

## Archaeological Services & Consultancy Ltd

**HISTORIC BUILDING RECORDING & DESK BASED ASSESSMENT:  
FOLDERS FARM BARN  
FOLDERS LANE  
BURGESS HILL  
WEST SUSSEX**

NGR: TQ 3304 1810

*on behalf of Crest Nicholson*



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February 2009

ASC: 1147/BHF/2



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<i>County:</i>	West Sussex		
<i>Village/Town:</i>	Burgess Hill		
<i>Civil Parish:</i>	Burgess Hill CP		
<i>NGR (to 8 figs):</i>	TQ 3304 1810		
<i>Present use:</i>	Storage		
<i>Planning proposal:</i>	Conversion to private dwelling		
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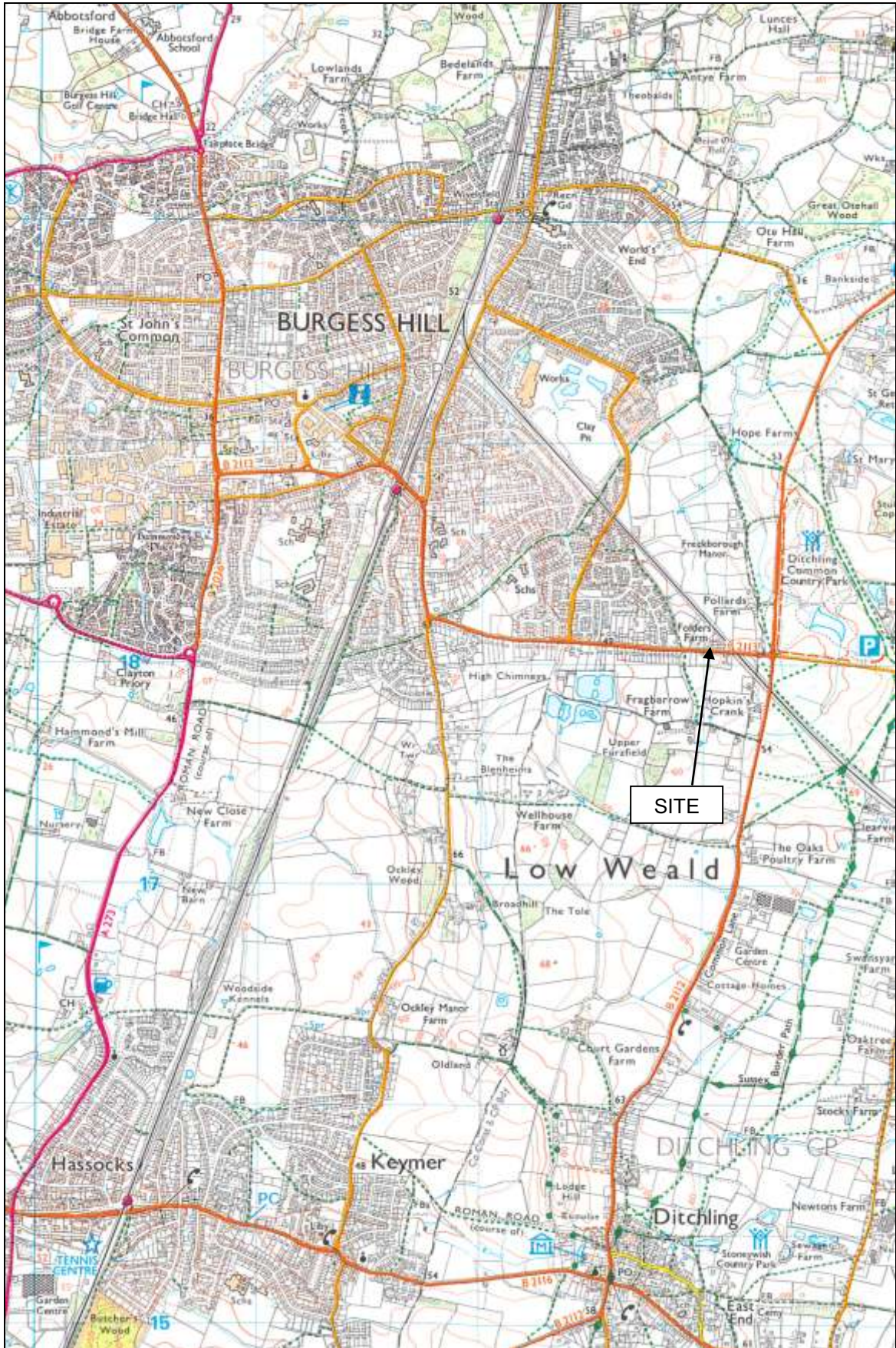


Figure 1: General location (scale 1:25,000)

## Summary

*In January 2009 Archaeological Services and Consultancy Ltd (ASC) carried out a desk based assessment and historic building recording of Folders Farm Barn, Folders Lane, Burgess Hill, West Sussex in order to inform proposals for the development involving buildings on the site.*

*Folders Farm is located on the border of West and East Sussex and until 1934 lay within the parish of Ditchling. The land on which Folders Farm was built originally lay within Frekeburgh Common, which had been part of the Saxon Royal Estate belonging to King Alfred the Great in the 9<sup>th</sup> century.*

*Parts of the common were given over to farming from the 13<sup>th</sup> century, and Folders Farm was part of such a grant. It was associated with Moores and Pollards Inholmes, and its land is documented from 1593. A farmhouse was not recorded on the site before c.1800 and this was replaced by the present farmhouse between 1874 and 1897. The structural evidence suggests that the barn was built in the early 19<sup>th</sup> century.*

*The barn is a single storey, 3-bay timber framed structure under a tiled roof with a modern extension to the north. It appears to have been purpose built for the farm, as there are no empty mortices or re-used timbers. The former large opening in the north wall is indicative of a threshing barn, with the full loads being brought in by cart via the north door and exiting by the south door, which is not so high. The size of the barn in relation to the farmhouse and other outbuildings suggest that Folders Farm was more reliant on livestock than arable farming.*

*All the evidence suggests that the present barn is a fairly late addition to a landscape that had been little settled over the centuries. It is a pleasing example of its type and one of the last surviving buildings belonging to this historical farm.*

## 1 Introduction

1.1 In January 2009 *Archaeological Services and Consultancy Ltd (ASC)* carried out a desk based assessment and historic building recording of Folders Farm Barn, Folders Lane, Burgess Hill, West Sussex. The project was commissioned by Crest Nicholson (South) Ltd, and was carried out according to the ASC Method Statements (Appendices 1 & 2). The relevant planning application reference is 08/02852/FUL.

### 1.2 ***Planning Background***

This building recording project has been required under the terms of *Planning Policy Guidance Note 15 (PPG15)*, in order to inform proposals for the development involving buildings on the site.

### 1.3 ***Archaeological Services & Consultancy Ltd***

*Archaeological Services & Consultancy Ltd (ASC)* is an independent archaeological practice providing a full range of archaeological services including consultancy, field

evaluation, mitigation and post-excavation studies, historic building recording and analysis. ASC is recognised as a *Registered Organisation* by the Institute for Archaeologists, in recognition of its high standards and working practices.

#### 1.4 **Management**

The project was managed by Karin Semmelmann BA MA MIFA, and was carried out under the overall direction of Bob Zeepvat BA MIFA.

#### 1.5 **The Site**

##### 1.5.1 *Location & Description*

Burgess Hill is located in the Low Weald in the administrative district of Mid Sussex. The solid geology, which is known as the Weald Clay Formation, consists of clay, interspersed with sandstone, ironstone and occasionally limestone and is the main source for brickmaking in Sussex. Little drift geology is recorded in Burgess Hill (Harris 2005b:10).

Folders Farm is located in the parish of Burgess Hill, at the eastern end of Folders Lane, approximately 2km southeast of the town centre (Fig. 1).

The barn is situated to the northeast of the farmhouse (Fig. 2). It is a 3-bay timber framed structure under a clay-tiled roof and has a modern addition to the north. It is in an open yard that is bounded by dwellings to the south, east and west and the railway line to the northeast.

##### 1.5.2 *Proposed Development*

The development proposal is to convert the barn to private dwelling.

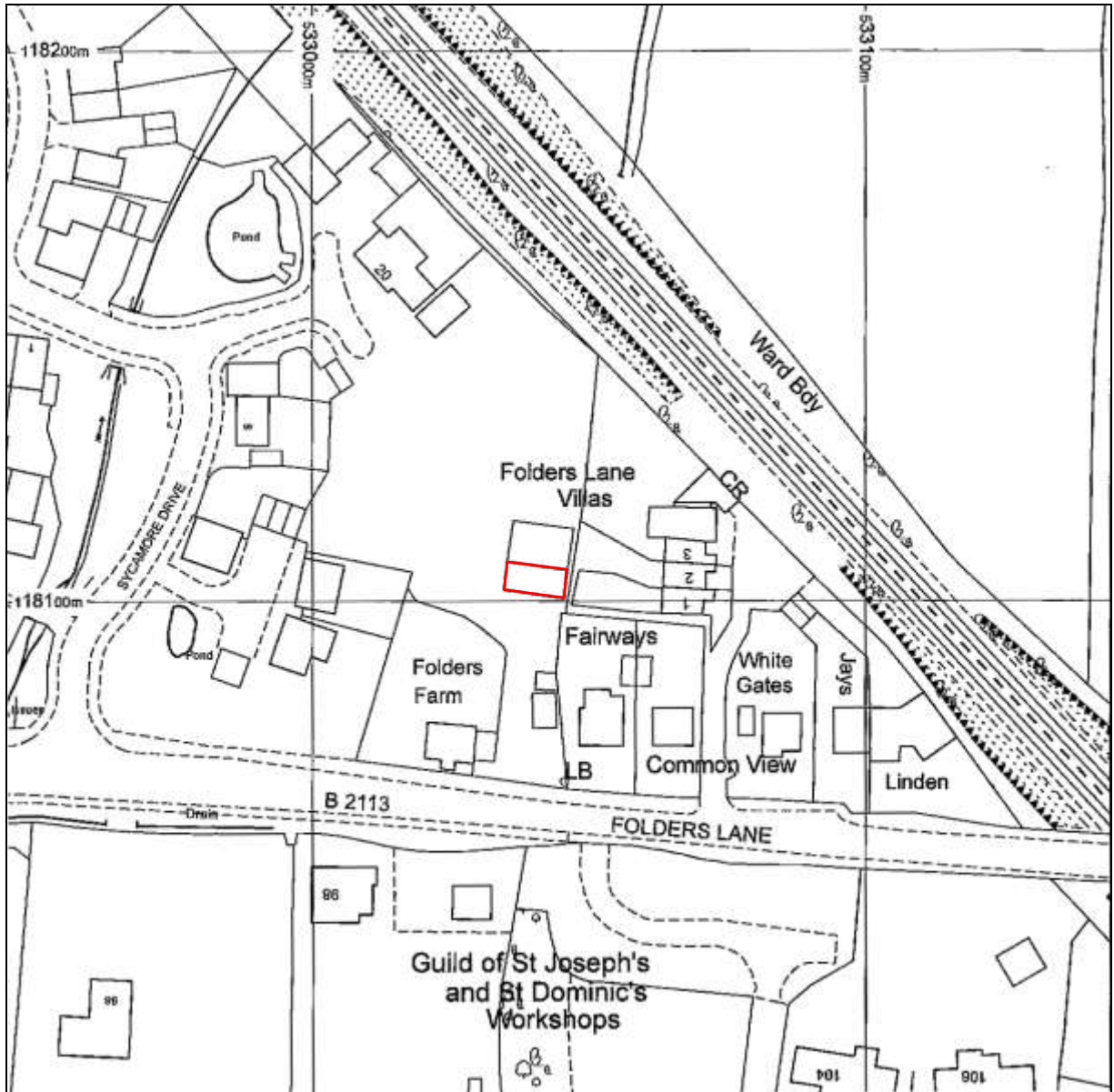


Figure 2: Site location (scale 1:2,500)



## 2 Aims & Methods

### *Desk Based Assessment*

2.1 ‘Archaeological desk-based assessment is an assessment of the known or potential archaeological resource within a given area, consisting of a collation of existing information in order to identify the likely extent, character and quality of the known or potential archaeological resource, in order that appropriate measures might be considered’ (IFA 2000).

2.2 The assessment was carried out according to the brief, and the Institute for Archaeologists’ *Standard and Guidance for Archaeological Desk-Based Assessments* (IFA 2001).

2.3 The following readily available sources of information were consulted for the desk-based assessment:

#### 2.3.1 *Archaeological Databases*

Archaeological databases represent the standard references to the known archaeology of an area. The principal sources consulted were the West Sussex Historic Environment Record (HER), Chichester and the East Sussex Historic Environment Record (HER), Lewes. The study area employed in the HER searches includes the site itself, and a surrounding study area of approximately 1km radius.

#### 2.3.2 *Historic Documents*

Documentary research provides an overview of the history of a site and its environs, suggesting the effects of settlement and land-use patterns. The principal sources consulted were the West Sussex County Records Office (CRO), Chichester and the East Sussex County Records Office (CRO), Lewes.

#### 2.3.3 *Cartographic & Pictorial Documents*

Old maps and illustrations are normally a very productive area of research. The principal source consulted was West Sussex County Records Office (CRO), Chichester.

#### 2.3.4 *Air Photographs*

Given favourable light and crop conditions, air photographs can reveal buried features in the form of crop and soil marks. They can also provide an overview of and more specific information about land use at a given time. The principal sources consulted were the National Monuments Record (NMR), Swindon and the Cambridge University Aerial Photograph Library, Cambridge.

#### 2.3.5 *Geotechnical Information*

A description of the topography and solid and surface geology of the site and its environs was compiled, so as to appreciate the potential condition of any

archaeological remains, to assess the hydrological conditions, and to appraise the potential for the survival of buried waterlogged archaeological and palaeoenvironmental deposits.

### 2.3.6 *Secondary & Statutory Sources*

The principal sources consulted were the West and East Sussex Record Offices, Victoria County History online, ADS, English Heritage online and ASC's own library.

## ***Historic Building Recording***

2.4 As described in the Method Statement the aims of the building recording were:

- To compile a detailed record of the structure(s) concerned, prior to refurbishment, conversion or demolition
- To ascertain the structural history and development of the building, within its local context
- To provide sufficient information on the historic and architectural significance of the building to inform proposals relating to its refurbishment / conversion.

### 2.5 ***Standards***

The work conforms to the method statement, to the relevant sections of the Institute of Archaeologists' *Code of Conduct* (IFA 2000) and *Standard & Guidance Notes* (IFA 2001), to current English Heritage guidelines (EH 2006), and to the relevant sections of ASC's own *Operations Manual*.

### 2.6 ***Methods***

The work was carried out according to the Method Statement, which required:

- A historic building assessment, with recording to English Heritage Level 3 (EH 2006).

### 2.7 ***Constraints***

The barns were being used to store building materials, which obscured some of the details. In addition, the mezzanine floors were not considered safe enough to go onto in order to record the upper level.

### 3. Archaeological & Historical Evidence

3.1 The local and regional settings of archaeological sites are factors that are taken into consideration when assessing the planning implications of development proposals. The following sections provide a summary of the readily available archaeological and historical background to the development site and its environs.

The study area lies within an area of archaeological and historical interest, and the site has the potential to reveal evidence of a range of periods. The location of known archaeological and historical sites recorded in the West Sussex and East Sussex HERs for a 1km radius of Folders Farm is shown in Fig. 4, and details appear in Appendix 4.

#### 3.2 *Archaeological & Historical Background to the Study Area*

##### 3.2.1 *Prehistoric (before 600BC)*

The prehistoric period in this part of Sussex is very well represented in the archaeological record. The earliest find in the Burgess Hill area is a single blade or burin from the Paleolithic period (150000 BC to 10001 BC), which was found at Innovation Drive, approximately 3.5km northwest of Folders Farm. The same site produced a number of flints of probable Mesolithic date (10000 BC to 4001 BC). This is the period associated with hunters/gatherers, and so settlements were temporary and/or seasonal in nature. A similar assemblage was discovered at Maltings Farm, approximately 3.5km east of Folders Farm and West End Farm, northwest of the town centre (Harris 2005b:11). Over 80 worked flints were found to the northeast of Folders Farm at the confluence of two streams (PAC 2009:12-13).

A watching brief on the construction of a pipeline between Ditchling Pumping Station and North Common Road, Wivelsfield revealed a number of sites dating from the Mesolithic up to the Romano-British period (EES 9627). Many were flint scatters associated with Mesolithic and late Neolithic/Early Bronze Age activity, indicating fairly extensive use of the landscape during this time. A single worked flint was recovered c.900m northwest in Wykeham Way in 1966 (HER 7950).

Mesolithic evidence has also been found south of Burgess Hill at Hassocks and Lodge Hill, Ditchling, where a flint scatter of over 2,000 worked flints was discovered in a 30m square area in 1976 (Harris 2005a:12; *ibid* 2005b:11).

Many of the same sites used in the Mesolithic period also produced evidence for the Neolithic and/or Bronze Age, when farming was introduced and a more hierarchical society was being developed. Woodlands were cleared in order to grow crops, and this is thought to be evidenced at Maltings Farm, where some hollows containing late Bronze Age pottery fragments also yielded charcoal (Harris 2005b:11). Maltings Farm, West End Farm and Innovation Drive yielded flint blades and flakes that were typical used in the Late Neolithic/Early Bronze Age (3000 BC to 1501 BC) (*ibid*).

A Bronze Age hoard consisting of an axe and ingots (MES 1301) was found c.750m northeast of Folders Farm in the vicinity of a small stream on Ditchling Common. This may have been buried in order to safeguard these valuables during a period of unrest. Equally, the proximity of a watercourse could indicate a ritual deposition in water as was common in the Bronze and Iron Ages. A Bronze Age bowl barrow on Lodge Hill provides a typical example of burial rite of the time (cf. Harris 2005:12).

Single finds in Burgess Hill include a Neolithic polished stone axe (4127) and a Bronze Age axe (4117] found on St John's Common in 1870 and 1912 respectively (*ibid.* 2005:11).

The archaeological record suggests that there was substantial, if often only temporary activity in the area from early on and gives some insight into the socio-economic environment of the area.

### 3.2.2 *Iron Age* (600BC-AD43)

Sussex has a large number of Iron Age sites, but is particularly known for the late Bronze Age/early Iron Age hillforts, such as Ditchling Beacon approximately 5km south of Folders Farm. This 5.5ha site was in use between 750 and 400BC and consists of a single bank and ditch (Hamilton & Gregory 2000:66; Bedwin 1978:44). The hillfort was excavated in 1983 but, as is typical of these monuments, few internal features were found (cf. Rudling, D. R. 1983).

Developments in late Iron Age Sussex include the demise of the hillforts and rise of iron working sites. The influence of Rome left its mark on the local material culture, with the introduction of coinage and imported wares (Leslie & Short 1999:22).

The distribution of the Iron Age sites indicates an increasingly systematic and ordered use of the landscape. There are no entries for this period in the HER, which could either suggest that the Burgess Hill area was peripheral at this time, or that the archaeological remains still await discovery.

### 3.2.3 *Roman* (AD43-c.450)

The Roman period is better represented locally in the archaeological record; two Roman roads are known to have crossed at Hassocks, approximately 4km southwest of Folders Farm, which became the focus for a posting station and cemetery. The roads ran westwards to join Stane Street south of Pulborough and northwards through the centre of Burgess Hill (Leslie & Short 1999:24-5; Matthews 1989:xiii). Building material from the road leading to London was partially dug up in the 1770s when the new turnpike road was being built (Short 1984:3) and was also recorded in section during a watching brief in Church Road in 1996 (Harris 2005b:11).

There are few Roman farms on the Weald, possibly due to poor soils, woodland or the existence of an Imperial estate controlling the ironworks. It is also possible that the Weald has not seen much archaeological attention, and more sites await discovery. Nonetheless, a settlement is inferred by the discovery of a Roman bath in the grounds of Clayton Manor in the 19<sup>th</sup> century (Matthews 1989:xii). Further Romano-British settlement is suggested north east of End Farm, Ditchling where pottery and 2<sup>nd</sup>-3<sup>rd</sup> century coins were found whilst ploughing (Harris 2005a:12) and between Hope and Ote Hall Farms where pottery fragments were found on the same site that produced prehistoric flints (see Section 3.2.1). More significant settlement evidence was discovered at Innovation Drive in 1996 where a possible corn-drying oven, two ditches, six hearths, and two pits were revealed. Small-scale iron working took place here as was evidenced by the iron slag. The site was occupied from the 1st to 4th century AD (Harris 2005b: 11).

Only one Romano-British find has been recorded within 1km of Folders Farm. This was an unguentarium, a vessel often used for storing perfume, found at Pope's Farm, Ditchling Common, approximately 1km south east of Folders farm (MES 1294).

#### 3.2.4 *Saxon (c.450-1066)*

Until 1934 Folders Farm lay within the parish of Ditchling. Ditching was first recorded as *Dicelinga* in 765AD, which is the Old English for Dicel's people but may also refer to ditches, dykes or a park pale (Harris 2005a:13). The Ditchling estate was held by King Alfred the Great, and was bequeathed to a kinsman, Osferth, when he died in 900 (VCH online). The estate later reverted to the Crown and formed part of the demesne land of King Edward the Confessor. At that time it contained the only iron mine recorded in Domesday Sussex (*ibid*).

Archaeological evidence for Saxon settlement in Burgess Hill includes pottery fragments found at Maltings Farm and Innovation Drive from the early Saxon period onwards (Harris 2005b: 12).

#### 3.2.5 *Medieval (1066-1500)*

The Domesday Survey records that the estate had diminished from its 44 hides to 33 hides between the reign of King Edward and 1086, when the survey was compiled. It had a church, a mill, 130 acres of meadow and woodland for 80 pigs and was valued at £60 at that time (Williams & Martin 2002:63). Ditchling Estate was held by William de Warenne, who also held the neighbouring manors of Keymer and Clayton. The churches of all three manors were granted to Lewes Priory which was founded by de Warenne c.1093. Ditchling Park was emparked by 1216 (VCH online).

John de Warenne was granted a weekly Tuesday market in Ditchling 1312 and a 3-day fair centred on St Margaret's feast day (20<sup>th</sup> July) (VCH online). A

midsummer fair was held on St John's Commons in June from the 14<sup>th</sup> century (Matthews 1989:24).

The predominant feature of the local landscape in the medieval period was the commons, many of which were orientated north to south (Fig. 3). The land on which Folders Farm is located was part of Frekeburgh Common, a free chase (common land used for hunting) in the medieval period. It was clearly an ancient piece of common land as it crossed the parish boundary between Ditchling and Keymer. It had been part of the Saxon Royal Manor, but by 1415 so much had been sold off that only 200-250 acres of free chase was left (Warne 1985:137). Fragbarrow Farm (MES 8051), 400m south of Folders Farm, was an early medieval grant of land from the common. Frekborough Farm, approximately 600m NE of Folders Farm, was formerly known as Inholmes Farm; an inholme being an intake of new land for farming (*ibid*: 136, 138). This predominance of commonland is likely due to the fact that it lies on clay and was generally avoided in favour of lighter soils in earlier periods (*ibid*:127).

The most important common in the development of Burgess Hill is St John's, which lay northwest of the town centre. It had been known *inter alia* as Stottesforde Common until the early 18<sup>th</sup> century. The name suggests that there was a horse ford there (*stotte* being the Old English for horse). This was replaced by a bridge by the early 13<sup>th</sup> century, which was later known as St John Bridge (Warne 1985: 129-131). St John's Chapel is mentioned in a survey dated 1582 and is thought to have become Chapel Farm (*ibid*:132). The common, chapel and Clayton church are likely to have been named after the fair held on St John's Day until 1913 (*ibid*: 134).

The earliest record of the name Burgess Hill is from 1468, when a new inholme (later Yew Tree Farm) was granted on Frekeburgh Common, northwest of Burg Hill (*ibid*: 138). Amongst the few surviving medieval and early post-medieval buildings in Burgess Hill is Folders Gate Cottage (DWS 7046), which is located 200m east of Folders Farm. It was originally built as two cottages in the 17<sup>th</sup> century. Further afield is The Cottage, Pollards Farm (DWS 7377) and Hammonds House, both 16<sup>th</sup> century timber framed buildings.

### 3.2.6 *Post-Medieval (1500-1900)*

The importance of St John's Common to the post-medieval development is attested in the fact that it was mined for iron ore in 1588 and for clay to be used in brick and tile making from the late 16<sup>th</sup> onwards (Harris 2005b:14; Short 1984:4; Warne 1985:132). James Parker produced thousands of bricks and tiles here for Stanmer House, Brighton in 1725 and a windmill was built on the common in the 18<sup>th</sup> century (Short 1984:4; Warne 1985:132). Two brickworks were located within 1km of Folders Farm. MES 1315, which lay 950m east of Folders Farm, had become operational by 1749 but changed to pottery manufacture by 1820. This ceased by c.1870. Another brickworks (6232) is

shown to have been located approximately 1km northwest of Folders Farm on the 1874 Ordnance Survey map.

The beginnings of modern day settlement rather than exploitation at Burgess Hill can be traced back to the 1770s when the London to Brighton road was turnpiked and the Kings Head became a posting inn. St John's Congregational Chapel opened in 1829 and a shop and post office were established opposite the Kings Head (Short 1984:3-4).

Valebridge Common and the Keymer part of St John's Common were enclosed in 1828 and the railway, which had been planned since the 1820s, was built across Valebridge Common *c.* 1840 (Warne 1985: 129, 135). By the time the railway opened in 1841 there was a schoolmaster, carrier, wheelwright, shoemaker and butcher in the town (Short 1984:5). Many railway workers lodged with townspeople who had converted their cottages to temporary inns (Matthews 1989:116), and it is they who named the land east of Wivelsfield station World's End (Warne 1985:136).

The town continued to prosper in the 19<sup>th</sup> century. A new, purpose-built, National School, known as St John's Common School, opened in 1850. This was the first of a series of schools to be established in the second half of the 19<sup>th</sup> century (Harris 2005b:16). The gas company was established in 1866 and the water company four years later. The Burgess Hill Urban District was formed in 1879 and the sewage system was established the same year. (Short 1984:9).

The development of the town is most clearly seen in the population data. There had been roughly 800 living in Burgess Hill in 1841, but this figure had doubled by 1861. Thirty years later the number had increased to *c.*3,140. However, between 1891 and the start of World War 1 there was a relative decline in numbers and actual growth of the town (Harris 2005b:15).

This is also illustrated in the growth and subsequent decline of the brick and tile industry. Sampson Copstake purchased Cant's Farm and Inholmes Farm in 1875 and established the Keymer brickworks with its own railway sidings. The number of people employed in brickmaking rose from 69 in 1851 to 214 in 1881. However, the downturn began with the closure of Gravetts brickyard in 1909 (Harris 2005b:14).

A Grade II listed building of this period is The Well Cottage, Wellhouse Lane (MES 7119), which is located approximately 950m southwest of Folders Farm. It is a 17<sup>th</sup> century timber framed building that was formerly Wellhouse Farm.

### 3.2.7 *Modern (1900-present)*

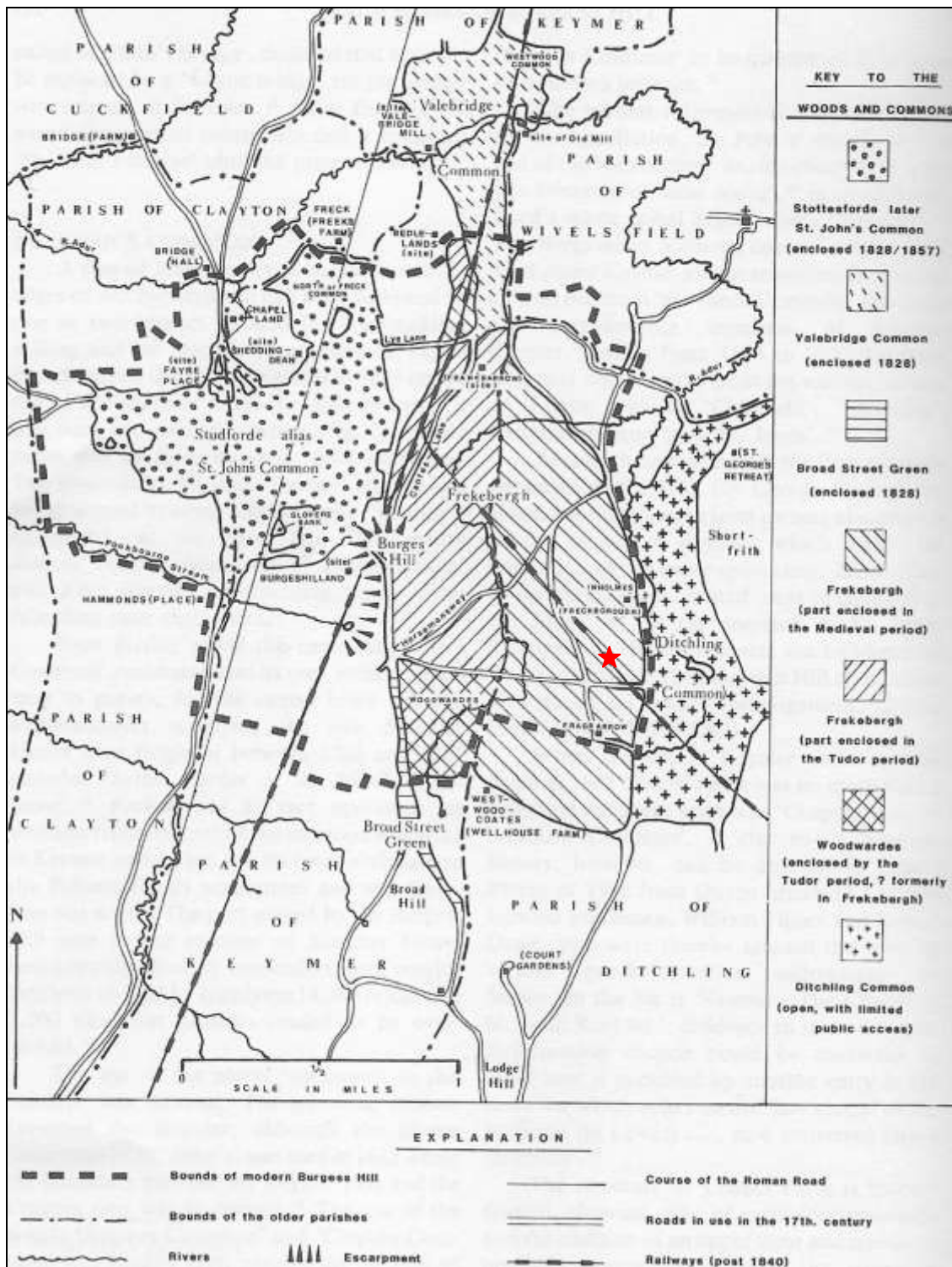
The economic basis of Burgess Hill, which had clearly been the brickworks, continued to decline in the 20<sup>th</sup> century. The brickfield to the west of Freek's Lane closed *c.*1915 and Norman's brickworks closed in the early 1930s. St John's Original Brickyard (also known as Burgess Hill Pottery Works, and

William Meeds and Son) closed in 1940. The only survivor is the former Keymer Brick and Tile Company, which now produces hand made tiles (Harris 2005b: 16).

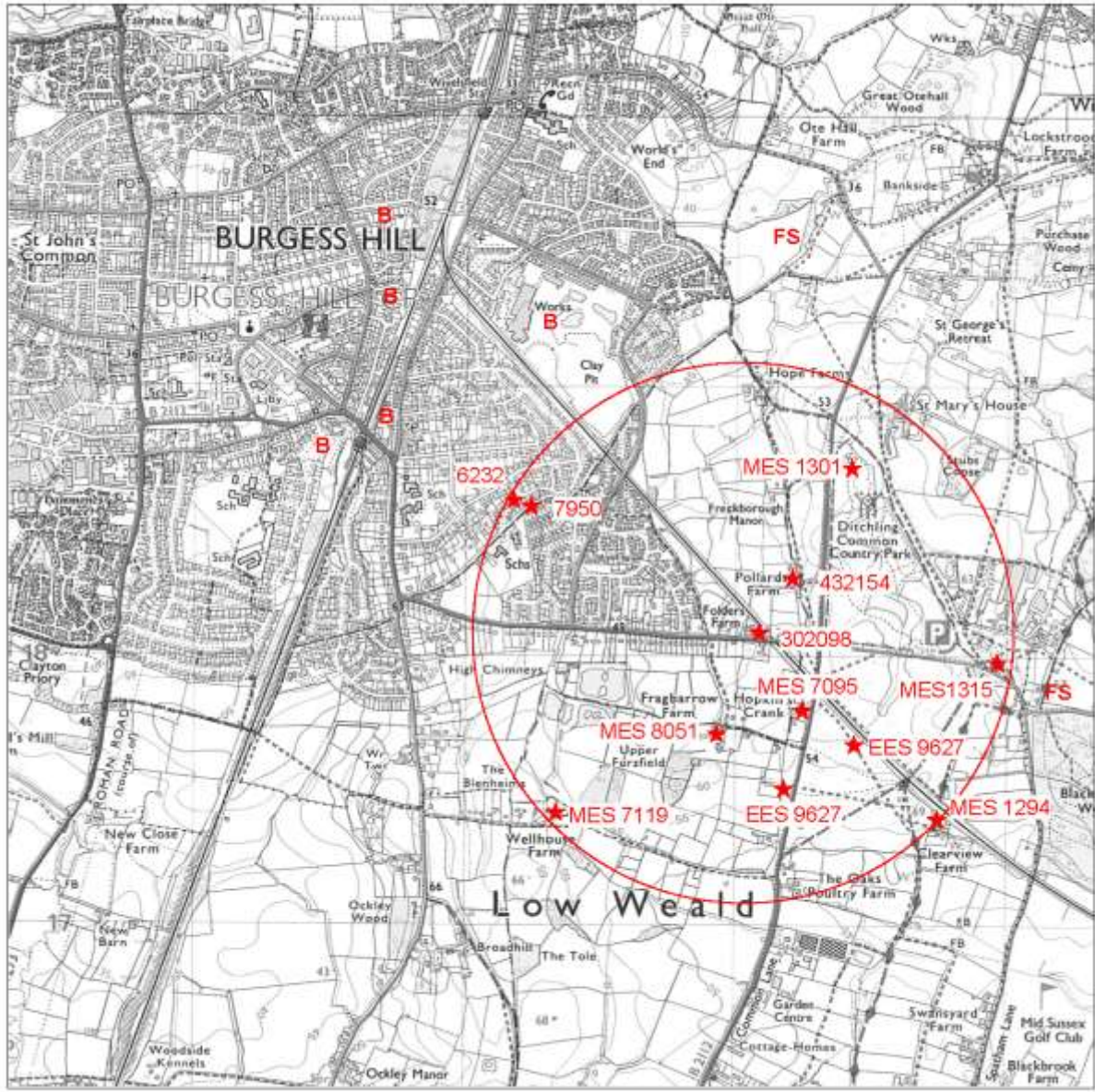
The Guild of St Joseph's and St Dominic's was founded in the 1920s by Eric Gill, Douglas Pepler, Joseph Cribb and Desmond Chute. It was religious community for those who were involved in various crafts ([ericgill.org.uk](http://ericgill.org.uk); VCH online). The workshops were built on the opposite side of Folders Lane from the farm (Figs 11-12).

The house in which Eric Gill lived between 1917 and 1924, Hopkin's Crank, (MES 7095, DES 1676) is a Grade II listed early 19<sup>th</sup> century building. His workshop lay to the rear of the house and further workshops, now known as Little Crank and Crank's Barn were added later on.





**Figure 3:** Distribution of commons and woods. Site location shown by red star  
(Copyright Warne 1985).



**B** Brickworks

**FS** Flint scatter

**Figure 4:** Archaeological sites in the West Sussex & East Sussex HER.

### 3.3 ***The Known Archaeology & History of the Site***

Folders Farm, which was in the parish of Ditchling until 1934, was carved out of Frekebugh Common by the late 16<sup>th</sup> century. A document dated 1593-4 mentions the lands and tenements called Folders, which was enfeoffed to Thomas Goodman on his marriage to Mary Porter (SAS FA 929). Matthews observes that there was no farmhouse at Folders when it was first mentioned in the court records in 1723. Folders then consisted of 36 acres with an annual rent of 18d and subject to heriot (a form of death duty) of the best beast (undated:129). It was part of Moores Inholmes Farm and the present farmhouse was on Pollards Inholmes Farm (*ibid*). A Grade II listed timber-framed house called The Cottage at Pollards Farm (432154) is located approximately 200m northeast of Folders Farm.

In 1765 a barn and 36 acres at Folders were leased to John Steele for 1 year by John Marten who died in 1780 and was succeeded by his nephew Peter Wood. He sold Folders to Nathaniel Welch in 1798 and it had descended to his first wife's children by 1800. It is at this time that a message is first recorded along with a garden and an orchard.

According to the Tithe Award, drawn up in 1839, Folders Farm was owned by John Wood and occupied by Ellis Isaac, who also farmed four field belonging to John Randall. At this time Folders Farm comprised 33¼ acres in seven fields with the farmhouse, yards and ½ acre adjoining plot.

In 1907 a barn, store, hovel, courtyard and rickyard belonging to Folders and lying in the field to the west of the farmhouse and barn were put up for auction by Drawbridge and Ansell. Described as being freehold of the manor of Ditchling and subject to a heriot of the best beast and an annual rent of 1s 6d, it was tenanted by Samuel and Frederick Grover.

### 3.4 ***Cartographic Evidence***

Budgen's map of 1724 gives a flavour of the landscape at the time, but the detail is lacking and Folders Farm is not identifiable (Fig. 5).

Although the scale is too small to show them in any detail, the 1813 Ordnance Survey Map does depict Folders Farmhouse and barn, and the building in the adjacent field to the west (Fig. 6).

The earliest map to show the farm buildings in any detail is the Tithe Map drawn up in 1843 (Fig. 7). The L-shaped farmhouse depicted here is clearly the pre-cursor of the present one and it lay immediately south of the barn. The barn is shown as having an additional wing to the north east.

The 1874 Ordnance Survey map (Fig. 8) shows that the northern extension had been replaced by an extension to the south.

Between 1874 and 1897 the earlier farmhouse was replaced (Figs 8-9) but the barn remained the same until some time between 1910 and 1955 (Figs 10-11) when the southern extension was demolished.

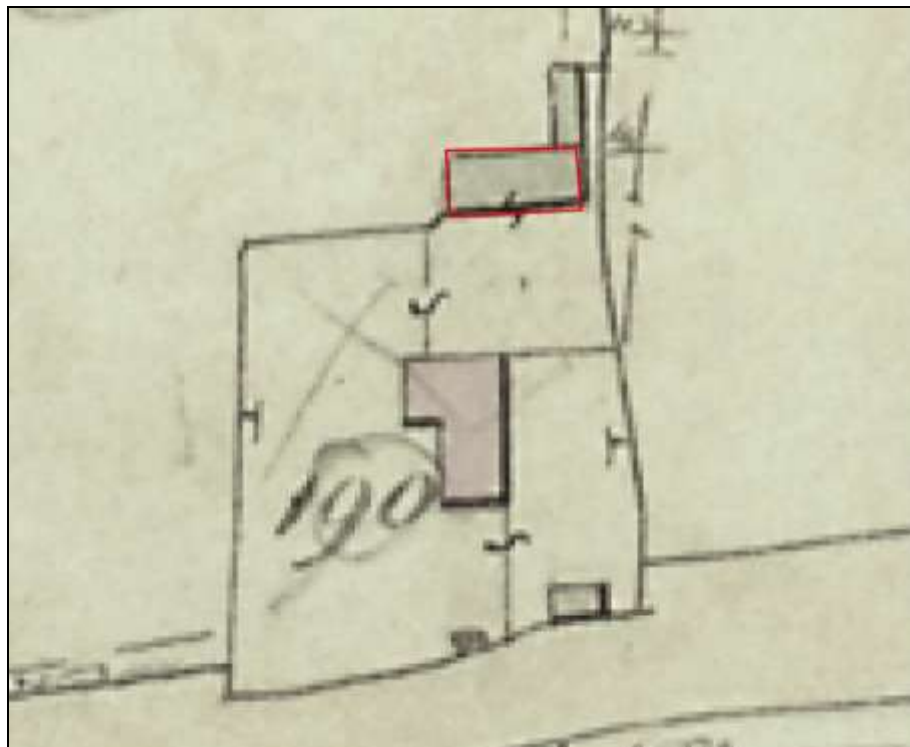
The 1971 Ordnance Survey map shows no change to the farmhouse and barn (Fig. 12). The present extension to the north of the barn therefore post-dates the early 1970s.



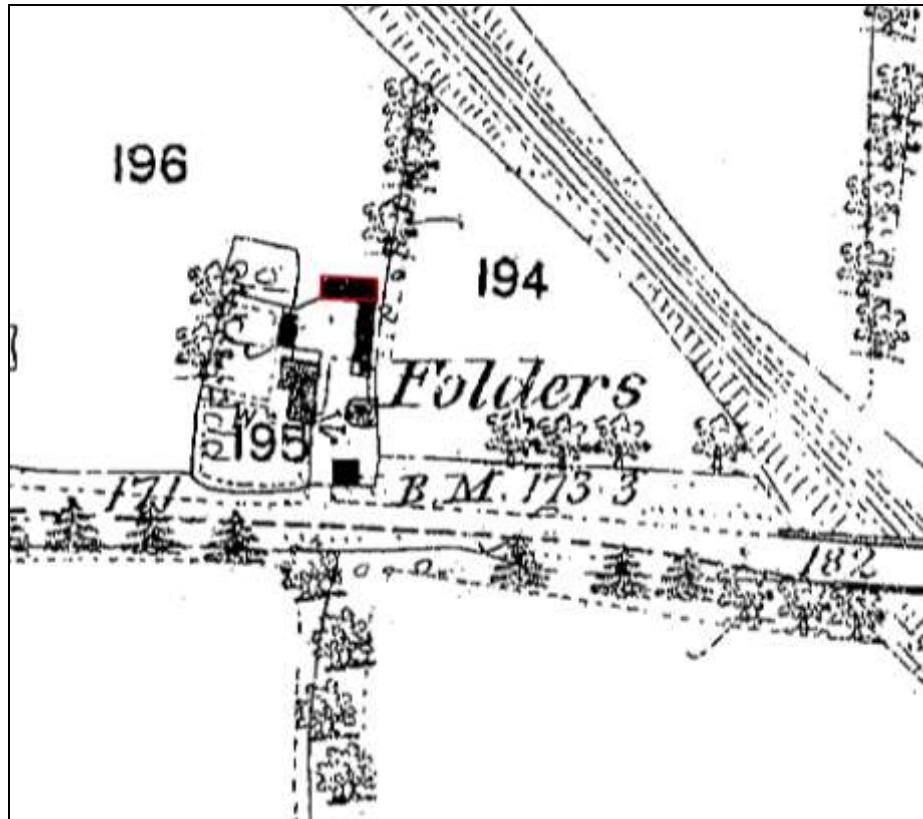
**Figure 5:** Budgen's 1724 map showing approximate location of Folders Farm  
(not to scale)



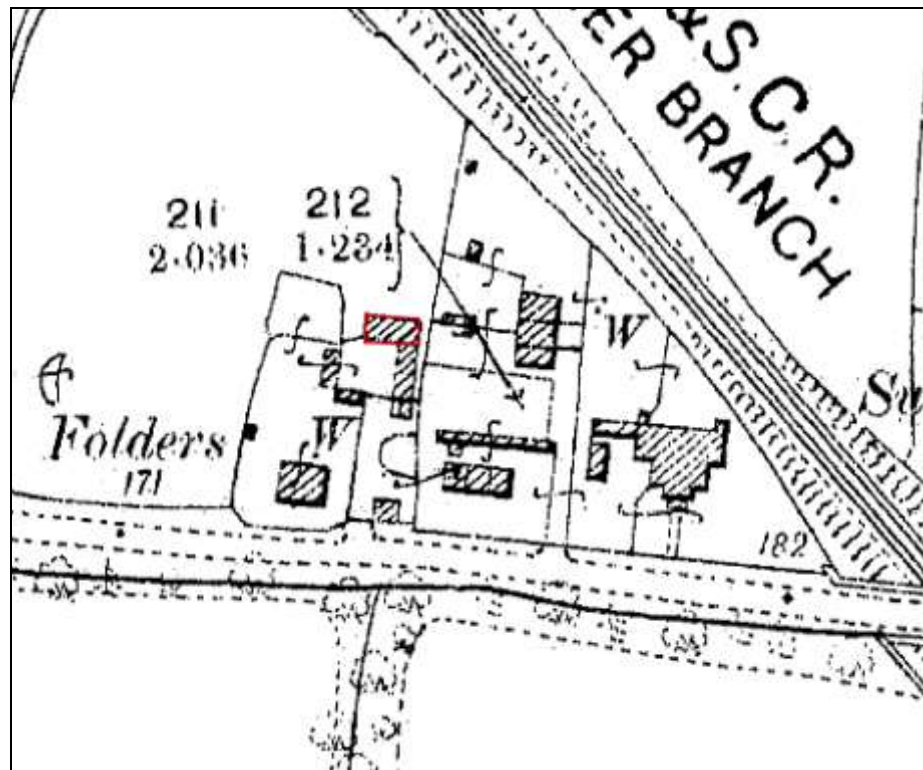
**Figure 6:** Extract from the 1813 Ordnance Survey Map (*not to scale*)



**Figure 7:** Tithe Map (*not to scale*)



**Figure 8:** Extract from the 1874 Ordnance Survey map (scale: c.12½in to 1 mile)



**Figure 9:** Extract from the 1897 Ordnance Survey Map (scale: c.12½in to 1 mile)

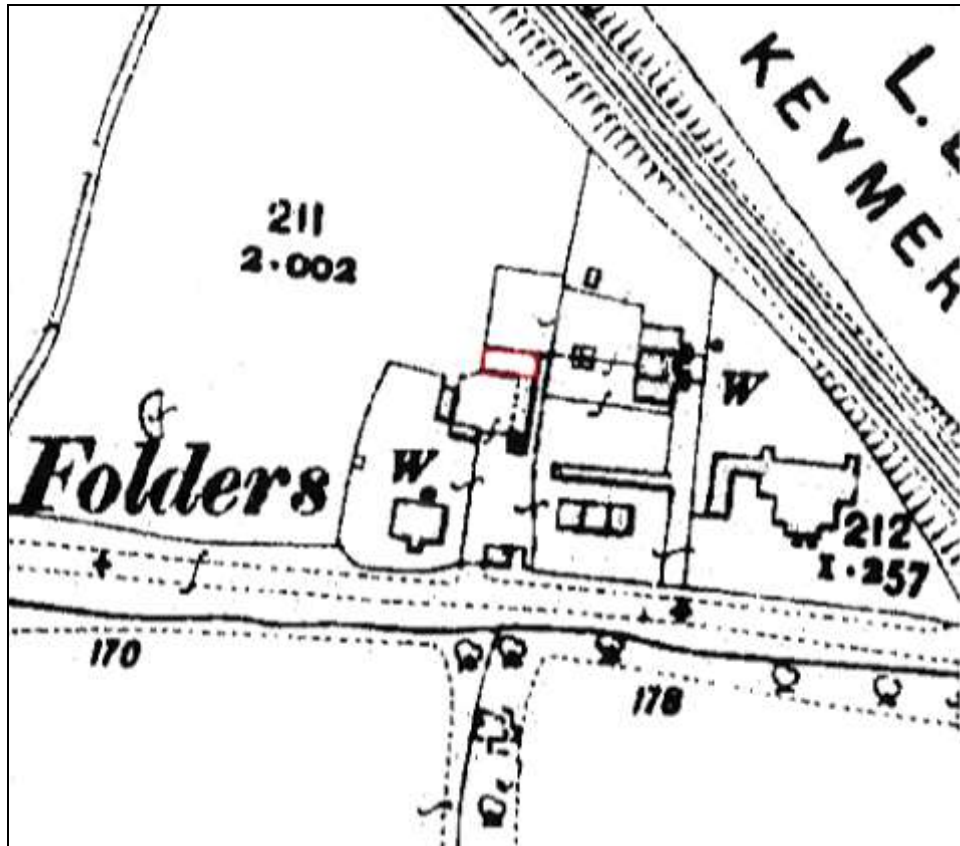


Figure 10: Extract from the 1910 Ordnance Survey Map (scale: c.12½in to 1 mile)

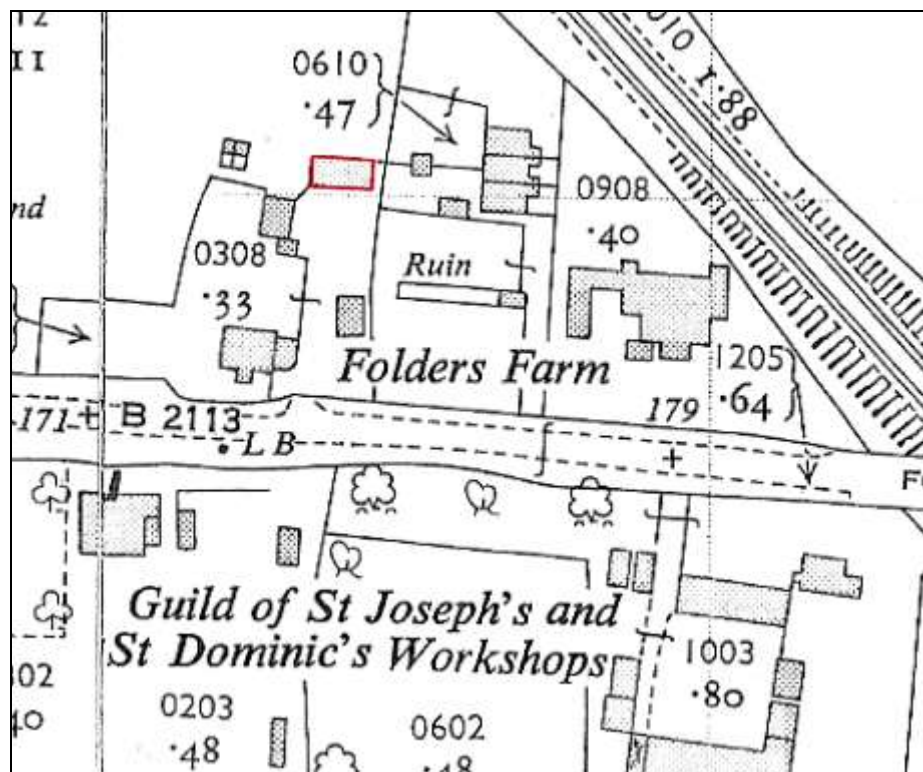
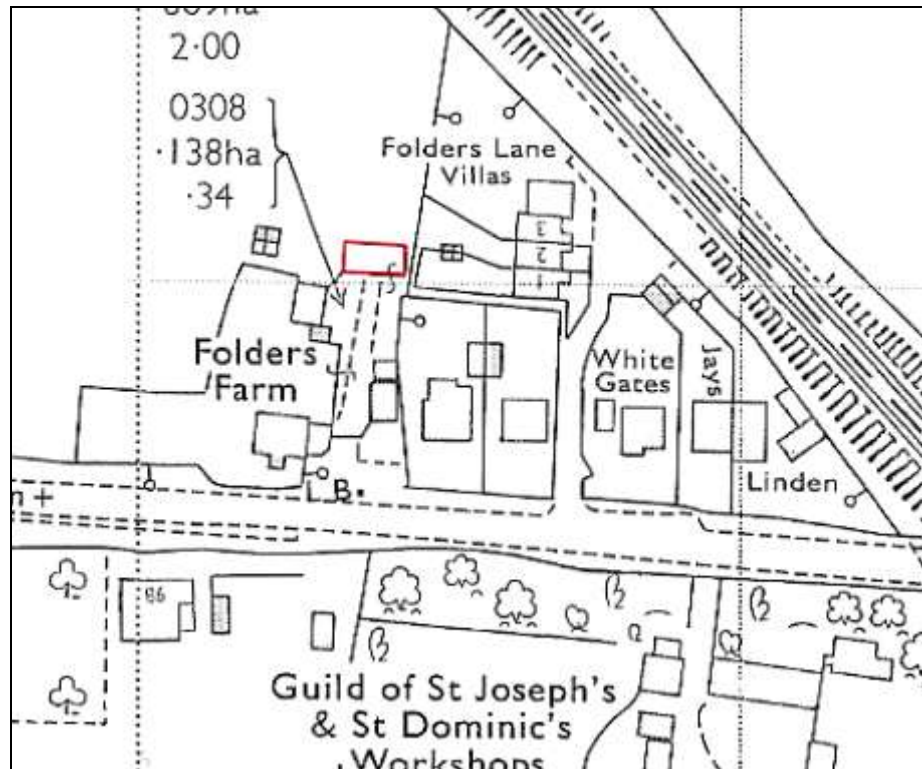


Figure 11: Extract from the 1955 Ordnance Survey Map (scale 1:1250)



**Figure 12:** Extract from the 1971 Ordnance Survey Map (scale 1:1250)



## 4 Description

### 4.1 General

The barn is a single storey, 3-bay timber framed structure under a clay tiled roof with a modern extension to the north. The timber barn measures approximately 11 x 5m and reaches a height of 5.85m. The bays are numbered from west to east. The modern addition measures approximately 11 x 7m and is a timber and steel framed building under a corrugated metal roof.

### 4.2 Timber barn

The timber frame, which has primary bracing above the midrail, rests on a brick supporting dwarf wall (see Section 4.4).

The timber frame appears to be largely oak with some elm, and the weatherboarding is of softwood. The sill beams and major timbers in the frames are chamfered with a run out stop at every end. There is a counterbladed scarf joint in the northern and southern wallplates immediately adjacent to the central trusses. No other scarf joints and no masons' marks were observed. The jowlposts are curved and those in the north wall have square headed bolts above the brace. All the braces are straight. All the major timbers are pegged. There are no re-used timbers in the main build, which would suggest that this is a purpose-built structure.

Although many are waney edged, the studs are largely machine cut. They are between 6 and 8.5cm wide (2¼ and 3¼in respectively) at 40-50cm centres (15-19in). The timbers in the eastern two bays have been whitened.

The roof consists of purlins that are not in-line, and a collar. The floor in the southern part of Bay 1 is covered with corrugated sheet. There is a dirt floor to the north of the partition. The floor in Bays 2 and 3 is brick and concrete.

A mezzanine floor has been added at both ends of the barn. That in Bay 1 is supported by 5cm<sup>2</sup> (2 x 2in) timbers nailed to the studs in the north and south walls and a 10cm<sup>2</sup> beam running east to west in the centre of the bay. This beam rests on a frame that has also been used to sub-divide the bay. This partition has a gate at the eastern end but is now open at the western end. The rafters beneath the mezzanine floor in Bay 3 measure 14 x 5cm and rest on the mid rail.

Bay 2 has an opening in the south wall and the pintles for the double doors are still *in situ*. The bolts on the inside of the pintles are also square headed. There is no supporting dwarf wall to the north of Bay 2 and the studs are not braced. This suggests that this was formerly open to allow carts with full loads into the building. There is now a small opening in the north wall to the modern extension.

### 4.3 Modern extension

This has timber and metal framing with corrugated metal walls and roof. There is a large opening in the west wall where the gate once was. There is a fairly large open area in the centre with animal pens along the east wall and a walkway along the south

wall. It has a concrete floor, breezeblock walls to the pens and along the base of the west elevation.

#### **4.4 *Supporting dwarf wall***

Two test pits measuring approximately 1 x 0.5m were excavated along the south and west walls to examine the brick work. The bricks measure approximately 23 x 11 x 7cm (9 x 4½ x 2¾ in) and are set in lime mortar in alternate header and stretcher courses.

The test pit along the south wall revealed five courses of brickwork below ground level, reaching a depth of *c.*42cm. The yard surface was seen to consist of 10cm of concrete over the natural grey-green clay. The west wall was four courses or *c.*28cm deep. The 10cm deep concrete yard surface lay over a 20cm layer of brick rubble, which in turn lay over the natural clay.



**Plate 1:** South elevation



**Plate 2:** West elevation



**Plate 3:** North elevation



**Plate 4:** Bay 1: west wall



**Plate 5:** Bay 1: south wall



**Plate 6:** Bay 1: north wall



**Plate 7:** Bay 1: sub-division



**Plate 8:** Bay 1: west wall above mezzanine floor



**Plate 8:** Bay 1: south wall above mezzanine floor



**Plate 10:** Bay 1: north wall above mezzanine floor



**Plate 11:** Bay 2: north wall



**Plate 12:** Bay 2: south wall showing jowlpost detail



**Plate 13:** Bay 3: east wall



**Plate 14:** Bay 3: north wall



**Plate 15:** Bay 3: south wall



**Plate 16:** Bay 3: east wall above mezzanine floor



**Plate 17:** Bay 3: northeast corner



**Plate 18:** Eastern truss



**Plate 19:** East wall showing chamfer detail



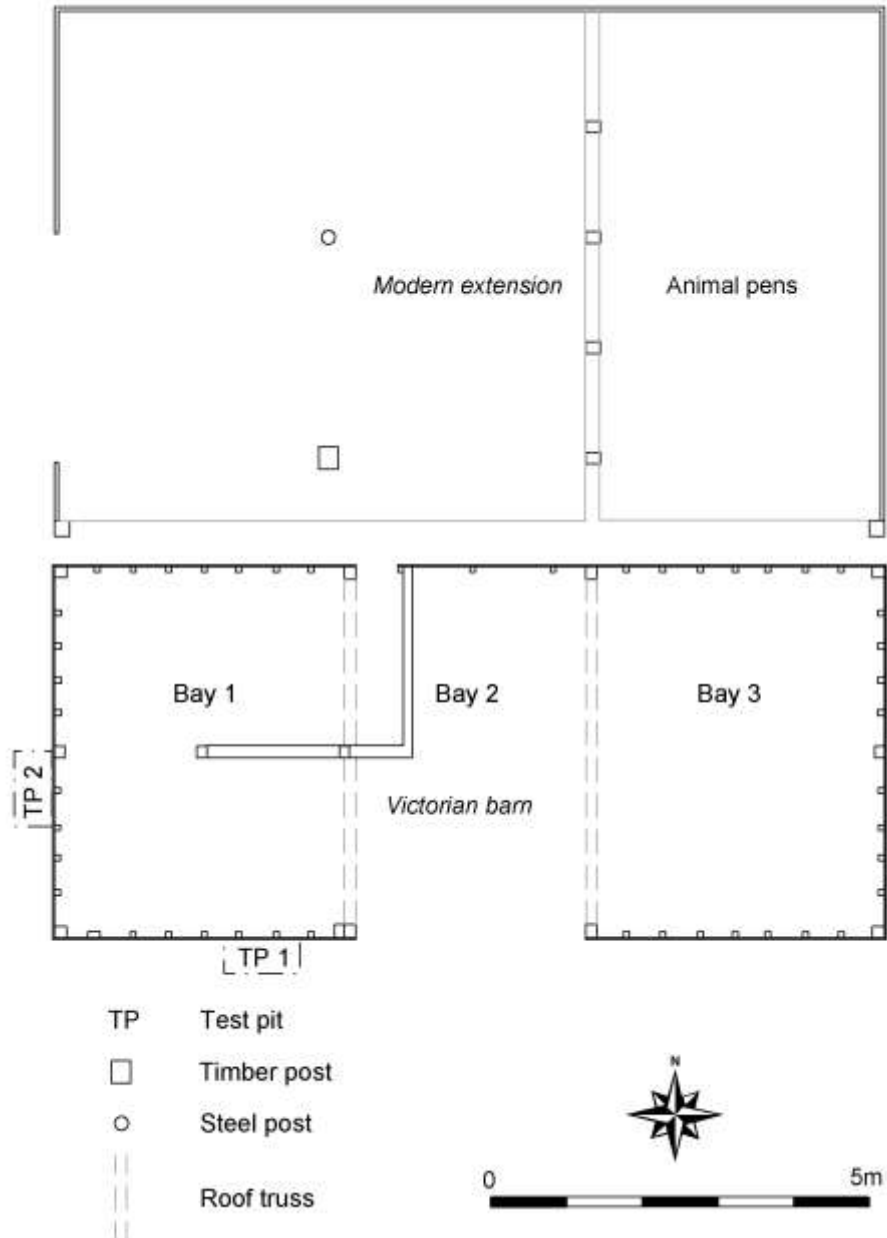
**Plate 20:** Counterbladed scarf joint in north wall



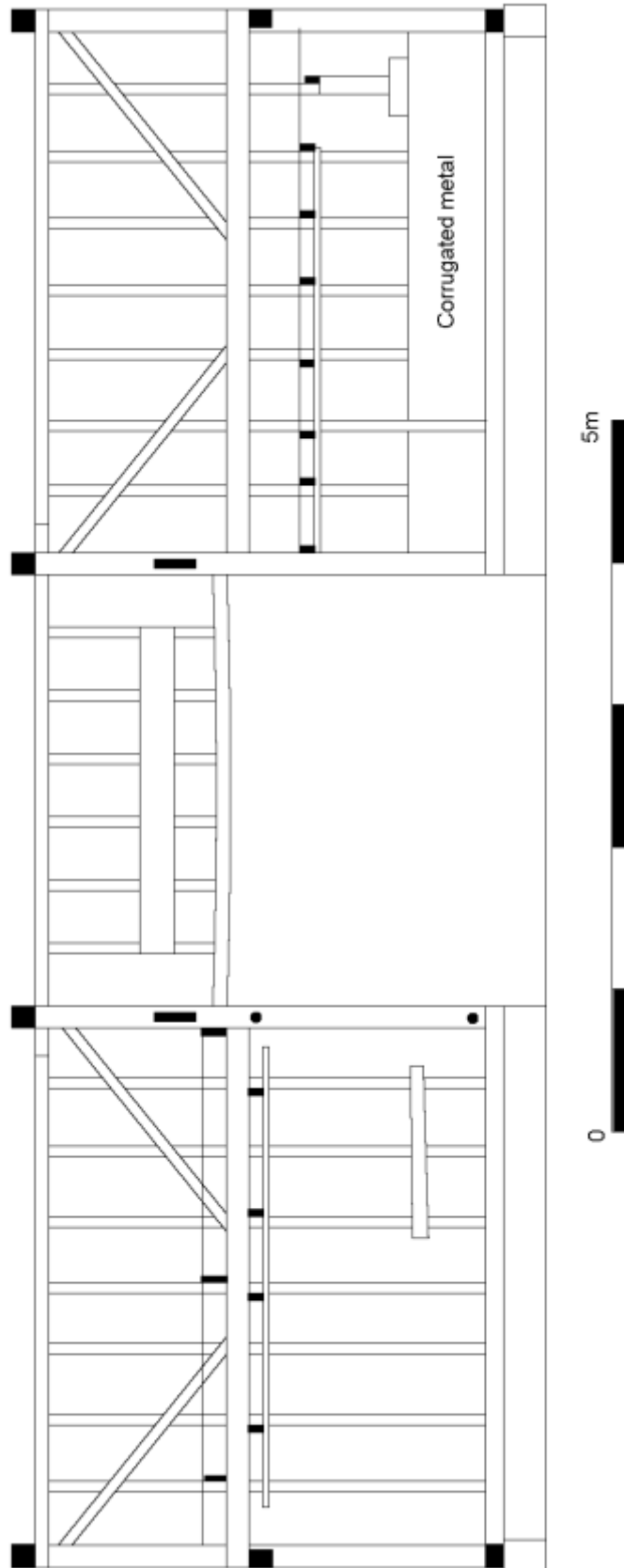
**Plate 21:** Interior of modern addition looking east



**Plate 22:** Interior of modern addition looking southeast

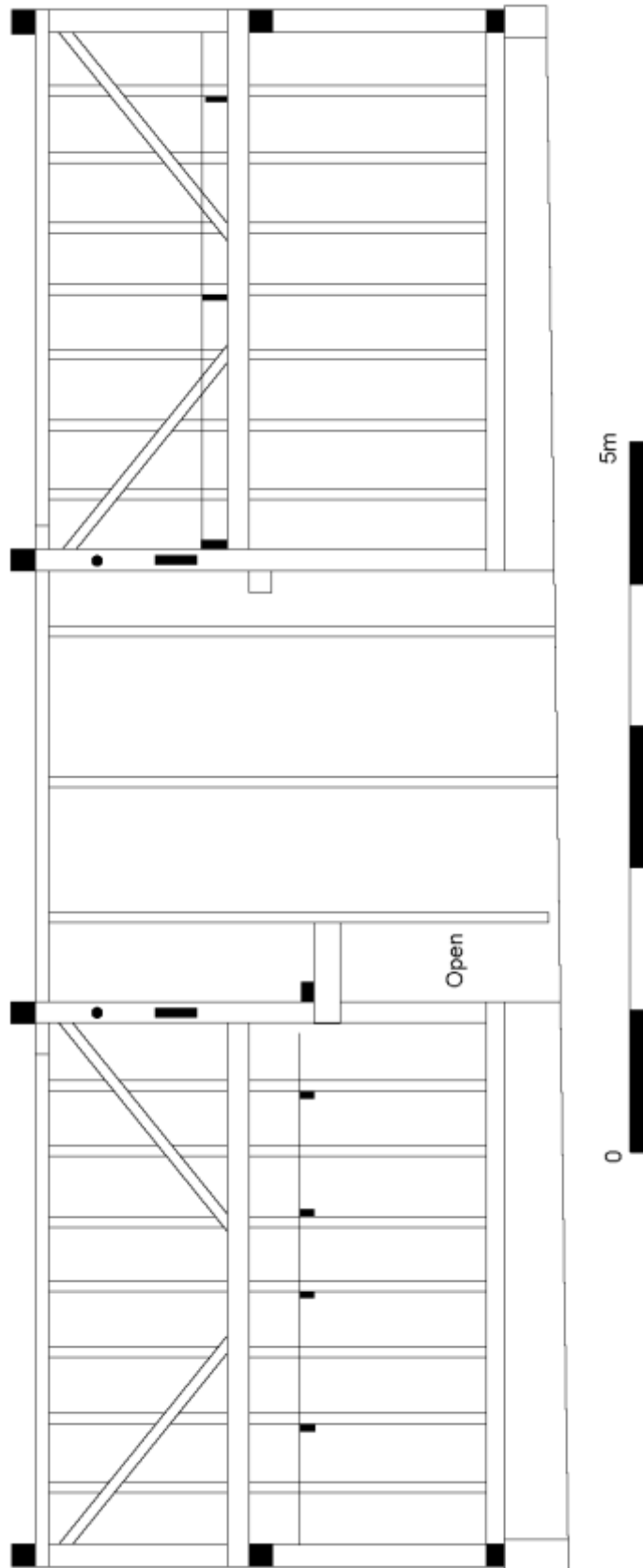


**Figure 13:** Groundplan (scale 1:50)  
(Based on plans provided by Omega Partnership Ltd)

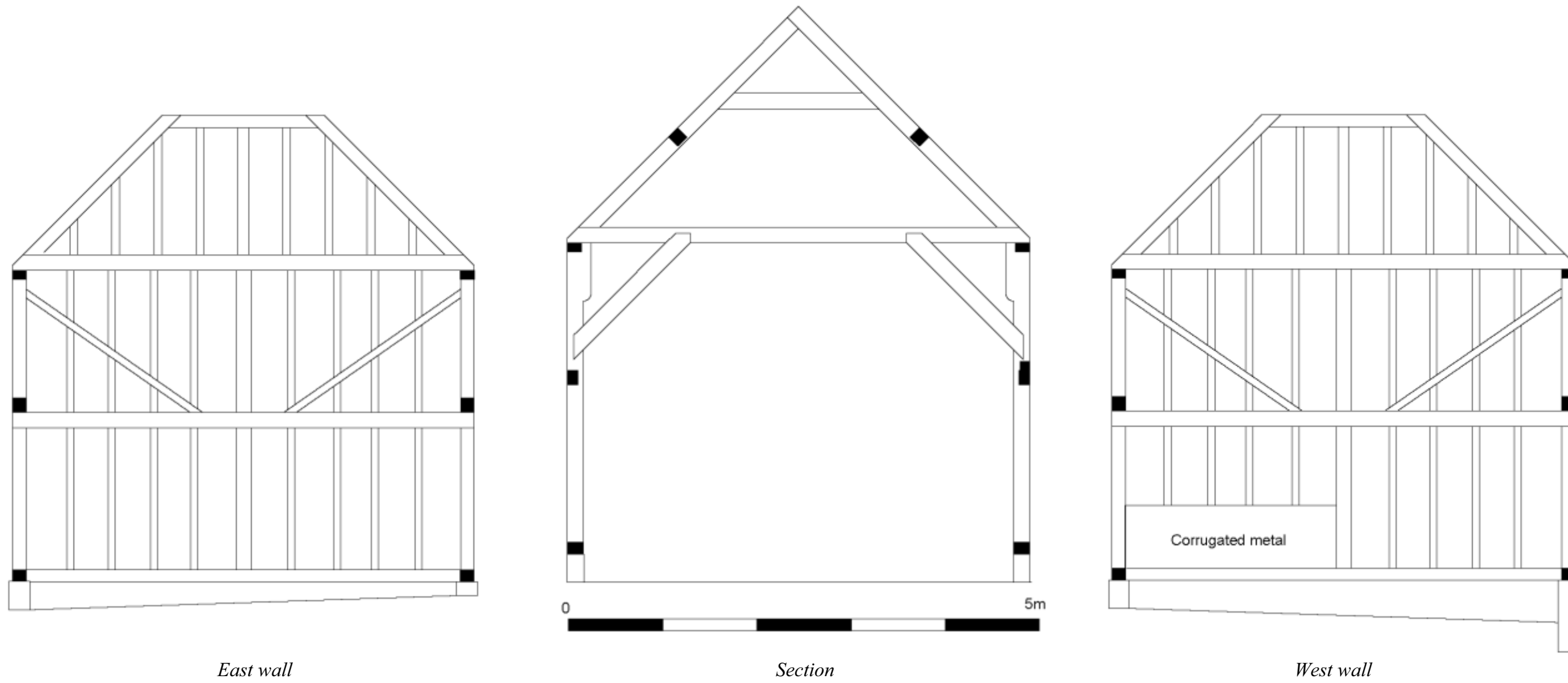


**Figure 14: South wall (scale 1:50)**  
(Based on plans provided by Omega Partnership Ltd)





**Figure 15:** North wall (scale 1:50)  
(Based on plans provided by Omega Partnership Ltd)



**Figure 16:** Gable ends and section (scale 1:50)  
(Based on plans provided by Omega Partnership Ltd)

## **5 Conclusions**

- 5.1 The land on which Folders Farm is located was part of a Saxon royal estate that belonged to King Alfred the Great in the 9<sup>th</sup> century. It was used for grazing cattle in the 11<sup>th</sup> century and became free chase known as Frekeburgh Common sometime thereafter.
- 5.2 Parts of the common were given over to farming from the 13<sup>th</sup> century, and Folders Farm appears to have been part of such a grant as it is recorded as being part of Moores and Pollards Inholmes. The earliest record for the land belonging to Folders is late 16<sup>th</sup> century, but a farmhouse is not documented on the site before c.1800. That this was not the present farmhouse is clear from the early maps. The present farmhouse was built between 1874 and 1897, but the barn is clearly shown on the Tithe Map of 1843.
- 5.3 The structural evidence suggests that the barn dates from the early 19<sup>th</sup> century. It appears that it was purpose built as there are no empty mortices or re-used timbers. The large opening in the north wall is indicative of a threshing barn, with the full loads being brought in by cart via the north door and exiting by the south door, which is not so high. The size of the barn in relation to the farmhouse and other outbuildings suggest that Folders Farm was more reliant on livestock than arable farming.
- 5.4 The mezzanine floors appear to have been added in the second half of the 20<sup>th</sup> century, as was the northern extension. Neither add to the ambience or interest of the barn.
- 5.5 The barn has undergone little alteration other than the additions mentioned above. The superstructure is therefore much as when first built. The chamfering on the principal beams is an uncommon but pleasing touch for a barn. The whole scale rebuilding of the farm suggest a change of ownership in the later 19<sup>th</sup> century and the injection of a great deal of money into the concern. The buildings were not erected according to the principles of a late Victorian model farm; instead the field to the east of the farmhouse was subdivided to form what appear to be separate units. They were sold off in the third quarter of the 20<sup>th</sup> century to form private dwellings.
- 5.6 The present barn is therefore a fairly late addition to a landscape that had been little settled over the centuries. It is a pleasing example of its type and one of the last surviving buildings belonging to this historical farm.

## **6 Acknowledgements**

The project was commissioned by Crest Nicholson (South) Ltd. The writer is grateful to Kim Webster for her assistance. Thanks are also due to the staff of the West and East Sussex Record Offices and West Sussex Environment and Heritage Team and East Sussex Environment Group for their help in the background research.

The project was managed for ASC by Karin Semmelmann MA MIFA. Fieldwork was carried out by Karin Semmelmann and Bob Zeepvat. The report was prepared by Karin Semmelmann, and edited by Bob Zeepvat.

## **7 Archive**

7.1 The project archive will comprise:

1. Report
2. Historical & Survey notes
3. Architect's survey drawings
4. List of photographs
5. B/W prints
6. B/W negatives
7. CDROM with copies of all digital files.

7.2 The archive will be deposited with West Sussex County Record Office.

## 8 References

### **Standards & Specifications**

- EH 2006 *Understanding Historic Buildings: a guide to good recording practice*. London: English Heritage
- IFA 2000a Institute for Archaeologists' *Code of Conduct*.
- IFA 2000b Institute for Archaeologists' *Code of Approved Practice for the Regulation of Contractual Arrangements in Field Archaeology*.
- IFA 2001 Institute for Archaeologists' *Standards & Guidance documents (Desk-Based Assessments, Investigation and Recording of Standing Buildings)*.

### **Books and Historical Sources:**

- Bedwin, O. 1978 Iron Age Sussex- the Downs and the Coastal Plain in Drewett, P.L. (ed) *Archaeology in Sussex to AD 1500* BAR Res Rep 29, 41-51
- Brandon, P. 1974 *The Sussex Landscape* London: Hodder & Stoughton
- Hamilton, S. & Gregory, K. 2000 Updating the Sussex Iron Age *Sussex Archaeological Collections* 138, 57-74
- Harris, R. 2005a *Ditchling Historic Character Assessment Report* Sussex Extensive Urban Survey
- Harris, R. 2005b *Burgess Hill Historic Character Assessment Report* Sussex Extensive Urban Survey
- Leslie, K. 2008 *Sussex: tales of the unexpected* West Sussex County Council
- Leslie, K. & Short, B. 1999 *An Historical Atlas of Sussex* Chichester:Phillimore
- Matthews, H. 1989 *Burgess Hill* Chichester:Phillimore
- Place Archaeological Consultants 2009 *7.0 Archaeology: Land East of Kings Way, Burgess Hill*
- Rudling, D. R. 1983. Trial excavations at Ditchling Beacon, East Sussex, 1983, *SAC* 123, 251-4.
- Short, A. (ed) 1984 *A very Improving Neighbourhood: Burgess Hill 1840-1914* Uni. Of Sussex Centre for Continuing Education
- Warne, H.M. 1985 The Place Names and Early Topography of Burgess Hill *Sussex Archaeological Collections* 123, 127-43
- Williams, A. & Martin, G.H. 2002 *Domesday Book* London:Penguin

### **Websites**

- Victoria County History 1940 'Parishes: Clayton', *A History of the County of Sussex: Volume 7: The rape of Lewes*, pp. 140-144.
- URL: [http://www.british-history.ac.uk/report.aspx?compid=56938&strquery=clayton sussex](http://www.british-history.ac.uk/report.aspx?compid=56938&strquery=clayton%20sussex)
- Victoria County History 1940 'Parishes: Ditchling', *A History of the County of Sussex: Volume 7: The rape of Lewes*, pp. 102-109.

URL: <http://www.british-history.ac.uk/report.aspx?compid=56929&strquery=ditchling>

Victoria County History 1940 'Parishes: Keymer', *A History of the County of Sussex: Volume 7: The rape of Lewes*, pp. 179-181.

URL: <http://www.british-history.ac.uk/report.aspx?compid=56943&strquery=keymer>

The Eric Gill Society URL: <http://www.ericgill.org.uk/guild/the-guild-of-st-joseph-and-st-dominic-1920-1989>

### ***Documents from West Sussex County Record Office (WSRO)***

Matthews, H. *Burgess Hill Some Historic Sites*

MP 3865

Attested Copy of Lease for a year **SAS-EG/378** 28 May 1800

Attested Copy of Release in fee **SAS-EG/379** 29 May 1800

Extract from the Will of Ann Fox, wife of Stephen Fox of Cranbrook, Kent, gent **SAS-EG/380** 2 Apr 1802

Attested Copy of Release (following Lease for a year) **SAS-EG/381** 24 Dec 1804

Mortgage **SAS-EG/382** 24 Dec 1804

Lease for a year **SAS-EG/383** 25 Jan 1805

Release **SAS-EG/384** 26 Jan 1805

Lease for a year **SAS-EG/385** 11 Jan 1813

Release **SAS-EG/386** 12 Jan 1813

Fine **SAS-EG/387** 1813

Certified Extract **SAS-EG/388** 7 Nov 1850

Deed of Covenant **SAS-EG/389** 2 Feb 1855

Certificate of Acknowledgement by Jane Woolverton of the Conveyance to the said Wm. John Crichton **SAS-EG/390** 2 Feb 1855

Settlement of Lands, tenements, etc in Dychenyngge called Folders **SAS-FA/929** 4 Jan 1593-4

Attested Copy of Lease for a year **SAS-FB/515** 18<sup>th</sup> March 1765

Attested copy of Release in fee **SAS-FB/516** 19<sup>th</sup> March 1765

Attested copy of Release in fee **SAS-FB/517** 25<sup>th</sup> September 1798

Mortgage of demise **SAS-FB/518** 29<sup>th</sup> October 1790

Attested copy of Lease for a year **SAS-FB/519** 28<sup>th</sup> May 1800

Attested copy of Release in fee **SAS-FB/520** 29<sup>th</sup> May 1800

Mortgage by John Burton **SAS-FB/521** 31<sup>st</sup> January 1817

Attested copy of Lease for a year **SAS-FB/522** 13<sup>th</sup> October 1819

Attested copy of Release in fee **SAS-FB/523** 14<sup>th</sup> October 1819

Attested copy of Lease for a year **SAS-FB/524** 3<sup>rd</sup> November 1819

Attested copy of Release in fee **SAS-FB/525** 4<sup>th</sup> November 1819

### ***Maps***

Richard Budgen's Map 1724

WSRO PM 249

Ordnance Survey Map 1813

PM 249p20

Tithe Map (1843)

ESRO TD/E 103

1874 Ordnance Survey Map

XXXIX.10

1897 Ordnance Survey Map

XXXIX.10

1910 Ordnance Survey Map

XXXIX.10

*Folders Farm Barn, Folders Lane, Burgess Hill  
1147/BHF*

*Historic Building Recording &  
Desk-Based Assessment*

1955 Ordnance Survey Map  
1971 Ordnance Survey Map

TQ 3218-3318  
TQ 3218-3318

## Appendix 1: ASC Historic Building Recording Method Statement

### *Aims*

- To compile a detailed record of the structure(s) concerned, prior to refurbishment, conversion or demolition
- To ascertain the structural history and development of the building, within its local context
- To provide sufficient information on the historic and architectural significance of the building to inform proposals relating to its refurbishment / conversion.

### *Standards*

The work will conform to the relevant sections of the Institute for Archaeologists' *Standard & Guidance Notes* (2001) and *Code of Conduct* (2000), to current English Heritage guidelines (EH 1991; EH 2006), and to the relevant sections of ASC's own *Operations Manual*.

### *Methods*

- A programme of historical research, using all readily available sources (eg. Sites & Monuments Record, County Record Office, local libraries, planning records)
- A survey of the building normally to RCHME Level 2 or 3 (details attached).
- Preparation of a report, based on the results of the above.

Historic building recording involves the preparation of a detailed record and interpretation of a standing building and its fixtures and fittings, by a combination of historical research, written description, measured survey and photography. As such, it is essential that the survey team is given unrestricted access to the structure being recorded, subject to current health and safety requirements and site security.

### *Historical Research*

Background historical research will follow current IFA standards and guidelines for desk-based assessment (IFA 2001). All sources consulted will be listed in the final report.

### *Written Description*

The written description will be prepared from detailed notes and sketches taken on site, using the appropriate ASC *Historic Building Record Sheet*. This information will be augmented if necessary by a study of the drawings and photographs. Depending on the nature of the building, the written description will be presented in a logical and consistent format (e.g. overall structure: external details, roof and walls: internal layout: internal description by room), supported by relevant drawings and photographs.

### *Measured Survey*

Measured surveys will normally be carried out using tapes or LDM (laser distance measurement) for vertical and horizontal measurement throughout. A surveyor's level or Total Station EDM may be used to establish floor levels. Where appropriate, reference



may be made to available architects' or engineers' drawings, either on paper or in an appropriate CAD format. Plastic film will be used for all site drawings. Scales used will be appropriate to the size and complexity of the structures or features being recorded: generally 1:50 or 1:100 for floor plans, 1:20 or 1:50 for elevations and sections, and 1:20 or 1:10 for architectural details, plant and machinery, etc.

### ***Photographic Survey***

The primary photographic record will normally be compiled in 35mm black & white print format, supplemented by 35mm digital photography. Medium format (60 × 45mm) black-and-white photography may be used for more detailed recording. A photographic register will be maintained on ASC's *Photographic Record Sheet*, fully cross-referenced. Digital photographs may be used to illustrate the report. Metric scales will be used in photographs where appropriate. Photography will employ natural light wherever possible, but artificial light, flash or floodlighting will be used where necessary. Other techniques, such as video photography, may be used where appropriate.

### ***Reporting***

Upon completion of the field stages of the project, an initial report on the results obtained will normally be prepared. This will be produced in ASC's house style, and will typically include:

- a concise non-technical summary of the results
- information relating to the circumstances of the project
- a summary of the aims of the project and the methods used
- background information about the site, including any desk-based studies
- a description of the results, supported by appropriate illustrative material
- a conclusion, summarising the results and examining their significance
- appendices (copies of record sheets, reference works etc.)
- an SMR summary sheet, if required

Copies of the report will be provided as required to the Client, the Planning Archaeologist, the National Monuments Record, the Local Planning Authority, and any other bodies designated by the Planning Archaeologist or client. Eight copies are normally produced: a charge is indicated for providing additional copies.

In accordance with ASC's normal reporting procedures, interim reports on any significant discoveries made during the project will be submitted to the relevant period journals (e.g. *Britannia*, *Medieval Archaeology*) and to any relevant regional journals (e.g. *CBA Mid-Anglia Bulletin*, *South Midlands Archaeology*), within one year of the project's completion.

Once the final report has been accepted by the Planning Archaeologist, an OASIS fieldwork summary form will be completed and submitted to the Archaeology Data Service.

## **Archiving**

All archaeological projects generate a quantity of records and related material (paper, photographic and electronic records, etc). Together, these constitute the *project archive*. While the report may describe the project's findings in some detail, the archive contains the evidence on which the report is based, and its importance cannot be too highly stressed. By their nature, building surveys cannot always be repeated, so the archive often constitutes the only surviving evidence of the building prior to conversion, etc, and arrangements must therefore be made for its deposition and long-term storage.

On completion of the reporting stages of the project, the archive will be prepared for long-term storage, to an appropriate standard and in a format agreed in advance with the relevant local depository. This will be in accordance with guidelines prepared by the UK Institute of Conservation (Walker 1990) and the Museums & Galleries Commission (MGC 1992).

Unless otherwise instructed, ASC will make arrangements to deposit the archive with the relevant local museum, Record Office or library. Provision has been indicated in the project estimates for the likely costs of deposition.

## **Staffing**

The project will be managed by Karin Semmelmann MA MIFA, an experienced buildings archaeologist, under the overall direction of Bob Zeepvat BA MIFA. Bob is an established archaeologist with extensive experience in managing archaeological projects, and of work on a wide range of historic buildings and structures. He holds a first degree from the University of Leicester, and has been a validated Member of the Institute for Archaeologists since 1986. He has been involved in the management of archaeological projects since the late 1970s, formerly as Senior Field Archaeologist for the *Milton Keynes Archaeology Unit*, and as Project Manager for the *Hertfordshire Archaeological Trust*.

Other staff assigned to the project will normally have appropriate experience of historic building recording and research. Any staff undergoing training on the project will be fully supervised by experienced staff.

## **References**

- EH 1991 *Management of Archaeological Projects* (2<sup>nd</sup> edition). English Heritage (London).
- EH 2006 *Understanding Historic Buildings: a guide to good recording practice*. English Heritage (London).
- IFA 2000 Institute for Archaeologists' *Code of Approved Practice for the Regulation of Contractual Arrangements in Field Archaeology*.
- IFA 2001a Institute for Archaeologists' *Standard & Guidance for the Investigation and Recording of Standing Buildings*.
- IFA 2001b Institute for Archaeologists' *Standard & Guidance for Desk-Based Assessments*.

## Appendix 2: ASC Desk-Based Assessment Method Statement

*Archaeological desk-based assessment is an assessment of the known or potential archaeological resource within a given area, consisting of a collation of existing information in order to identify the likely extent, character and quality of the known or potential archaeological resource, in order that appropriate measures might be considered (IFA 2000).*

### 1 **Standards**

The desk-based assessment will be carried out in accordance with Institute for Archaeologists' *Code of Conduct* (IFA 2000). This specification has been prepared with reference to the IFA's *Standard and Guidance for Archaeological Desk-Based Assessments* (IFA 2001).

### 2 **Aims**

In general terms, the aims of the desk-based study shall be:

- To determine the location, extent, date, character, condition, significance and quality of the historic environment of the site, from documentary sources;
- To provide a comprehensive assessment of the regional context within which the archaeological evidence rests, and to highlight any research priorities relevant to any further investigation of the site;
- To provide a predictive model of the archaeological remains likely to be present on site, and to assess their significance;
- To provide sufficient information to enable the formulation of an appropriate strategy for the management and/or investigation of the historic environment of the site.

### 3 **Methods**

Any of the following sources of information may be consulted for the desk-based assessment, providing that they are readily available:

#### 3.1 *Archaeological Databases*

Archaeological databases represent the standard references to the known archaeology of an area.

**SOURCE TYPE:** Archaeological Excavation & Survey Records, National Monuments Records, National Buildings Records, County Sites & Monuments Records, Listed Buildings Lists, Scheduled Ancient Monuments Lists, Regional Inventories, Public & Private Collections of Artefacts and Ecofacts.

**SOURCE LOCATION:** National Heritage Bodies, Royal Commissions, Local Authorities, Museums, Archaeological Trusts & Units, Universities, Ordnance Survey, Local Archaeological & Historical Societies.

### 3.2 *Historic Documents*

Documentary research provides an overview of the history of a site and its environs, suggesting the effects of settlement and land-use patterns. The potential for further detailed documentary research will also be considered in the assessment.

**SOURCE TYPE:** Charters, Registers, Manuscript Collections (secular and ecclesiastical), Deeds, Wills, Estate Papers, Electoral Rolls, Contemporary Published Accounts (e.g. County & Agricultural Surveys), Industrial Investigations, Trade Directories.

**SOURCE LOCATION:** Public Record Office, Parish Records, Estate Collections, Museums, National & Local Libraries, County & District Archives, Study Centres, Press Libraries, Ordnance Survey, British Library.

### 3.3 *Cartographic & Pictorial Documents*

This is normally a very productive area of research.

**SOURCE TYPE:** Early Maps, Prints and Paintings, Inclosure & Tithe Maps, Ordnance Survey maps, Estate Plans, Goad Maps.

**SOURCE LOCATION:** Public Record Office, Parish Records, Estate Collections, Museums, National & Local Libraries, County & District Archives, Press Libraries, Ordnance Survey, Private Collections, Local Archaeological & Historical Societies.

### 3.4 *Aerial Photographs*

Given favourable light and crop conditions, aerial photographs can reveal buried features in the form of crop and soil marks. They can also provide an overview of and more specific information about land use at a given time.

**SOURCE TYPE:** Air Photographs.

**SOURCE LOCATION:** National Registers of Air Photographs (inc. RAF & OS flights), Museum Collections, National Heritage Bodies, Sites & Monuments Records, University Collections, Private Collections.

### 3.5 *Geotechnical Information*

A description of the topography and solid and surface geology of the site and its environs will be compiled, so as to appreciate the potential condition of any archaeological remains, to assess the hydrological conditions, and to appraise the potential for the survival of buried waterlogged archaeological / palaeoenvironmental deposits.

**SOURCE TYPE:** Borehole & Test-Pit Logs, Site Surveys, Geological Maps.

**SOURCE LOCATION:** Client's Engineers Records, Ordnance Survey, British Standards Institute, British Geological Publications.

### 3.6 *Secondary & Statutory Sources*

<b>SOURCE TYPE:</b>	Regional & Period Archaeological Studies, Landscape Studies, Local Knowledge, Dissertations, Policy Statements and Research Frameworks, Legislative documents, European Directives, Local Government Plans, Constraints Maps.
<b>SOURCE LOCATION:</b>	Libraries, Local Landowners, Local & National Museums, Universities, Academic Journals, Monographs & Other Publications, Local Archaeological & Historical Societies.

### 3.7 *Preliminary Walk-Over Survey*

As part of the assessment a preliminary walk-over survey of the site will be undertaken with the following aims:

1. To examine any areas of archaeological potential identified during research for the assessment, in particular with a view to gauging the possible survival or condition of any remains present.
2. To consider the significance of any above-ground structures, historic buildings or historic landscape features present.
3. To assess the present site use and ground conditions, with a view to the appropriate deployment of fieldwork techniques, if required.
4. With regard to (3), to carry out a Health & Safety Risk Assessment of the site.

## 4 *Staffing*

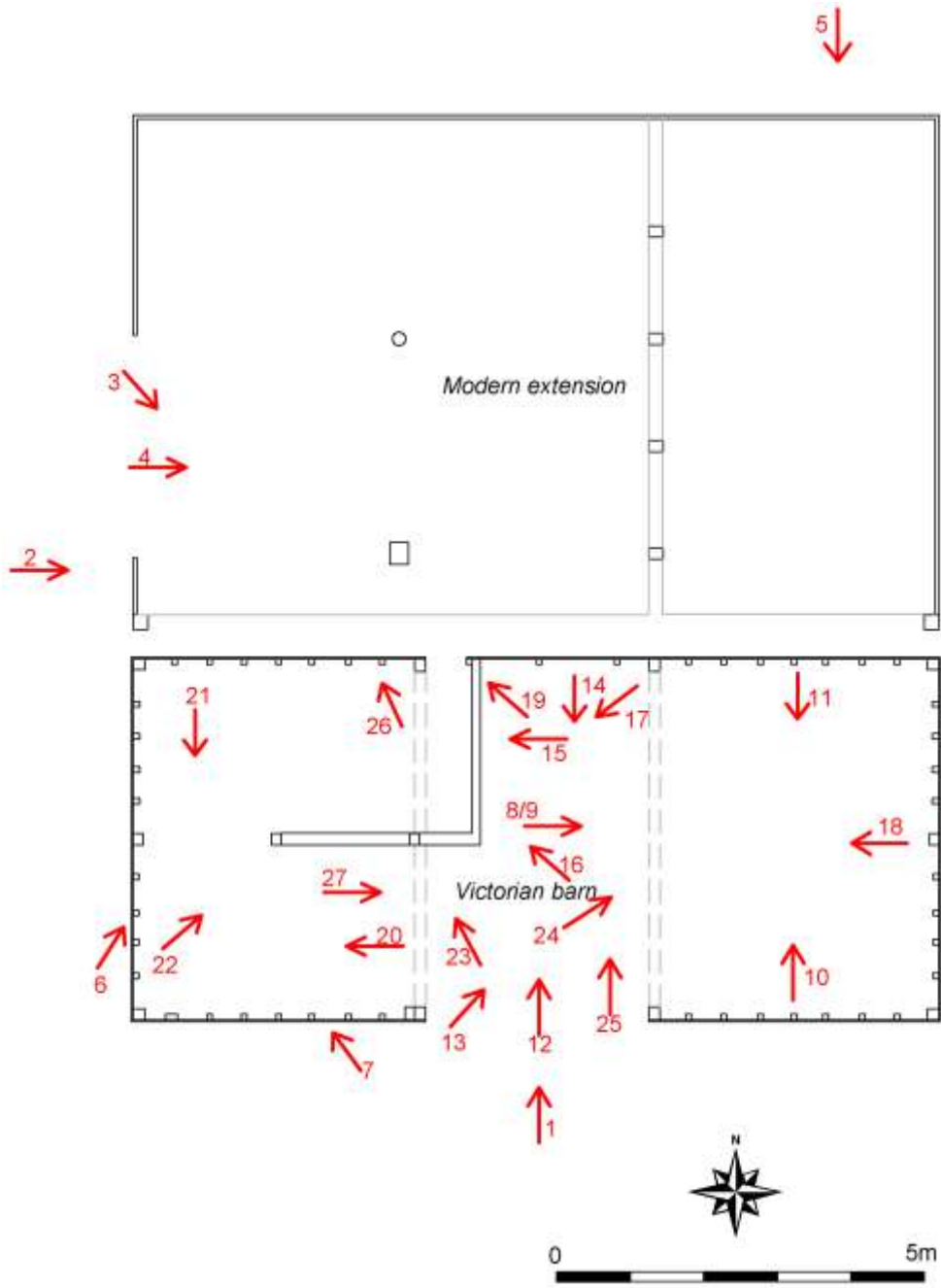
The assessment will be managed by ASC's Manager, **Bob Zeevat BA MIFA**, an established archaeologist with extensive experience in managing archaeological projects, of a wide range of fieldwork, post-excavation and publication work in both rural and urban environments. Research and reporting for the assessment will be carried out by one of ASC's Project Officers, all of whom are members of the Institute for Archaeologists (MIFA or AIFA), with demonstrable track records in a wide range of fieldwork and assessment projects. Further details are available on ASC's website ([www.archaeological-services.co.uk](http://www.archaeological-services.co.uk)).

## 5 *Reporting*

5.1 The assessment report will normally be prepared within four weeks, and will typically include:

- a concise non-technical summary of the results
- information relating to the circumstances of the project
- background information about the site
- a summary of the aims of the project and the methods used
- the results of the research detailed above, supported by appropriate illustrative material
- a predictive model of the nature, location, extent, date, significance and quality of any archaeological material on the site revealed by the assessment
- the contents and location of the archive
- a database of information and a full bibliography

Copies of the report will be provided as required



**Figure 17:** Photo plan (scale 1:50)  
(Based on plans provided by Omega Partnership Ltd)

### Appendix 3: List of Photographs

SITE NO/CODE: 1147/BHF			Site Name: Folders Farm Barn, Burgess Hill
Shot	B&W	Digital	Subject
1	1/10	X	South elevation
2	1/9	X	West elevation
3	1/8	X	North elevation as seen from modern barn extension
4	1/7	X	Modern barn extension looking east
5	1/6	X	North elevation of modern barn extension
6	1/5	X	Test pit against west elevation
7	1/4	X	Test pit against north elevation
8	1/3	X	East wall below mezzanine floor
9	1/2	X	East wall above mezzanine floor
10	1/1	X	Bay 3, north wall
11	2/26	X	Bay 3, south wall
12	2/35	X	Bay 2, north wall
13	2/34	X	Northeast corner of barn
14	2/33	X	Bay 2, above doorway
15	2/32	X	West wall above mezzanine floor
16	2/31	X	Northwest corner above mezzanine floor
17	2/30	X	Southwest corner above mezzanine floor
18	2/29	X	Roof looking west
19	2/28	X	Jowlpost detail
20	2/27	X	Bay 1, west wall below mezzanine floor
21	2/26	X	Bay 1, south wall below mezzanine floor
22	2/24	X	Bay 1, north wall below mezzanine floor
23	2/23	X	Partitioning in Bay 1
24	2/22	X	Eastern roof truss detail
25	2/21	X	Bay 2 northern roof
26	2/20	X	Counterbladed scarf joint in northern wallplate
27	2/19	X	Floor between bays 1 & 2

A CDROM containing copies of all the digital photos listed above is included in the back cover of this report

## Appendix 4: Entries in the West Sussex and East Sussex HERs

HER no.	Grid Refs	Date	Category	Description
EES 9627	TQ3389 1765			A watching brief on the construction of a pipeling between Ditchling Pumping Station and North Common Road, Wivelsfield Green revealed a number of archaeological sites listed below: MES 7390-2 Mesolithic flint scatters; MES 7393 Roman Road between Ditchling & Keymer (Margary Road 140); MES 7394-5 Prehistoric flintwork; MES 7396 Mesolithic flint scatter; MES 7397 Late Neolithic/Early Bronze Age flint scatter; MES 7398 Post-medieval building material; MES 7399 Mesolithic flint scatter; MES 7400 Late Bronze Age - Roman settlement activity; MES 7401 Roman ?iron working site
MES 8051	TQ3299 1776	Medieval	Farm	Fragbarrow Farm. Medieval farmstead known as Frekeberge 1087
MES 7119	TQ 32368 17414	Post-medieval	House	The Well Cottage. Listed building
MES 7095	TQ 33260 17786	Post-medieval	House	Early 19th century Grade II listed building. Originally Eric Gill's workshop. He lived here between 1917 and 1924. Also recorded as DES 1676
MES 4599	TQ 3829 2747	Prehistoric - post-medieval	Trackway	Trackway between Titsey to Westmeston. Thought to be prehistoric but possible post-medieval
MES 1315	TQ 339 180	Post-medieval	Brickworks	Site of brickworks before 1749. Pottery produced on the same site by 1820. Pottery manufacture ceased c.1870
MES 1301	TQ 334 187	Bronze Age	Hoard	A bronze socketed axe and ingots found on Ditchling Common
MES 1294	TQ 338 173	Romano-British	Find	Roman unguentarium found at Pope's Farm, Ditchling Common
DWS 7046	TQ 33248 18058	Post-medieval	House	Folders Lane Cottage. Grade II listed building. Originally 2 cottages
DWS 7377	TQ 3321 31825	Medieval	House	The Cottage, Pollards Farm. Late medieval Grade II listed timber framed house with later alterations
6232	TQ 3220 1860	Post-medieval	Brickworks	Brickworks marked on 1874 OS map
7950	TQ 3327 1858	Prehistoric	Findspot	Worked flint found in Wykeham Way



## Appendix 5: ASC OASIS Form

PROJECT DETAILS			
Project Name:	Folders Farm Barn, Burgess Hill		
Short Description:	<p>In January 2009 Archaeological Services and Consultancy Ltd (ASC) carried out a desk based assessment and historic building recording of Folders Farm Barn, Folders Lane, Burgess Hill, West Sussex in order to inform proposals for the development involving buildings on the site.</p> <p>Folders Farm is located on the border of West and East Sussex and until 1934 lay within the parish of Ditchling. The land on which Folders Farm was built originally lay within Frekeburgh Common, which had been part of the Saxon Royal Estate belonging to King Alfred the Great in the 9<sup>th</sup> century.</p> <p>Parts of the common were given over to farming from the 13<sup>th</sup> century, and Folders Farm was part of such a grant. It was associated with Moores and Pollards Inholmes, and its land is documented from 1593. A farmhouse was not recorded on the site before c.1800 and this was replaced by the present farmhouse between 1874 and 1897. The structural evidence suggests that the barn was built in the early 19<sup>th</sup> century.</p> <p>The barn is a single storey, 3-bay timber framed structure under a tiled roof with a modern extension to the north. It appears to have been purpose built for the farm, as there are no empty mortices or re-used timbers. The former large opening in the north wall is indicative of a threshing barn, with the full loads being brought in by cart via the north door and exiting by the south door, which is not so high. The size of the barn in relation to the farmhouse and other outbuildings suggest that Folders Farm was more reliant on livestock than arable farming.</p> <p>All the evidence suggests that the present barn is a fairly late addition to a landscape that had been little settled over the centuries. It is a pleasing example of its type and one of the last surviving buildings belonging to this historical farm.</p>		
Project Type: (indicate all that apply)	Historic building recording & desk based assessment		
Site status: (eg. none, SAM, Listed)	None	Previous work: (eg. SMR refs)	N/A
Current land use:	Storage	Future work: (yes / no / unknown)	Unknown
Monument type:	Building	Monument period:	Victorian
Significant finds: (artefact type & period)	N/A		
PROJECT LOCATION			
County:	West Sussex	OS reference: (8 figs min)	TQ 3304 1810
District:	Mid Sussex	Parish:	Burgess Hill CP
Site address: (with postcode if known)	Folders Farm, Folders Lane, Burgess Hill, W. Sussex, RH15 0DY		
Study area: (sq. m. or ha)	N/A	Height OD: (metres)	50m AOD
PROJECT CREATORS			
Organisation:	Archaeological Services & Consultancy Ltd		
Project brief originator:	N/A	Project design originator:	N/A
Project Manager:	Karin Semmelmann MA MIFA	Director/Supervisor:	Karin Semmelmann
Sponsor / funding body:	Crest Nicholson (South) Ltd		

PROJECT DATE			
Start date:	27 <sup>th</sup> January 2009	End date:	27 <sup>th</sup> January 2009
PROJECT ARCHIVES			
	Location (Accession no.)	Content (eg. pottery, animal bone, files/sheets)	
Physical:	N/a	None	
Paper:	West Sussex Record Office	Architects drawings, field notes, photos, historical research etc	
Digital:	West Sussex Record Office	1 CD	
BIBLIOGRAPHY (Journal/monograph, published or forthcoming, or unpublished client report)			
Title:	Historic Building Recording and Desk Based Assessment: Folders Farm Barn, Folders Lane, Burgess Hill, West Sussex		
Serial title & volume:	ASC Ltd Report ref. 1147/BHF/1		
Author(s):	Karin Semmelmann MA MIFA		
Page nos	49	Date:	16 <sup>th</sup> February 2009