

# Archaeological Services & Consultancy Ltd

## WATCHING BRIEF: 22 MENTMORE ROAD CHEDDINGTON BUCKINGHAMSHIRE

NGR: SP 9200 1758

on behalf of Andrew and Carol Lister



Calli Rouse BA PIFA

February 2011

ASC: 1263/CMR/2



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## **Site Data**

ASC project code:	CMR		ASC Project No:	1263			
OASIS ref:	Archaeol2	72969	Event/Accession no:	N/A			
County:		Buckinghamshire					
Village/Town:		Cheddington					
Civil Parish:		Chedding	gton				
NGR (to 8 figs):		SP 9200	1758				
Extent of site:		141.75 so	q m				
Present use:		Private re	esidence				
Planning proposal:			n to the east and replac	ement of the present			
		garage/w	orkshop				
Planning application	ref/date:	09/00720/APP					
Local Planning Author	ority:	Aylesbury Vale District Council					
Date of fieldwork:		10/12/10					
Commissioned by:		Robert Burns					
		Station Cottage					
		Wootton Underwood					
		Aylesbury					
		HP18 0SD					
Client:		Andrew & Carol Lister					
		22 Mentmore Road					
		Cheddington					
		Buckinghamshire					
		LU7 0SD					
Contact name:		Robert B	urns				

### **Internal Quality Check**

Primary Author:	Calli Rouse	Date:	10/02/2011
Revisions:		Date:	
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Edited/Checked By:	Bob Zeepvat	Date:	10/02/2011

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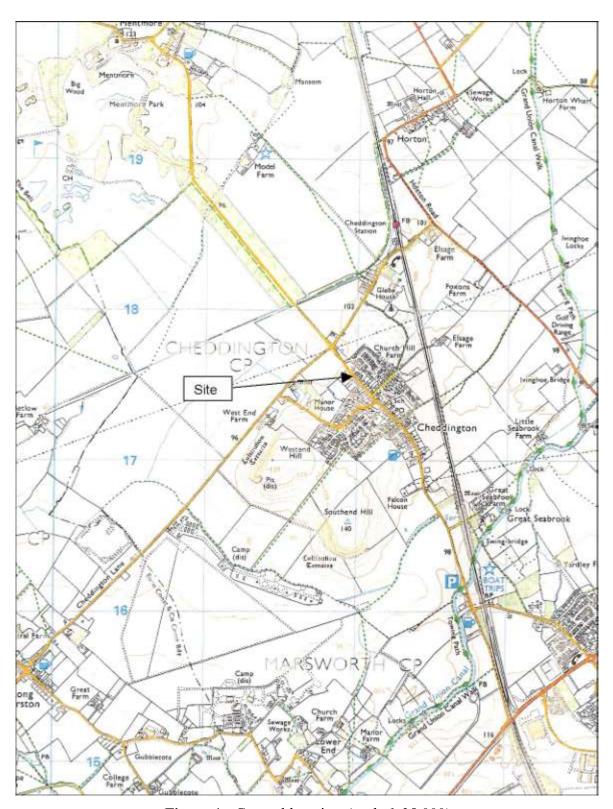


Figure 1: General location (scale 1:25,000)

### Summary

Between April and December 2010 an archaeological watching brief was carried out at 22 Mentmore Road, Cheddington, Buckinghamshire, during groundworks for an extension to the existing house. The watching brief revealed some post-medieval pottery fragments, some of the foundations for the recently demolished 20<sup>th</sup> century garage and some disturbance to the north of the building, which is likely to have been related to the modern building works. No further archaeological finds or features were observed.

#### 1. Introduction

1.1 In December 2010 Archaeological Services and Consultancy Ltd (ASC) carried out a watching brief at 22 Mentmore Road, Cheddington, Buckinghamshire. The project was commissioned by Robert Burns, on behalf of the client, Andrew & Carol Lister, and was carried out according to a brief (Beckley 2010) prepared on behalf of the local planning authority (LPA), Aylesbury Vale District Council, by their archaeological advisor (AA), Buckinghamshire County Archaeological Service, and a project design prepared by ASC. The relevant planning application reference is 09/00720/APP.

#### 1.2 Planning Background

This watching brief was required under the terms of *Planning Policy Guidance Note* 16 (PPG16), as a condition of planning permission for the development of the site.

### 1.3 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 and is also accredited ISO 9001, in recognition of its high standards and working practices.

#### 1.4 The Site

#### 1.4.1 Location & Description

The property is located in the District of Aylesbury Vale in the parish and village of Cheddington at National Grid Reference SP 9200 1758 (Fig. 1).

The site is situated on a rectangular plot of land surrounded by further residential buildings. Access to the site is via a drive way leading from Mentmore Road to the southwest. The site forms the eastern end of a row of timber framed and thatched 18<sup>th</sup> century Grade II listed houses (Historic Environment Records 10606 & 10607).

The site consists of four buildings in an L-shaped complex and an annexe to the north of this. The annexe remained unaffected by the development. A modern garage/workshop is set at right angles to the house and a forge, which is located at the eastern end of the house (Fig. 2). Linking the garage and the house is an enclosed space.

#### 1.4.2 *Geology & Topography*

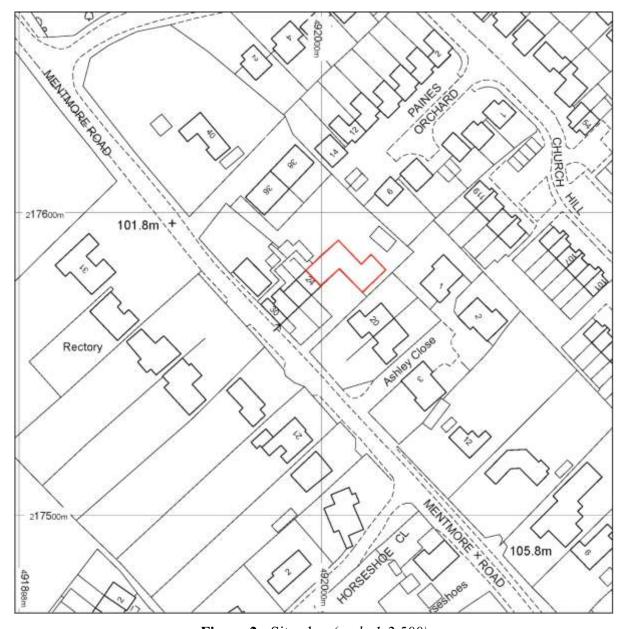
The natural soils of the area comprise the Evesham 2 Association, which is defined as *Jurassic and Cretaceous clay* and described as *slowly permeable* seasonally waterlogged non-calcareous clayey and fine loamy or fine silty over clayey soils. Landslips and associated irregular terrain locally (Soil Survey 198.3, 411b). The underlying drift geology comprises H<sup>3-4</sup> Upper Greensand and Gault (Selbourne) with sandy micaceous marls passing down into dark clays (BGS, Sheet 238). The site lies at an elevation level of *c*. 101.8m OD.

#### 1.4.3 Proposed Development

The development included the extension of the eastern end of the house/forge, the replacement of the modern garage and link structure with a 2-storey extension comprising a hall, dining room, garage, music room and bedrooms above.

#### 1.4.4 Previous Archaeological Works

An historic building assessment was carried out by ASC in 2008; see section 2.4 for summary (Semmelmann 2008).



**Figure 2:** Site plan (scale 1:2,500)

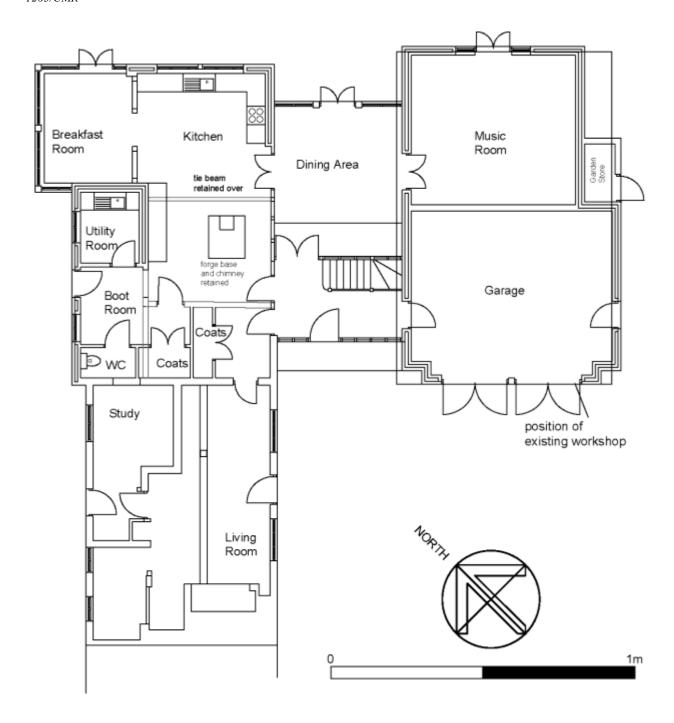


Figure 3: Development plan (scale 1:125)

#### 2. Aims & Methods

#### 2.1 *Aims*

As described in the project design (Section 3), the aims of the watching brief were to identify:

- The potential for post medieval industrial remains relating to the 18<sup>th</sup> century forge.
- The potential for medieval or post medieval remains that may inform on the development of the Cheddington village.

#### 2.2 Standards

The work conformed to the project design, to the relevant sections of the Institute for Archaeologists' *Code of Conduct* (IFA 2000) and *Standard & Guidance Notes* (IFA 2001), and to the relevant sections of ASC's own *Operations Manual*.

#### 2.3 Methods

The work was carried out according to the project design (Section 3), which required:

- An intensive watching brief be carried out during all groundworks.
- The presence/absence of archaeological features would be noted. If features were identified then sufficient work would be done to date, characterise and record the remains in accordance with the project objectives.
- If an 'unexpected discovery' were to be made then the County Archaeological Service and the developer would have been informed as soon as possible. Initial consideration was to be given to preservation in-situ but if this were not practical then such discoveries would have given rise to salvage excavation funded from contingency.
- The groundworks were to be carried out using a mechanical excavator fitted with a toothless bucket and working under archaeological supervision.

#### 2.4 *Constraints*

Miscommunication resulted in part of the ground reduction and some of the excavation of the trenches being undertaken without archaeological supervision. Wherever possible these were inspected on completion. In the case of the service trenches, which had been backfilled prior to ASC's arrival on site, photographs were provided by the client.

## 3. Archaeological & Historical Background

3.1 The following section provides a summary of the readily available archaeological and historical background to the development site and its environs. The site lies within an area of archaeological and historical interest, and has the potential to reveal evidence of a range of periods.

This section has been compiled with information from the Buckinghamshire Centre for Local Studies and the HER – Historic Environment Record. Also ASC's library, historical information researched by the previous owners of the property, and the historic building assessment (Semmelmann 2008).

#### 3.2 **Prehistoric - Roman** (before 600BC- c.450)

Evidence of prehistoric activity in Cheddington and the surrounding area includes a Neolithic- Bronze Age ring ditch (HER 0447300000) and a Bronze Age enclosure (HER 0447301000) identified through aerial photography c.700m east of the site. Cropmarks of a possible Neolithic cursus or mortuary enclosure (HER 0403901000), adjacent to which is an Iron Age hill fort (HER 0403900000) have been identified though aerial photography c.1000m south of the site. In the same area a findspot of late prehistoric flint flakes and cores have also been found (HER 0403900002).

Evidence for Roman activity includes four Roman ditches found c.1800m northeast of the site (HER 0535700000). Findspots of Roman metalwork (HER 0503500000), c.200m southeast of the site, near to the High Street and fragments of Roman tile (HER 0126800001 and 0126800000) have been recovered c.1200m southeast of the site.

#### 3.3 Saxon - Medieval (c.450-1500)

The village of Cheddington has its origins in the Saxon period. By the time of the Domesday Survey of 1086 Cheddington, mentioned as *Cetedone*, was recorded as five landholdings. The Norman Conquest left two main landholders in Cheddington; Swaeting who held land to the value of 25s of the King and William fitzAnculf, and Ralph who held 15s of land of the Count of Mortain and Robert d'Oilly. A half hide of wasteland was also recorded as being held by Hugh of Hugh de Bolbec (Williams & Martin 2003: 402, 408, 410, 414, 421).

In the 13<sup>th</sup> century the Abbot of Woburn became Cheddington's undertenant of the Earl of Oxford, but the estate was subinfeudated in the following century to the Brocas family. It is under Sir Bernard Brocas that the Manor of Cheddington is first recorded (VCH online). A synonymous descendant of Sir Bernard alienated the estate to Francis Combes in 1583 whose family retained the estate until 1670 when it was sold to Thomas Hodson. It is thought that it then passed to Hodson's nephew named Seare and a Mary Seare owned the manor in 1813. By the early 20<sup>th</sup> century it was owned by Lord Roseby (*ibid*). Cheddington manor house (HER 0529202000) lies *c*.300 southwest of the site. In close proximity to the manor is a medieval moat (HER 0046600000), adjacent to which are fishponds (HER 0046601000).

St Giles Church, which dates from the Norman period, was granted to St Oswald of Nostell Priory in Yorkshire by Alice Chenduit in 1215. The building was restored by

Street in the 1850s (Pevsner 2000: 227). Evidence suggests that the form of the village has altered since the medieval period as St Giles, is now located c.500m north of the current village.

Medieval cultivation terraces are also present south of the site, at Westend Hill, c.700m from the site (HER 0127100000), and at Southend Hill, c.1000m from the site (HER 0127200000).

#### 3.4 **Post-Medieval - Modern** (1500-present)

The earliest cartographic evidence for the site itself is the pre-enclosure map thought to date from 1790 – 1838. This shows the present house and an adjoining building to the south on the footprint of the current garage/workshop. There is also an outbuilding to the rear of the property, which is likely to be the annexe. The Tithe map of 1842 and a parish map of Cheddington show the same configuration of buildings but the outbuilding to the rear is shown on both as being parallel to the terrace. The Inclosure map of 1857 and a map clearly based on this dated 1862 clearly define the forge and former barn (now the site of the garage/workshop) for the first and only time as the Ordnance Survey maps from 1880 to 1925 depict the barn and forge as one unit. Between 1880 and 1899 a small extension had been added to the northeast corner of the building, which was still shown on the 1925 edition. This has now been demolished. The open fronted outbuilding near the east corner of the garden is, however, still present.

A number of 19<sup>th</sup> century documents have survived, regarding the site, demonstrating that the Montague family owned this and the neighbouring properties from at least 1851. The Tithe Award pushes the date back to 1843, when Richard Montague owned and occupied the house, yard and 5 adjoining cottages.

The Cheddington Census for 1851 records Richard Montague and his son, George as wheelwrights. His daughters, Elizabeth, Sarah, Susannah and Jane, were straw plaiters and his youngest son, Thomas, was still at school.

The 1891 Census records George Montague, his wife Sarah and their two daughters and three sons were living in the house. George Montague was a wheelwright, his younger daughter a pupil teacher and the three sons were still as school. Interestingly, George's sister, Sarah had still been living with them 10 years beforehand and was still a straw plaiter at that time.

The village had another wheelwright in William Tompkins who is recorded in Kelly's Directory as early as 1854. Ambrose Tompkins, a road labourer with a son named William, is recorded in the 1891 Census as being a neighbour of the Montagues. The Valuation Survey of 1909-1910 reveals that this William Tompkins was renting a cottage from George Montague. By 1935 the carpentry work undertaken by the Tompkins family had expanded to include coach building and undertaking. The latter is thought to have taken place in the single storey annexe to the rear of the property (Carol Lister *pers.comm.*). A photograph taken around the turn of the 20<sup>th</sup> century shows the timber building used as a workshop that has subsequently been replaced by the garage/workshop.

The property belonged to the Montague family until 1956 when Irene Brazier, the daughter of George Thomas Montague conveyed it to Alfred Taylor. He sold it to Miss Rittner in 1960, who in turn sold it to Norman and Diana Garner in 1967. The present owners purchased the property in 2007 (Carol Lister *pers.comm.*).

The historical building assessment (Semmelmann 2008) concluded that the garage/workshop was built in the 1930s, and replaced a wheelwright's workshop owned by the Montague family in the 19<sup>th</sup> century. The core of the house dates from the 17<sup>th</sup> century but appears to have been rebuilt in brick in the 18<sup>th</sup> or early 19<sup>th</sup> century. It has since been extended and re-roofed. The forge is of open timber framing with brick infill and appears to be 18<sup>th</sup> century. It has largely remained unaltered. Further recording of the timberwork in the forge had been undertaken prior to the building works commenciung, the results of which are included in Appendix 1.

#### 4. Results

#### 4.1 *Footing trenches*

The footing trenches located to the north east of the existing building were approximately 0.70m wide and 1.30m deep (Plate 1). The general stratigraphy in these trenches comprised c.0.25m of topsoil over the natural grey gault clay. A loose crumbly spread of chalk, approximately 0.10m deep was revealed c.0.50m below ground level. It was 1.55m wide and appeared to run parallel to the rear of the house for 9m (Plate 2). A drain run was present at the eastern end of the feature. Post-medieval red ware pottery fragments were recovered but not retained.

The footing trenches excavated to the south east of the existing property for the music room and garage had a maximum depth of c.2.4m (Plate 3). Topsoil was only observed along the north eastern edge of the footing trench. It was some 0.40m deep and lay over the natural gault clay. The remainder of the trenches were excavated through c.0.4m of made ground and c.2m of natural grey clay (Plate 4). No archaeological finds or features were observed within these trenches other than the foundations of the recently demolished garage in the south east corner.

#### 4.2 *Ground reduction*

The ground level in the area of the former garage and the extension to the east of it was reduced by up to 0.70m (Plate 5). The stratigraphy was as described above. The only evidence for previous activity observed in this area was the garage foundations. The ground was reduced by c.0.30m to the rear of the house to the same gault clay found elsewhere on the site (Plate 6).

#### 4.3 Service trenches

The service trench that remained open for examination was located at the northwest corner of the house. It measured c.0.10m wide and 0.70m deep and comprised c.0.30m of topsoil and made ground over natural grey clay. No archaeological finds or features were observed within this trench.



**Plate 1:** Trench to north of site, looking southeast.



**Plate 2:** Area of disturbance, looking north west. 2m scale



Plate 3: Trench to south of site, looking north east



**Plate 4:** Footing trench to south of site, looking north east. 1m scale



**Plate 5:** Ground reduction to the front of the house



Plate 6: Ground reduction to the rear of the house

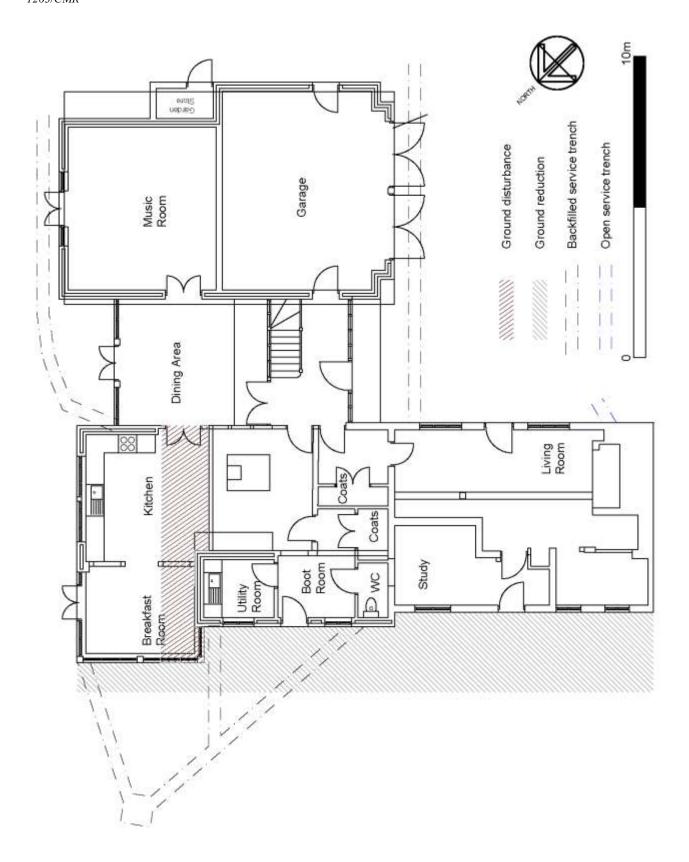


Figure 4: Groundworks and results (scale 1:125)

#### 5. Conclusions

- 5.1 The only archaeological feature observed during the watching brief was the area of disturbance within the footing trench to the north of the existing building. This appears to have been associated with the installation of the drain and path running alongside the house.
- 5.2 The area to the south of the present building consisted of 0.40-0.50m of made ground over the natural clay. The demolition of the barn and the construction of the garage on the same site clearly resulted in fairly extensive disturbance within that area and beyond. As a result it is unlikely that any archaeological remains that may have been present on the site prior to the construction of the garage had survived.
- 5.3 No significant archaeological finds or features were observed within the footing trenches. While it is possible that individual, isolated features exist away from the footing trenches, it is unlikely that the development will have any significant impact on any archaeological remains.
- 5.4 It is not possible to judge whether any archaeological features were present within the service trenches. However, the area of service trench that was inspected showed much the same stratigraphy as that observed within the footing trenches.

#### 5.5 *Confidence Rating*

The watching brief on the footing trenches to the south of the house was carried out in good conditions and a high confidence rating is attached to the results of this part of the watching brief. A lesser confidence rating must apply to the service trenches, where only a small section was available for inspection and the ground reduction, which had been partially undertaken unsupervised. Overall the confidence rating for this project is medium.

## 6. Acknowledgements

The project was commissioned by *Robert Burns*, on behalf of the clients, *Andrew & Carol Lister*. The writer is grateful to Mr Burns for his assistance. The project was monitored by Ruth Beckley and Eliza Alqassar of Buckinghamshire County Archaeological Service on behalf of the local planning authority.

The project was managed for ASC by Karin Semmelmann MA MIFA. Fieldwork was carried out by Jonathan Hunn MA PhD MIFA, Karin Semmelmann, Calli Rouse BA PIFA and Carina Summerfield-Hill BA MSC. The report was prepared by Calli Rouse and Karin Semmelmann and edited by Bob Zeepvat BA MIFA.

### 7. Archive

- 7.1 The project archive will comprise:
  - 1. Brief
  - 2. Project Design
  - 3. Initial Report
  - 4. Clients site plans
  - 5. Site Monitoring Sheets
  - 6. Site record drawings
  - 7. List of photographs
  - 8. B/W prints & negatives
  - 9. CDROM with copies of all digital files.
- 7.2 The archive will be deposited with Buckinghamshire County Museum.

#### 8. References

#### Standards & Specifications

EH 1991 The Management of Archaeological Projects, 2<sup>nd</sup> edition. English Heritage (London).

IFA 2000a Institute of Field Archaeologists' Code of Conduct.

IFA 2000b Institute of Field Archaeologists' Code of Approved Practice for the Regulation of Contractual Arrangements in Field Archaeology.

IFA 2001 Institute of Field Archaeologists' Standard & Guidance documents (Desk-Based Assessments, Watching Briefs, Evaluations, Excavations, Investigation and Recording of Standing Buildings, Finds).

Summerfield-Hill, C 2010 Project Design for an Archaeological Watching Brief at 22 Mentmore Road, Cheddington, Buckinghamshire ASC/1263/2

#### Secondary Sources

BGS British Geological Survey 1:50,000 Series, Solid & Drift Geology.

Kelly's Directories 1847-1939.

Pevsner, N. & Williamson, E. r. 2000 The Buildings of England: Buckinghamshire Penguin (London).

Semmelmann, K. 2008 Historic Building Assessment: 22 Mentmore Road, Cheddington, Buckinghamshire. ASC: 1124/CMR.

Soil Survey 1983 1:250,000 Soil Map of England and Wales, and accompanying legend (Harpenden).

Williams, A. & Martin, G.H. (eds) 2003 Domesday Book: a complete translation London: Penguin.

1909-1910 Valuation Book DVD/1/26 Client's conveyance papers & historical notes.

'Parishes: Cheddington', A History of the County of Buckingham: Volume 3 (1925), pp. 331334.

URL: http://www.british-history.ac.uk/report.aspx?compid=42570&strquery=cheddington.

## **Appendix 1: Timberwork in the Forge**

For the purposes of describing the elevations of the forge, the orientation of the original historic building assessment has been used. Site north is therefore 45 degrees west of north.

Part of the original 17<sup>th</sup> century frame has survived in the east, north and south elevations of the forge. The timberwork in the north and south walls continues westwards into the house. Apart from the corner posts, this timberwork is all at upper level in the forge. Most of the timberwork exposed within the forge itself appears to be 18<sup>th</sup> century. These are predominantly waney edged timbers, with just a few worked ones.

Some timbers appear to have been added to the east elevation in the 19<sup>th</sup> century, but the most extensive reworking of the timberwork in the forge was the early 20<sup>th</sup> century roof truss. This has machine cut timbers with small cleats and is pegged and nailed.

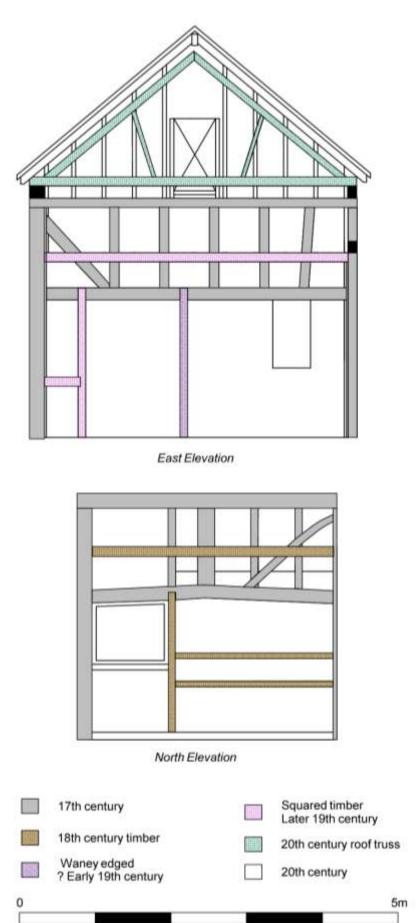


Figure 5: North & east forge elevations (scale 1:50)

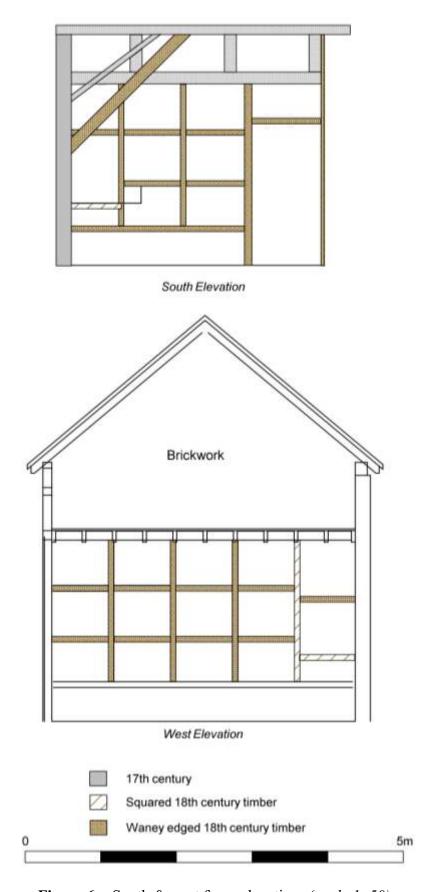


Figure 6: South & west forge elevations (scale 1: 50)

# **Appendix 2: Monitoring Sheets**

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Develor	pment Type:		
		Pipelines Other (s	pecify):
Site & weather conditions:			
GOOD SITE CONDITIONE	, TA	ir wer	thtee
Observations:	37/23		
WANT TO CROPPUE			
SERVICE TRENCHES.	11.14		
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BACKFILLED TRENCHES			
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GRAVERLY PATH + TOP			
which was A Mio	DARK	C GRHY	Clay.
Comments:		coore	
SEE SKETCH PLAN	FOR	SERVICE	5
lations.			
	11=		

# **Appendix 3: List of Photographs**

SITE NAI	VE: 22 Me	entmore F	Road, Cheddington, Buckinghamshire	SITE NO/CODE: 1263/CMR			
Shot	B&W	Digital	Subject				
1		<b>√</b>	Footing trench, looking north west, 20/04/10, 1x 2m scale				
2		<b>√</b>	Footing trench, looking south east, 20/04/10, 1x 2m scale				
3		<b>√</b>	Footing trench, looking north west, 20/04/10, 1x 2m scale				
4		<b>√</b>	Footing trenches, looking south east, 20/04/10, 1x 2m scale				
5		<b>√</b>	Footing trench, looking north west, 20/0	Footing trench, looking north west, 20/04/10, 1x 2m scale			
6		<b>√</b>	Footing trench, looking south east, 20/0	Footing trench, looking south east, 20/04/10, 1x 2m scale			
7		<b>√</b>	Footing trench section, looking north east, 20/04/10, 1x 2m scale				
8		<b>√</b>	General site shot, looking north, 20/04/10				
9		<b>√</b>	Footing trench, looking north west, 20/04/10, 1x 2m scale				
10		<b>√</b>	Footing trench, looking north east, 22/0	04/10			
11		<b>√</b>	Footing trench, looking north west, 1m scale, 22/04/10				
12		<b>√</b>	Footing trench, looking north west, 1m scale, 22/04/10				
13		<b>√</b>	General site shot, looking east, 04/05/10				
14		<b>√</b>	Filled in service trench, looking north ea	ast, 10/12/10			
15		<b>√</b>	Filled in service trench, looking south e	ast, 10/12/10			
16		<b>√</b>	Filled in service trench, looking south w	vest, 10/12/10			
17		<b>√</b>	Filled in service trench, looking west, 10	0/12/10			

# **Appendix 4: ASC OASIS Form**

PROJECT DETAILS							
Project Name:	22 Mentmore Road, Cheddington Buckinghamshire		OASIS reference:	Archaeol2 72969			
Short Description:	Between April and December 2010 an archaeological watching brief was carried out at 22 Mentmore Road, Cheddington, Buckinghamshire, during groundworks for an extension to the existing house. The watching brief revealed some post-medieval pottery fragments, some of the foundations for the recently demolished 20th century garage and some disturbance to the north of the building, which is likely to have been related to the modern building works. No further archaeological finds or features were observed.						
Project Type:	Watching Brief						
Previous work: (eg. SMR refs)	ASC Report 1124/CMR		Site status: (eg. none, SAM, listed)	Grade II listed loE Ref: 41987.			
Current land use:	Residential		Future work: (yes/no/unknown)	No			
Monument type:	House & forge		Monument period:	Post-medieval			
Significant finds: (artefact type & period)	-						
	PROJECT	LOCATIO	ON				
County:	Buckinghamshire	OS reference: (8 figs min)		SP 9200 1758			
Site address: (+ postcode if known)	22 Mentmore Road, Cheddington	, Bucking	hamshire				
Study area: (sq. m. / ha)	141.75 sq m	Height (	OD: (metres)	101			
	PROJECT	CREATO	RS				
Organisation:	Archaeological Services & Consu	Itancy Ltd					
Project brief originator:	R. Beckley	Project	design originator:	C. Summerfield-Hill			
Project Manager:	K. Semmelmann	Director	/Supervisor:	R. Zeepvat			
Sponsor / funding body:	Andrew & Carol Lister	1					
		CT DATE					
Start date:	20/04/10	End dat	e:	10/12/10			
	PROJECT						
	Location (Accession no.)	Content	(eg. pottery, animal	bone, files/sheets)			
Physical:	Buckinghamshire County	-					
Paper:	Museum	Archive	box				
Digital:		CD					
BIBLIOGRA	APHY (Journal/monograph, publis		• •	ned client report)			
Title:	22 Mentmore Road, Cheddington	, Bucking	hamshire				
Serial title & volume:	ASC Ltd Report ref. 1263/CMR/2						
Author(s):	Calli Rouse BA PIFA						
Page nos	26	Date:		16/02/2011			