

**Manor Farm  
Sutton  
Bedfordshire**

*Archaeological Evaluation*



*for:*  
Brown & Co.

CA Project: MK0734  
CA Report: MK0734\_2  
HER Ref: 202223/031

December 2022



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# Manor Farm Sutton Bedfordshire

## *Archaeological Evaluation*

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## SUMMARY

<b>Project name:</b>	Manor Farm
<b>Location:</b>	Sutton, Bedfordshire
<b>NGR:</b>	522030 247337
<b>Type:</b>	Evaluation
<b>Date:</b>	10–11 Nov 2022
<b>Planning reference:</b>	CB/19/02717/FULL
<b>Location of Archive:</b>	To be deposited with The Higgins Art Gallery and Museum and the Archaeology Data Service (ADS)
<b>Accession Number:</b>	BEDFM 2022/82
<b>Site Code:</b>	MANS22

In November 2022, Cotswold Archaeology carried out an archaeological evaluation of land at Manor Farm, Sutton, Bedfordshire, at the request of Brown & Co. A total of 3 trenches were excavated across the accessible parts of the development area.

No remains of archaeological significance were found. In Trenches 2 and 3, post-medieval brick wall foundations were revealed, relating to a building depicted on Ordnance Survey maps dating from 1884 into the 1960s. The walls likely represent the remains of a former outbuilding of 18th/19th century date belonging to Manor Farm.

Deposits of made ground directly overlying the natural geology as well as a significant height difference between ground levels within the site and the higher ground to the south and east provide further evidence of extensive truncation within the development area that would have adversely affected the preservation of any archaeological remains that may have originally been present.

## 1. INTRODUCTION

- 1.1. In November 2022, Cotswold Archaeology (CA) carried out an archaeological evaluation of land at Manor Farm, Sutton, Bedfordshire (centred at NGR: 522005 247311; Fig. 1). This evaluation was undertaken for Brown & Co.
- 1.2. Central Bedfordshire Council (CBC) has granted planning permission for the demolition of an existing agricultural barn and replacement with two single-storey dwellings (planning ref: CB/19/02717/FULL). Condition 5 of this planning permission requires the implementation of a programme of archaeological work in accordance with an approved Written Scheme of Investigation (WSI):

*5 No development shall take place until a written scheme of archaeological investigation (WSI), that includes provision for fieldwork followed by post excavation analysis and publication, has been submitted to and approved in writing by the Local Planning Authority. The development hereby approved shall only be implemented in full accordance with the approved archaeological scheme and this condition will only be fully discharged when the post-excavation analysis and reporting is complete, and the future of the site archive is secured.*

***Reason:** This condition is pre-commencement as a failure to secure appropriate archaeological investigation in advance of development would be contrary to paragraph 199 of the National Planning Policy Framework (NPPF) that requires developers to record and advance of understanding of the significance of any heritage assets affected by development before they are lost (wholly or in part)*

- 1.3. The scope of this evaluation was defined by Place Services on behalf of CBC in a brief (CBC 2020). The evaluation was carried out in accordance with a Written Scheme of Investigation (WSI) prepared by CA (2022) and approved by the CBC Archaeologist (CBCA).
- 1.4. The evaluation was also undertaken in line with *Standards for the Field Archaeology in the East of England* (Gurney 2003), the *Standard and guidance for archaeological field evaluation* (ClfA 2014a; updated October 2020), *Management of Research*

*Projects in the Historic Environment (MoRPHE) PPN 3: Archaeological Excavation (HE 2015a) and Management of Research Projects in the Historic Environment: The MoRPHE Project Managers' Guide (HE 2015b).*

### **The site**

- 1.5. The development site is approximately 0.31ha in extent and lies on the southern edge of the village of Sutton (Fig. 1). It is bounded to the east by a private access road to Manor Farm, to the west by a treeline along the edge of Potton Brook, and to the north and south by agricultural buildings and the farmhouse at Manor Farm. The site currently comprises a number of agricultural barns and other ancillary structures relating to the farm and includes areas of soft landscaping and hardstanding in the open areas. The site is located at approximately 33m above Ordnance Datum (aOD), on relatively level ground.
- 1.6. The underlying bedrock geology of the site is mapped as sandstone of the Woburn Sands Formation, formed approximately 101 to 126 million years ago in the Cretaceous Period. No superficial deposits have been recorded within the site itself, although alluvial layers of clay, silt, sand and gravel, formed up to 2 million years ago in the Quaternary Period, are recorded immediately to the west along the line of the Potton Brook watercourse (BGS 2022).

## **2. ARCHAEOLOGICAL BACKGROUND**

- 2.1. The following section is based on a Central Bedfordshire Historic Environment Record (CBHER) search (ref: 202223/031) and it also includes information drawn from the brief (CBC 2020). The CBHER search included any known assets within a 500m radius from the centre of the site.
- 2.2. No prehistoric or Romano-British heritage assets are known in the immediate vicinity of the site.
- 2.3. Manor Farm and the site itself lie within the historic settlement of Sutton (HER 17165), an area that includes evidence for medieval settlement. The village core is designated as a Conservation Area (DBD 3405).



- 2.4. The Scheduled Monument site of John O'Gaunt's Hill (HER 510) lies approximately 400m to the north of the site. It comprises an oval mound measuring 91.5m long by 64m wide, standing 4.5m in height above surrounding land. There is a ditch on the west side which fades out towards the east, and the north was defended by a natural marsh. Access to the mound is by a causeway across the northwest corner of the ditch, but there is no evidence for this being an original entrance. The top of the mound has been flattened for the construction of the Sutton golf course. The mound was probably associated with the manor that at one period belonged to Henry, Earl of Derby, the son of John of Gaunt. Fragments of roof tile have been found on the south of the mound, possibly from a "pheasantry" shown on the OS First Edition, and there are reports of animal bone and pieces of armour being found during golf course works. No archaeological features associated with the medieval John O'Gaunt's Hill were identified during recent archaeological works undertaken in the golf course area (EBD 2113).
- 2.5. All Saints Church (NHLE 1138081) stands at the southeastern end of Sutton Park, c.220m to the northwest of the site. The earliest portion of the church, the south doorway, dates to the 13<sup>th</sup> century, as well as the south arcade with four bays. In the 14<sup>th</sup> century, the chancel was entirely re-built, while the western tower and the south porch, built in place of the earlier one which had a steeper gable, was added during the 15<sup>th</sup> century. An archaeological watching brief was conducted at the church in 2003 (EBD 840). The legs, pelvis and part of the torso of a single human skeleton were revealed during the works.
- 2.6. The Old Rectory (NHLE 1114085), located immediately to the east of All Saints Church and c.100m to the northwest of the site, is a Grade II Building of Special Architectural or Historic Interest. The oldest part belongs to an 'H' shaped building of timber and plaster, probably of 16<sup>th</sup> century date, with a later wing on the north side.
- 2.7. A number of buildings further east along the High Street are Grade II listed, mostly dating to the 17<sup>th</sup> and 18<sup>th</sup> centuries but with several buildings which retain some original features dating back as far as the 13<sup>th</sup> century. A unique feature of Sutton and the neighbouring village of Potton are the oblique layered iron-stone walls which form boundaries to some of the older buildings in the village.

- 2.8. The main residential building at Manor Farm is a 17<sup>th</sup> century timber framed building (HER 5432). The site is associated with the manor of Enderby which appears to have been created from part of Sutton Manor during the 15<sup>th</sup> century.
- 2.9. A packhorse bridge (NHLE 1321630) is located 80m north of the Site. This was originally medieval with later 18<sup>th</sup> century repairs.

### 3. AIMS AND OBJECTIVES

- 3.1. The general objective of the evaluation was to provide further information on the likely archaeological resource within the site, including its presence/absence, character, extent, date and state of preservation. This information will enable CBC, as advised by the CBCA, to identify and assess the particular significance of any archaeological heritage assets within the site, consider the impact of the proposed development upon that significance and, if appropriate, develop strategies to avoid or minimise conflict between heritage asset conservation and the development proposal. This process is in line with policies contained in the *National Planning Policy Framework* (MHCLG 2021). A further objective of the project was to compile a stable, ordered, accessible project archive.
- 3.2. The specific objective of the evaluation was to investigate the presence or absence of any remains pertaining to the medieval manor of Enderby, which appears to have been created from part of Sutton Manor during the 15<sup>th</sup> century. Characterising Late Saxon and mediaeval settlement forms and understanding how they appear, grow, shift and disappear is a local and regional historic environment research objective (Brown and Glazebrook 2000, 24-25, Oake 2007, 14 and Medlycott 2011, 70). In Bedfordshire, it is similarly noted that other aspects of medieval settlement patterns including the more dispersed elements such as non-principal manors also require further study (ibid 2007).

### 4. METHODOLOGY

- 4.1. The evaluation fieldwork comprised the excavation of three trenches in the locations shown in Figure 2:
- Trench 1: measuring 21m long by 1.8m wide;



- Trench 2: measuring 10m long by 1.8m wide;
- Trench 3: measuring 9m long by 1.8m wide.

- 4.2. The trenches were located to provide a representative sample of the site, focusing on the areas within the footprint of the planned development. The original plan was to excavate two trenches; however, the planned location for Trench 2 was crossed by an unmapped service, located during CAT and genny scanning of the planned trench locations. A dense pile of broken asbestos roofing material was also located in this area (Fig. 3). With the approval of the CBCA, it was therefore decided to modify Trench 1 into an L-shape by adding a 6m long extension, and to create two new north-west/south-east aligned trenches (Trenches 2 and 3) to investigate the northern half of the development area.
- 4.3. Trenches were set out on OS National Grid co-ordinates using Leica GPS and scanned for services by trained CA staff using CAT and genny equipment. Overburden was stripped from the trenches by a mechanical excavator fitted with a toothless grading bucket. All machining was conducted under archaeological supervision to the top of the natural substrate, which was the level at which archaeological features were first encountered.
- 4.4. Only features of late post-medieval/Early Modern date were found, and no deposits were identified that required sampling. Records were maintained in accordance with *CA Technical Manual 1: Fieldwork Recording Manual*.
- 4.5. CA has made arrangements with The Higgins Art Gallery and Museum (BEDFM 2022/82) for the deposition of the project archive. A digital archive will also be prepared and deposited with the Archaeology Data Service (ADS), and the D.O.I. will be passed on to the HER Team. The archives (museum and digital) will be prepared and deposited in accordance with *Standard and guidance for the creation, compilation, transfer and deposition of archaeological archives* (ClfA 2014b; updated October 2020) as well guidance set out in *Preparing Archaeological Archives for Deposition in Registered Museums in Bedfordshire* (Bedford Museum 2010).
- 4.6. A summary of information from this project, as set out in Appendix B, will be entered onto the OASIS online database of archaeological projects in Britain.

## 5. RESULTS

- 5.1. This section provides an overview of the evaluation results. Detailed summaries of the recorded contexts are given in Appendix A. No artefactual material or environmental samples were recovered from the site.
- 5.2. The natural geological substrate was encountered across the site at an average depth of 0.46m below present ground level, and comprised mid brown orange sand with patches of ironstone (see Fig. 4). This was overlain by a made ground levelling layer comprising mixed silty sand and demolition rubble which averaged 0.4m thick (see Fig. 4). While this layer provided the present ground level surface within Trench 2, within Trench 1 it was sealed by a 0.13m thick layer of topsoil (100), and within Trench 3 it was sealed by a 0.04m thick layer of gravel forming a driveway surface.
- 5.3. No archaeological remains were present within Trench 1 and no activity predating the post-medieval period was revealed in trenches 2 and 3.
- 5.4. The remains of north-east/south-west orientated brick wall foundation 204 were revealed within Trench 2 (see Fig. 5), and the wall line continued towards the north-east before turning to the north-west in Trench 3 (wall foundation 304; see Fig. 5). The unfrosted, light yellow-coloured bricks measured 220mm long, 110mm wide and 70mm thick, with no visible inclusions. The two bottom rows were laid as stretcher and the top row laid as header on edge with sandy pale yellow flush mortar. The wall foundations correspond with the location of a building first identified on the OS six-inch map of 1884, with the building remaining on the OS mapping until the 1960s. The building remains are likely representative of former farmyard buildings belonging to Manor Farm.

## 6. DISCUSSION

- 6.1. During the course of this evaluation, two wall foundations were identified within Trenches 2 and 3. These were constructed using bricks dating to the 18th or 19th centuries and correlate with the location of a building depicted on the OS mapping between 1884 and the 1960s, likely representing an outbuilding belonging to Manor Farm. No other features or deposits of archaeological interest were identified during the course of the evaluation and specifically no remains pertaining to the medieval

manor of Enderby were revealed. Consequently, the results of the evaluation will not contribute to any of the research themes or objectives identified in section 3 above.

- 6.2. The location of a made ground layer directly overlying the natural substrate indicates a degree of truncation across the site area. This may be a result of levelling during the construction of and subsequent alterations to the farmyard and buildings, a proposition which is further supported by a significantly higher ground level to the east and the south than within the site itself. It is likely that this level of truncation would have removed any archaeological deposits within the site had they been present.

## 7. CA PROJECT TEAM

- 7.1. Fieldwork was undertaken by Ralph Brown, assisted by Ricky Menzies. This report was written by Ralph Brown, and the report illustrations were prepared by Helena Munoz-Mojado. The project archive has been compiled and prepared for deposition by Molly Agnew-Henshaw. The project was managed for CA by Daniele Pirisino.

## 8. REFERENCES

Bedford Museum 2010 *Preparing Archaeological Archives for Deposition in Registered Museums in Bedfordshire, Unpublished Museum Archiving Guidance*

British Geological Survey 2022 *BGS Geology Viewer*  
[https://geologyviewer.bgs.ac.uk/?\\_ga=2.85880985.1050205140.1659354252-1913367769.1659354252](https://geologyviewer.bgs.ac.uk/?_ga=2.85880985.1050205140.1659354252-1913367769.1659354252) Accessed 21 December 2022

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*Standard and guidance for archaeological field evaluation*

CIfA (Chartered Institute for Archaeologists) 2014b (updated October 2020)  
*Standard and guidance for the creation, compilation, transfer and deposition of archaeological archives*

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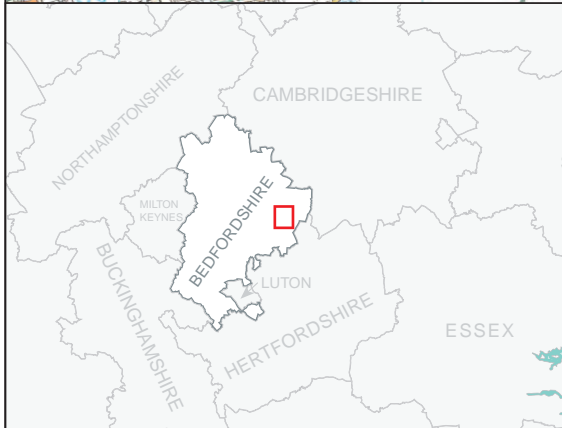
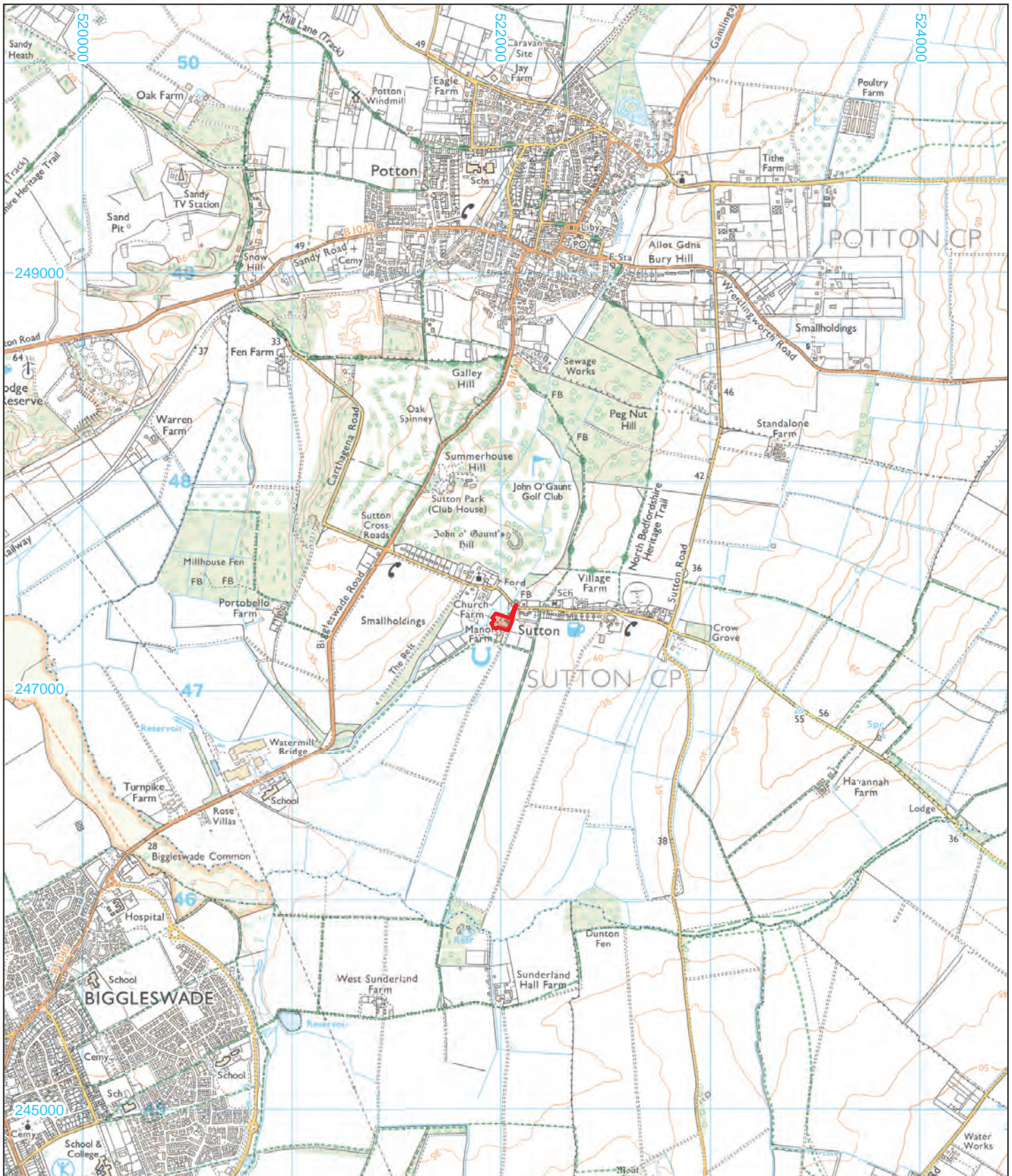
## APPENDIX A: CONTEXT DESCRIPTIONS

Trench	Context	Context type	Fill of	Interpretive Category	Comments	Length (m)	Width (m)	Depth (m)
1	100	Layer		Topsoil	Friable dark grey brown sandy silt with rare subangular stone inclusions 10-40mm	21	1.8	0.13
1	101	Layer		Made ground/ demolition	Loose mixed dark brown grey and orange brown silty sand with frequent brick rubble	21	1.8	0.37
1	102	Layer		Natural	Firm brown orange iron stone with patches of sand	21	1.8	-
2	200	Layer		Topsoil	Friable dark grey brown sandy silt with rare subangular stone inclusions 10-40mm	1.5	1.8	0.24
2	201	Layer		Made ground/ demolition	Loose mixed dark brown grey and orange brown silty sand with frequent brick rubble	8.5	1.8	0.38
2	202	Layer		Natural	Loose mid brown orange sand with patches of iron stone	10	1.8	-
2	203	Cut		Structure	NE-SW Linear with vertical straight sides and a flat base.	1.8	0.53	0.27
2	204	Structure		Wall	220mmx110mmx70mm white yellow hard rectangular brick with no inclusions or frog. The two bottom rows laid as stretcher and the top row laid as header on edge with sandy pale yellow mortar flush.	1.8	0.53	0.27
2	205	Fill	203	Deliberate Backfill	Loose mid brown grey silty sand	1.8	0.53	0.27
3	300	Layer		Car park surface	Loose mid brown grey gravel and stones	9	2.4	0.04
3	301	Layer		Made ground/ demolition	Loose mixed dark brown grey and orange brown silty sand with frequent brick rubble & Made ground/ demolition	9	2.4	0.46
3	302	Layer		Natural	Loose mid brown orange sand with patches of iron stone	9	2.4	-
3	303	Cut		Structure	NW-SE Linear with vertical straight sides and a flat base	3.5	0.35	0.17
3	304	Structure		Wall	220mmx110mmx70mm white yellow hard rectangular brick with no inclusions or frog. Laid as header on edge with sandy pale yellow mortar flush.	3.5	0.35	0.17
3	305	Fill		Deliberate Backfill	Loose mid brown grey silty sand	3.5	0.35	0.17

## APPENDIX B: OASIS REPORT FORM

<b>PROJECT DETAILS</b>		
Project name	Manor Farm, Sutton, Bedfordshire: Archaeological Evaluation	
Short description	<p>In November 2022, Cotswold Archaeology carried out an archaeological evaluation of land at Manor Farm, Sutton, Bedfordshire, at the request of Brown &amp; Co. A total of 3 trenches were excavated across the accessible parts of the development area. No remains of archaeological significance were found. In Trenches 2 and 3, post-medieval brick wall foundations were revealed, relating to a building depicted on Ordnance Survey maps dating from 1884 into the 1960s. The walls likely represent the remains of a former outbuilding of 18th/ 19th century date belonging to Manor Farm.</p> <p>Deposits of made ground directly overlying the natural geology as well as a significant height difference between ground levels within the site and the higher ground to the south and east provide further evidence of extensive truncation within the development area that would have adversely affected the preservation of any archaeological remains that may have originally been present.</p>	
Project dates	10 – 11 Nov 2022	
Project type	Archaeological Evaluation	
Previous work	None	
Future work	Unknown	
<b>PROJECT LOCATION</b>		
Site location	Manor Farm, Sutton, Bedfordshire	
Study area (m <sup>2</sup> /ha)	0.31ha	
Site co-ordinates	522030 247337	
<b>PROJECT CREATORS</b>		
Name of organisation	Cotswold Archaeology	
Project brief originator	Central Bedfordshire Council	
Project design (WSI) originator	Cotswold Archaeology	
Project Manager	Daniele Pirisino	
Project Supervisor	Ralph Brown	
<b>MONUMENT TYPE</b>	Post-medieval wall foundations	
<b>SIGNIFICANT FINDS</b>	none	
<b>PROJECT ARCHIVES</b>		
	<b>Intended final location of archive (museum/Accession no.)</b>	<b>Content (e.g. pottery, animal bone etc)</b>
Physical	The Higgins Art Gallery and Museum	None
Paper	The Higgins Art Gallery and Museum	Report, sections, trench sheets
Digital	Archaeological Data Service (ADS)	Database, digital photos report
<b>BIBLIOGRAPHY</b>		
Cotswold Archaeology 2022 <i>Manor Farm, Sutton, Bedfordshire: Archaeological Evaluation</i> CA typescript report <b>MK0734_2</b>		





 Site boundary



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PROJECT TITLE  
**Manor Farm, Sutton**

FIGURE TITLE  
**Site location plan**

DRAWN BY	HMM	PROJECT NO.	MK0734	FIGURE NO.
CHECKED BY	DJB	DATE	16/11/2022	1
APPROVED BY	DP	SCALE	@A4 1:25,000	





- Site boundary
- Evaluation trench
- Structure
- Modern (unexcavated/excavated)
- Natural (unexcavated/excavated)
- Asbestos
- Constraint



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PROJECT TITLE  
**Manor Farm, Sutton**

FIGURE TITLE  
**Test pits location plan showing evaluation**

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The site before trench excavation, looking north-east



The site before trench excavation, with a scatter of asbestos sheet fragments, looking south



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PROJECT TITLE

Manor Farm, Sutton

FIGURE TITLE

**Pre-evaluation site condition:  
 photographs**

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 CHECKED BY DJB DATE 16/11/2022  
 APPROVED BY DP SCALE@A4 NA

FIGURE NO.

**3**





Trench 1, looking north-west (1m scales)



Trench 1, made ground looking south-west (1m scales)



Trench 1, looking north-east (1m scales)



Trench 2, looking north-west (1m scales)



Trench 3, looking north-west (1m scales)

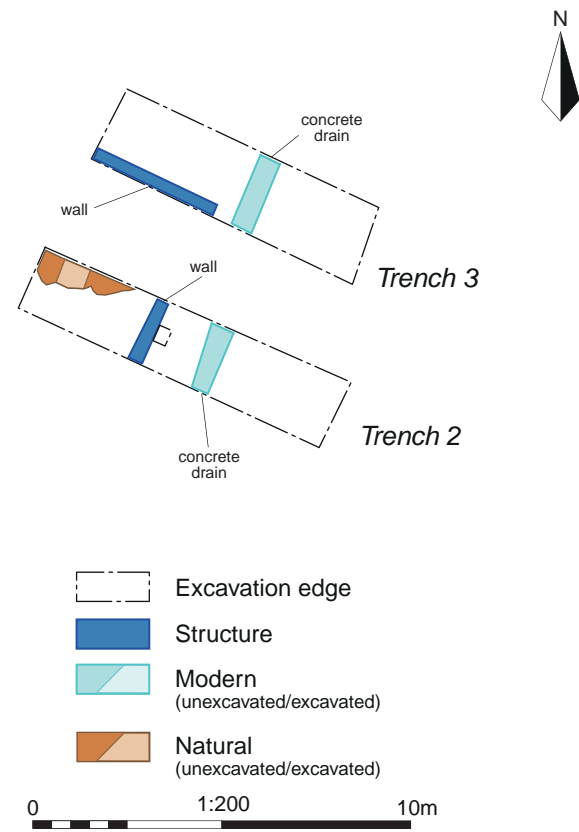

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PROJECT TITLE  
**Manor Farm, Sutton**

FIGURE TITLE  
**Trench photographs**

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Trench 2, wall, looking south-west (1m scale)



Trench 2 and trench 3, wall, looking south-west (1m scale)



Trench 2, modern disturbance, looking north-west (1m scale)



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