was prepared solely for the benefit of the client. This document should not be relied upon or used for any other project without an independent check being carried out as to its suitability and the prior written authority of Albion Archaeology (a trading unit of Central Bedfordshire Council).

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Acknowledgements

The project was commissioned by Brownhill Hayward Brown on behalf of Bedford Borough Council and monitored on behalf of the Local Planning Authority by Geoff Saunders and Vanessa Clarke of the Bedford Borough Council Historic Environment Team.

The fieldwork was undertaken by Iain Leslie (Project Officer) and Jonathan Nilsson (Archaeological Technician). The report has been prepared by Iain Leslie with contributions from Joan Lightning (CAD Technician). The project was managed by Mike Luke (Project Manager) and Iain Leslie. All Albion projects are under the overall management of Drew Shotliff (Operations Manager).

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Key Terms

The following terms and abbreviations are used throughout this report:

BBC	Bedford Borough Council
BBHER	Bedford Borough Historic Environment Record
CIfA	Chartered Institute <i>for</i> Archaeologists
HET	Bedford Borough Council Historic Environment Team
PDA	Permitted development area
WSI	Written Scheme of Investigation



Non-Technical Summary

Brownhill Hayward Brown Architects, on behalf of Bedford Borough Council (BBC), prepared a hybrid planning application for the erection of a microbrewery with access road and ancillary works and Outline proposals with all matters reserved, except access, for mixed used development, to include employment land B1, B2, B8, leisure (D2), A3, A4 and hotel uses on land at Fairhill, Great Ouse Way in Bedford (18/00555/MDC4).

The consultation response (dated 20/03/2018) from the Archaeological Officer (AO) of Bedford Borough Council's Historic Environment Team (BBC HET) recommended a draft condition for a programme of archaeological works. The AO indicated that the first stage work should be an archaeological trial-trench evaluation, the results of which would be used to inform the requirement for, and scope of, any further work. The application was subsequently approved with an archaeological condition (no. 6).

This report represents the results of the evaluation of the brewery site, which forms part of the permitted development area (PDA).

The trial trenching of the brewery site took place in July 2018. Archaeological remains were identified in three of the six trenches. In Trenches 2 and 3 evidence for post-medieval/modern quarrying was identified, whilst in Trench 5 an undated and heavily truncated ditch survived. Elsewhere only modern ditches were present.

The results suggest that there is low potential for the survival of archaeological remains within the brewery site. The revealed features are of no more than local significance and have no potential to address regional research objectives.

The absence of remains here suggests that the late Iron Age and Roman farmstead identified to the north and west of the PDA (Albion Archaeology 2015) and in the northern land parcel of the PDA (Albion Archaeology 2013) does not continue south into this area. Whilst no contemporary remains were present within the PDA, the recovery of a worn late Roman coin from Trench 2 is testament to the presence of activity of this date in the wider vicinity.

The project archive will be deposited at The Higgins Art Gallery & Museum, Bedford (accession no.: BEDFM2018.29). Details of the project and its findings will be submitted to the OASIS database (reference no.: albionar1-317216) in accordance with the guidelines issued by Historic England and the Archaeology Data Service.

1.



1. INTRODUCTION

1.1 *Planning Background*

Brownhill Hayward Brown Architects, on behalf of Bedford Borough Council (BBC), prepared a hybrid planning application for the erection of a microbrewery with access road and ancillary works and Outline proposals with all matters reserved, except access, for mixed used development, to include employment land B1, B2, B8, leisure (D2), A3, A4 and hotel uses on land at Fairhill, Great Ouse Way in Bedford (18/00555/MDC4).

The consultation response (dated 20/03/2018) from the Archaeological Officer (AO) of Bedford Borough Council's Historic Environment Team (BBC HET) recommended a draft condition for a programme of archaeological works. The AO indicated that the first stage work should be an archaeological trial-trench evaluation, the results of which would be used to inform the requirement for, and scope of, any further work.

The application was subsequently approved with an archaeological condition (no. 6). Albion Archaeology was commissioned to prepare a Written Scheme of Investigation (WSI) (Albion Archaeology 2018a) in response to the requirements of the condition; the WSI was approved by the AO.

This report represents the results of the evaluation of the brewery site, which forms part of the permitted development area (PDA) (Figure 1).

1.2 *Site Location and Geology*

Fairhill is situated in the Great Ouse valley, on the north-west side of Bedford (Figure 1). It lies 1.8km north-west of Bedford town centre, *c.* 1.8km north-east of Biddenham and 1.4km south-east of Oakley.

The PDA comprises two land parcels on opposite sides of Great Ouse Way (A428), *c.* 20m west of its junction with the A6. It is centred on TL 03432, 50943 and is bordered to the north by the river Great Ouse, to the west by the railway line and to the east by the A6 and retail units. The ground surface is overgrown, but in general it is fairly level at *c.* 35m OD. Part of the southern half of the PDA was previously occupied by a large electricity distribution site, dismantled in 1986, and remains of the wall footings and car parking spaces are still present on the PDA. The land parcel to the north of Great Ouse Way was evaluated in connection with a previous planning application (Figure 1) (Albion Archaeology 2013). The brewery site refers to an area in the northern part of the southern land parcel which is the proposed site of a new brewery (Figure 1).

The underlying geology comprises Kellways Sand Member sandstone and siltstone interbedded. The northern edge of the PDA is situated on Kellways Clay Member mudstone. No superficial deposits have been recorded for this area¹.

¹ <http://mapapps.bgs.ac.uk/geologyofbritain/home.html> [accessed 15/05/2018]



1.3 Archaeological and Historical Background

The following text is taken from an earlier desk-based heritage statement (Albion Archaeology 2018b) and is a review of documents and records located within a 500m-radius of the PDA, which are held by the Bedford Borough Historic Environment Record (BBHER) and Bedfordshire Archives and Records Service (BARS) (BBHER search reference number: BBHER 040 (2017-18)). This is referred to as the 'study area' in the following section.

Of most significance to the PDA were the remains of a late Iron Age-early Roman farmstead, including enclosures, a trackway and domestic core, which was identified within the footprint of a balancing pond to the north and west of the PDA (EBD821; Albion Archaeology 2015, 18–19). The easterly continuation of the farmstead activity was demonstrated by the archaeological trial-trench evaluation on the site of the proposed hotel, north of Great Ouse Way (EBD870; Albion Archaeology 2013, 18–19). Ditches identified in the trenches were encountered at a depth of 0.7–1.1m below ground level.

1.3.1 Prehistoric (pre-43 BC)

Residual prehistoric artefacts and late Bronze Age-early Iron Age pottery were recovered during archaeological investigations on the northern half of the PDA (EBD870) and on the site of the balancing pond (EBD821).

Other prehistoric heritage assets recorded within the study area comprise the site of an Iron Age roundhouse (MBD 329) and early Iron Age pottery on the west side of the PDA and another post-built roundhouse *c.* 520m to the north (MBD565). The roundhouse on the PDA was discovered in allotments and subsequently excavated. Part of it was found to have been truncated by the railway line. Early Iron Age pottery reportedly found in this area cannot be accurately located.

The find-spot of a gold coin of Cunobelinus has also been recorded on the PDA (HER 11988). It was discovered in allotments in 1982, but its exact location is unknown. Cunobelinus was a king in pre-Roman Britain and ruled from the late 1st century BC to AD 41.

1.3.1 Late Iron Age to Roman (43 BC–AD 410)

Late Iron Age and Roman heritage assets are well-represented in the study area, comprising the remains of a farmstead, the postulated route of two Roman roads, Roman buildings, cremation burials and a find-spot.

The PDA is situated *c.* 330m north of the junction of two postulated Roman roads: Viatores 173 (HER 485) and Viatores 210 (HER 10480). The Viatores were a group of 1950s' researchers, dedicated to finding and mapping Roman roads in the modern landscape. However, in recent years many of these roads have been dismissed, as parts of their routes were inferred from post-medieval boundaries and because of an absence of archaeological evidence. The postulated roads crossing the study area have not been proven through archaeological investigation, but the number of Roman sites in the vicinity suggest that at least one road may have existed in the vicinity.



As well as a late Iron Age-early Roman farmstead on the site of the balancing pond, contemporary pottery and structural remains have also been identified *c.* 400m to the east of the PDA on either side of Manton Lane (HER 21732). Pottery and two possible Roman walls were identified during development works and archaeological excavation at Edith Cavell Lower School and a new care home.

Cremation burials dated to the Romano-British period were discovered on land *c.* 90m to the north-east of the PDA (HER 5124). They were excavated in the 19th century, but their exact location remains unclear.

1.3.2 Medieval (1066–1550)

Medieval heritage assets recorded in the study area comprise extensive evidence for ridge and furrow (HER 2590). Sub-surface remains of furrows were identified during open-area excavation on the site of the balancing pond (Albion Archaeology 2015). Further evidence of ridge and furrow has been recorded by the National Mapping Programme to the north, north-east and east of the PDA (NMP1606023, NMP1606025 and NMP1606035). Domesday Book (1086) recorded medieval manors at Biddenham, Clapham and Bedford. Based on modern parish boundaries it is likely that the PDA formed part of the open field system of Biddenham during the medieval period.

Evidence for a medieval bank and ditch, known as ‘Green Ditch’, has been recorded on the north-east side of the PDA and is considered to be a potential former parish boundary (HER 8657).

1.3.3 Post-medieval (1550–1900)

The majority of post-medieval heritage assets in the study area are undesignated buildings situated along Shakespeare Road and Clapham Road and evidence of quarrying and brickworks adjacent to the river Great Ouse. All the buildings, extant or demolished, lie 70–500m from the PDA.

Extensive areas of post-medieval quarrying for gravel, limestone and clay for brick-making is represented by several records in the HER and has more recently been mapped during the National Mapping Programme. To the north-east and south-east of the PDA the site of former brick and tile works (MBD2872 and MBD2888) and a brickyard (MBD8551) have been recorded on Clapham Road. The location of a former stone quarry on Clapham Road has also been identified from historical maps, *c.* 270m east of the PDA (MBD5085; NMP 1605976). Limestone quarrying *c.* 350m west of the PDA has been indicated by cartographic sources and by the discovery of a lime kiln during archaeological investigations along the Bedford Bypass – Northern Section (MBD168/ NMP1605976; Albion Archaeology 2015). An extensive area of post-medieval gravel extraction has also been mapped in the loop of the Great Ouse, *c.* 500m north of the PDA (NMP1605924).

A pit containing post-medieval debris has been recorded on the north-eastern edge of the PDA (MBD18201).



The National Mapping Programme has identified five areas of earthworks pertaining to possible post-medieval ridge and furrow (NMP1606017, NMP1606022, NMP1606023, NMP1606025 and NMP1606035) to the north, east and west of the PDA. Whilst some of this is likely to be medieval in date, some furrows were found to post-date post-medieval quarry pits. The majority of the earthworks have since been built on, but ridge and furrow within the Ouse Valley Golf Course to the east of the PDA could still be extant in places.

1.3.4 Modern (1900–present day)

Only one modern heritage asset has been recorded in the study area — the site of a former wind-pump (MBD10174), *c.* 470m north-east of the PDA.

In addition, the National Mapping Programme has identified a WWII defended locality from aerial photographs on either side of Clapham Road, *c.* 500m north-east of the PDA. The defences comprised a pillbox and two sections of slit trenches enclosed by a curvilinear barbed-wire entanglement.

1.4 Project Objectives

The principal purpose of the archaeological field evaluation was to recover information on the:

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

This information will be used by the HET and the Local Planning Authority to evaluate the significance of the potential impact of the proposed development on any archaeological remains that might survive within the site.



2. METHODOLOGY

The methodological approach to the project is summarised below; a full methodology is provided in the WSI (Albion Archaeology 2018a).

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> (3rd ed., 2017).
• Bedford Museum	<i>Preparing Archaeological Archives for Deposition in Registered Museums in Bedfordshire</i> (2010).
• ClfA	<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 PPN3: Archaeological Excavation</i> (2015)
	<i>Environmental Archaeology: A guide to the theory and practice of methods, from sampling and recovery to post-excavation</i> (2nd ed.) (2011).

Trial trenching took place within the brewery site in July 2018. Five 50m-long trenches, one 40m-long and one 25m-long trench were excavated, all measuring 1.8m wide. Trench 1, originally intended to be 50m long, was shortened to 40m due to on-site ground conditions.

The trenches were opened by a mechanical excavator fitted with a flat-edged bucket, operated by an experienced driver under close archaeological supervision. Overburden was removed down to the top of the archaeological deposits or undisturbed geological deposits, whichever were encountered first. All excavation and recording was carried out by experienced Albion staff. The bases and sides of the trenches were cleaned by hand. Any potential archaeological features were cleaned, excavated by hand and recorded using Albion Archaeology's *pro forma* sheets. All features and deposits were assigned a unique context number commencing at 100 for Trench 1, 200 for Trench 2 *etc.* Each trench was subsequently drawn and photographed as appropriate. The trenches were inspected by a representative of the HET on 18th July 2018.

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3. RESULTS

3.1 Introduction

All significant deposits and features found within the trial trenches are summarised below and shown on Figure 2. Context numbers in square brackets refer to cuts [***] and round brackets to fills or layers (***). Archaeological features were identified in three of the six trenches; Trenches 1 and 4 were devoid of archaeological features, whilst Trench 6 only revealed the remains of a tree-throw.

The only finds recovered were a Roman coin from the subsoil in Trench 2 and post-medieval/modern brick from Trenches 2 and 3 (not retained).

Details of all observed deposits and archaeological features are provided in Appendix 1.

3.2 Overburden and Geological Deposits

In all of the trenches the overburden consisted of topsoil and subsoil. The topsoil was generally around 0.3m thick and comprised a dark brown-grey silty clay. The subsoil was generally 0.2m thick and comprised a mid-brown-grey clay silt. The overburden was significantly deeper in Trench 1 (0.9m), which can be attributed to the fact that it lay within a dip in the landscape where soil has accumulated through colluvial action.

A Roman coin was recovered from the subsoil in Trench 2, suggesting the presence of activity of this date in the wider vicinity.

3.3 Post-medieval / Modern Quarrying

Large areas of probable quarrying {204} [304] were identified in Trenches 2 and 3 (Figure 2). Both areas were approximately 12m wide and were up to 0.55m deep. Their form in both plan and profile was irregular and they were dug into areas of homogenous grey-blue clay, which presumably was the target of the quarrying. The quarried areas were backfilled with a mixture of topsoil, burnt material and frequent fragments of brick. The larger fragments of brick were of post-medieval or modern date.

3.4 Undated Ditch

An undated ditch was present in Trench 5 (Figure 2). It was aligned NE-SW and petered out (rather than terminated) within the trench to the north-east. The ditch was almost entirely truncated with only the base surviving. The surviving remains suggested a U-shaped profile and flat base. No finds were present.

3.5 Modern Ditches

Three modern ditches were identified within Trench 3 [306] [308] [310] (Figure 2). Ditch [306] had a modern ceramic land drain at the base whilst ditches [308] and [310] could be seen to correspond with existing modern ditches still surviving on the surface, one of which contained a disused modern water pipe.



3.6 Artefacts

With the exception of the post-medieval/modern brick present within the quarried areas [204] [304] only a single find was recovered. The copper alloy Roman coin (RA1) from subsoil (202) was worn and pitted; it is probably a barbarous radiate of later 3rd-century date.



4. CONCLUSIONS

The archaeological trial-trench evaluation of the brewery site identified archaeological remains in three of the six trenches.

In Trenches 2 and 3 evidence for post-medieval/modern quarrying was identified, whilst in Trench 5 an undated and heavily truncated ditch survived. Elsewhere only modern ditches were present.

The results suggest that there is low potential for the survival of archaeological remains within the brewery site. The revealed features are of no more than local significance and have no potential to address regional research objectives.

The absence of remains here suggests that the late Iron Age and Roman farmstead identified to the north and west of the PDA (Albion Archaeology 2015) and in the northern land parcel of the PDA (Albion Archaeology 2013) does not continue south into this area. Whilst no contemporary remains were present within the PDA, the recovery of a worn Roman coin from Trench 2 is testament to the presence of activity of this date in the wider vicinity.



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6. APPENDIX 1: TRENCH SUMMARIES



Trench: 1

Max Dimensions: Length: 40.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.6 m. Max: 0.9 m.

Co-ordinates: OS Grid Ref.: TL 03598 50934

OS Grid Ref.: TL 03600 50894

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
101	Topsoil	Friable dark brown grey clay silt Thickness: 0.4m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
102	Subsoil	Firm mid brown grey clay silt Thickness: 0.5m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
103	Natural	Firm light yellow brown sandy clay	<input type="checkbox"/>	<input type="checkbox"/>



Trench: 2

Max Dimensions: Length: 50.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.45 m. Max: 0.5 m.

Co-ordinates: OS Grid Ref.: TL 03575 50942

OS Grid Ref.: TL 03527 50928

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
201	Topsoil	Friable dark brown grey silty clay Thickness: 0.3m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
202	Subsoil	Firm mid brown grey clay silt Thickness: 0.2m	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
203	Natural	Firm light yellow brown sandy clay	<input type="checkbox"/>	<input type="checkbox"/>
204	Quarry	Irregular sides: irregular base: uneven dimensions: max length 12.m	<input type="checkbox"/>	<input type="checkbox"/>
205	Backfill	Loose dark grey silt frequent small-medium CBM	<input type="checkbox"/>	<input type="checkbox"/>



Trench: 3

Max Dimensions: Length: 50.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.4 m. Max: 0.45 m.

Co-ordinates: OS Grid Ref.: TL 03571 50920

OS Grid Ref.: TL 03550 50874

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
301	Topsoil	Friable dark brown grey clay silt Thickness: 0.25m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
302	Subsoil	Firm mid grey brown clay silt Thickness: 0.2m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
303	Natural	Firm mid orange yellow clay	<input type="checkbox"/>	<input type="checkbox"/>
304	Quarry	Irregular sides: irregular base: uneven dimensions: max depth 0.54m, max length 11.4m Thickness: 0.54m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
305	Backfill	Loose dark grey silt frequent small-medium CBM Thickness: 0.54m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
306	Land drain	Linear ENE-WSW sides: V-shaped base: v-shaped dimensions: max breadth 1.m, max depth 0.5m, max length 1.m Thickness: 0.5m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
307	Fill	Loose mid brown grey silty clay Thickness: 0.5m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
308	Ditch	Linear ENE-WSW	<input type="checkbox"/>	<input type="checkbox"/>
309	Fill	Loose dark grey loam	<input type="checkbox"/>	<input type="checkbox"/>
310	Ditch	Linear ENE-WSW	<input type="checkbox"/>	<input type="checkbox"/>
311	Fill	Loose dark grey loam	<input type="checkbox"/>	<input type="checkbox"/>



Trench: 4

Max Dimensions: Length: 50.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.5 m. Max: 0.55 m.

Co-ordinates: OS Grid Ref.: TL 03497 50939

OS Grid Ref.: TL 03531 50910

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
401	Topsoil	Friable dark brown grey clay silt Thickness: 0.35m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
402	Subsoil	Firm mid brown grey clay silt Thickness: 0.2m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
403	Natural	Firm light yellow brown sandy clay	<input type="checkbox"/>	<input type="checkbox"/>



Trench: 5

Max Dimensions: Length: 25.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.44 m. Max: 0.55 m.

Co-ordinates: OS Grid Ref.: TL 03485 05091

OS Grid Ref.: TL 03472 50919

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
501	Topsoil	Friable dark brown grey silty clay Thickness: 0.22m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
502	Subsoil	Firm mid brown grey clay silt Thickness: 0.25m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
503	Natural	Firm light yellow brown sandy clay	<input type="checkbox"/>	<input type="checkbox"/>
504	Ditch	Linear NE-SW sides: U-shaped base: flat dimensions: max breadth 0.45m, max depth 0.12m Thickness: 0.12m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
505	Fill	Firm mid grey brown sandy clay Thickness: 0.12m	<input checked="" type="checkbox"/>	<input type="checkbox"/>



Trench: 6

Max Dimensions: Length: 50.00 m. Width: 1.80 m. Depth to Archaeology Min: 0.45 m. Max: 0.55 m.

Co-ordinates: OS Grid Ref.: TL 03502 50895

OS Grid Ref.: TL 03471 50855

Reason: To evaluate archaeological potential

Context:	Type:	Description:	Excavated:	Finds Present:
601	Topsoil	Friable dark brown grey clay silt Thickness: 0.3m	<input checked="" type="checkbox"/>	<input type="checkbox"/>
602	Subsoil	Firm mid brown grey clay silt Thickness: 0.25	<input checked="" type="checkbox"/>	<input type="checkbox"/>
603	Natural	Firm light yellow brown sandy clay	<input type="checkbox"/>	<input type="checkbox"/>

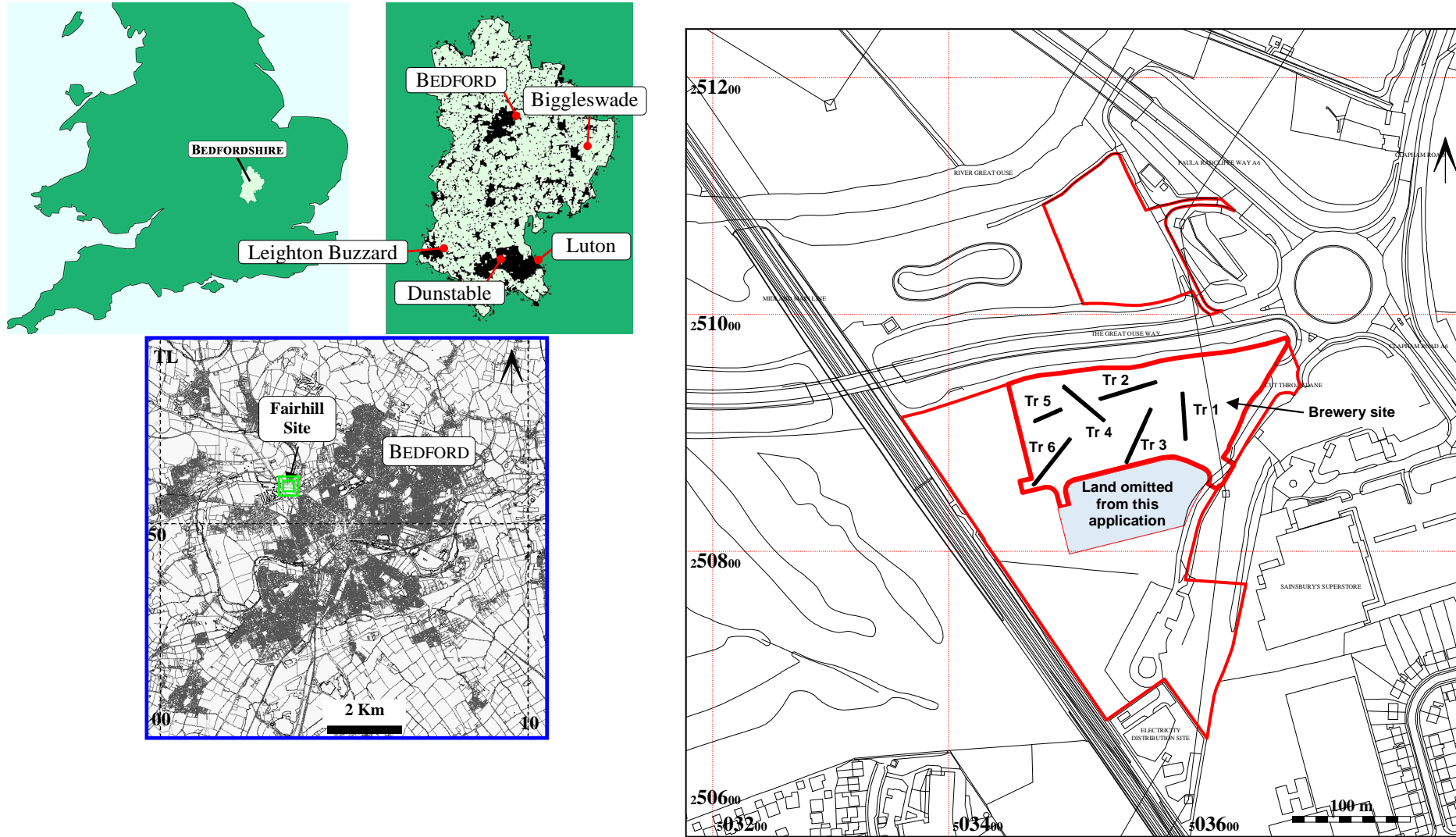
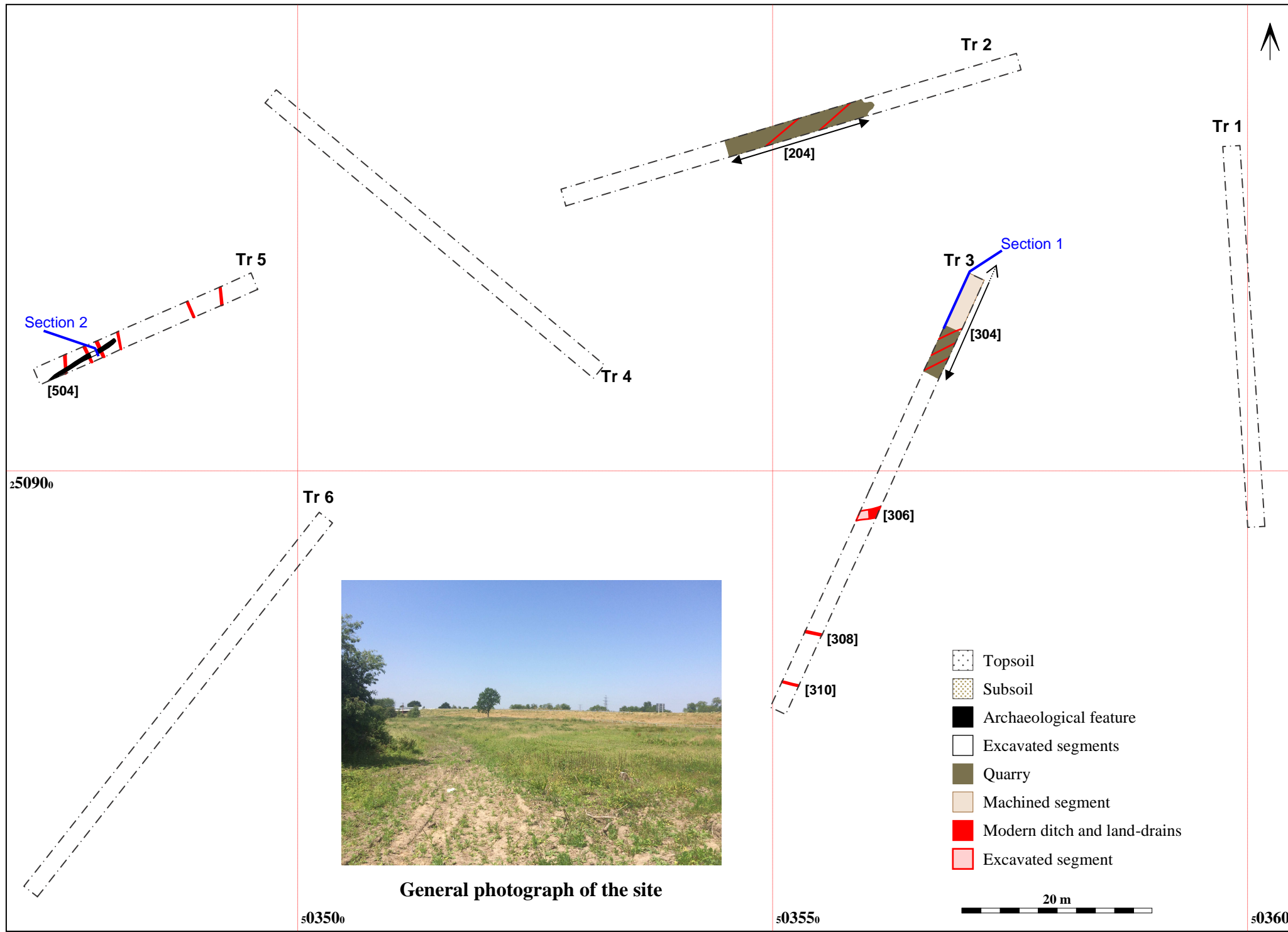


Figure 1: Site location plan and Trenches 1–6

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Ditch [504]
looking SW
Scale 40cm



Modern ditch
[306] looking E
Scale 40cm



Quarry [304]
looking E
Scale 1m

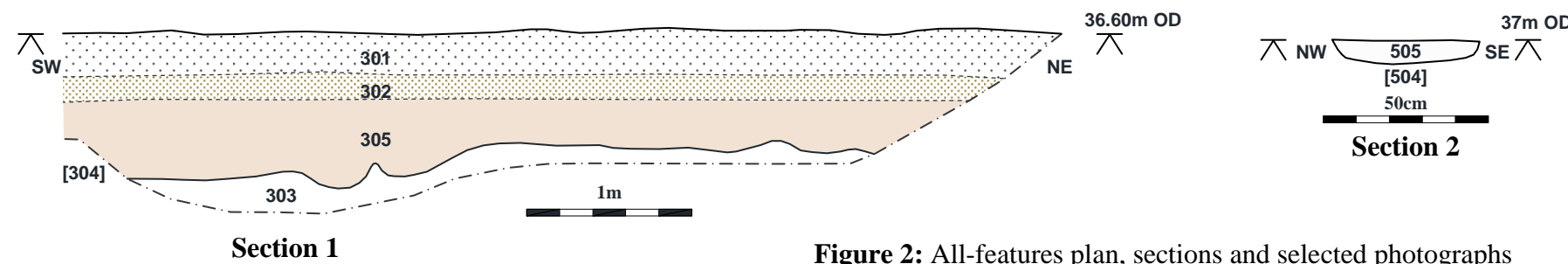


Figure 2: All-features plan, sections and selected photographs



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