

LAND AT ROSE-IN-VALE, LUDGVAN, PENZANCE, CORNWALL

Centred on SW 49961 32733

Historic Environment Assessment

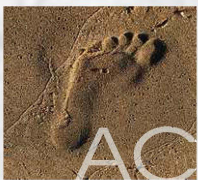
Cornwall Council Planning Reference PA13/08223,
Condition 6

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AC archaeology

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Summary

This report has been prepared during May 2014 by AC archaeology and represents the results of a historic environment assessment undertaken as a requirement of planning permission for a proposed development of land at the Rose-in-Vale, Ludgvan, Penzance, Cornwall (centred on SW 49961 32733).

The assessment has identified that there are 59 heritage assets within the 1km study area surrounding the development site, including a Conservation Area, four scheduled monuments, two grade II listed buildings, five grade II listed buildings and eighteen grade II listed structures or monuments. The majority of the heritage assets are within the Ludgvan Churchtown Conservation Area. There are no heritage assets located within the development site.*

No previously unrecorded archaeological features were identified during the site visit. Historic map evidence indicates that the northern boundary of the development area may relate to a prehistoric or Romano-British settlement known as a 'round', which has been previously postulated for the area directly to the north of the site. There may be potential for the survival of below-ground archaeological deposits, together with archaeological remains associated with the former field boundaries represented on historic maps. These may be encountered during any groundworks associated with the proposed development.

The settings assessment has identified that the proposed development site is intervisible with the nationally important medieval buildings located on St Michael's Mount. It is considered that the development will have a minor impact on the setting of these assets, with no consequential impact on their significance.

1 INTRODUCTION (Fig. 1)

- 1.1 This historic environment assessment has been prepared as part of a requirement (condition 6, Cornwall Council reference PA13/08223) for planning permission for a proposed development of land at the Rose-in-Vale, Ludgvan, Penzance, Cornwall (centred on SW 49961 32733). The report has been commissioned by Laurence Associates on behalf of Mr David Wallis and prepared by AC archaeology during May 2014. The location of the site is shown on Fig. 1.
- 1.2 The development site principally comprises part of a field encompassing 6,673 square metres, and is located 200 metres to the WSW of the Rose-in-Vale farmstead, which lies approximately 350 metres to the southwest of the village of Ludgvan, Cornwall. The proposed development involves the construction of a solar park.
- 1.3 The development site is situated within an area of land characterised as *anciently enclosed land* by the Cornwall Council Historic Environment Service.
- 1.4 The underlying solid geology consists of slate and siltstone of the Mylor Slate formation, and an igneous dyke of Permian felsite is also recorded in close proximity. (British Geological Survey 2014).

2 AIMS AND METHODOLOGY

2.1 The scope of the study has included designated Heritage Assets (World Heritage Sites, Scheduled Monuments, Listed Buildings, Conservations Areas, Battlefield Sites, and Registered Parks and Gardens) and non-designated Assets (archaeological sites and finds, historic buildings, other historic landscape features or locally-designated features, or areas, of cultural heritage importance).

2.2 The aims of this assessment are:

- To assess the significance of the currently recorded archaeological resource of the study area;
- To assess the potential for the discovery of additional sites of archaeological or cultural heritage interest within the boundaries of the proposed application area; and
- To identify the possible effects of the proposed development, whether adverse or positive.

2.3 The study has consisted of a desk-based assessment, as defined by the Institute for Archaeologists *Standard and Guidance for Historic Environment Desk-Based Assessment* (1994, revised 2011). The study area has comprised a zone of 1km radius around the proposed application site, for both designated and non-designated heritage assets.

2.4 The following data sources have been examined:

- Historical cartographic, photographic and documentary information held by the Cornwall Record Office, Truro
- Archaeological records, historic building information, aerial photographs and other relevant cultural heritage data held at the Cornwall Historic Environment Record, Truro
- Heritage Gateway website;
- The National Heritage List website
- British Geological Survey online database; and,
- Other relevant published or unpublished information.

2.5 A site visit was undertaken on the 21st May 2014.

2.6 The impact of the proposed scheme upon the setting and therefore significance of the relevant heritage assets has been considered in accordance with the guidance provided by *The Setting of Heritage Assets* (English Heritage 2011).

3 LEGISLATION AND GUIDANCE

3.1 Relevant protection, guidance and policies relating to the protection, maintenance and enhancement of archaeological sites and other aspects of cultural heritage that are relevant to this scheme may be summarised as follows:

Scheduled monuments

3.2 Scheduled monuments, as defined under the *Ancient Monuments and Archaeological Areas Act* (1979) are sites which have been selected by a set of non-statutory criteria to be of national importance. These criteria comprise

period, rarity, documentation, group value, survival/condition, fragility/vulnerability, diversity, and potential. Where scheduled sites are affected by development proposals there is a presumption in favour of their physical preservation. There is also a presumption against developments which have a significant impact on the integrity of the setting of scheduled monuments. Any works, other than activities receiving class consent under *The Ancient Monuments (Class Consents) Order 1981*, as amended by *The Ancient Monuments (Class Consents) Order 1994*, which would have the effect of demolishing, destroying, damaging, removing, repairing, altering, adding to, flooding or covering up a Scheduled Monument require consent from the Secretary of State for the Department of Culture, Media and Sport.

National policy

- 3.3** General policy and guidance for the conservation of the historic environment are now contained in Chapter 12 of the *National Planning Policy Framework* (Department for Communities and Local Government 2012). Archaeological sites, buildings, parks and gardens, conservation areas, battlefields or other aspects of the historic environment that have significance because of their historic, archaeological, architectural or artistic interest are now considered heritage assets under a revised policy system. Designated Heritage Assets are afforded protection as either scheduled monuments, listed buildings or through their inclusion within conservation areas (see Sections 3.1 and 3.2 above). The ministerial forward to the NPPF states that '*Sustainable Development [SD] is about change for the better*', and that '*Our historic environment – buildings, landscapes, towns and villages – can be better cherished if their spirit of place thrives rather than withers*'.
- 3.4** In line with the twelve core planning principles, planning should '*conserve heritage assets in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of this and future generations*' (paragraph 17, p6). It is English Heritage's view that a proposal that fails to adhere to historic environment policies is not a SD.
- 3.5** The relevant policies are Listed below:-

Paragraph 128

In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.

Paragraph 129

Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this assessment into account when considering the impact of a proposal on a heritage asset, to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposal.

Paragraph 132

When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset's conservation. The

more important the asset, the greater the weight should be. Significance can be harmed or lost through alteration or destruction of the heritage asset or development within its setting. As heritage assets are irreplaceable, any harm or loss should require clear and convincing justification. Substantial harm to or loss of a Grade II listed building, park or garden should be exceptional. Substantial harm to or loss of designated heritage assets of the highest significance, notably scheduled monuments, protected wreck sites, battlefields, Grade I and II* listed buildings, Grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional.

Paragraph 133

Where a proposed development will lead to substantial harm to or total loss of significance of a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or loss is necessary to achieve substantial public benefits that outweigh that harm or loss, or all of the following apply:

- the nature of the heritage asset prevents all reasonable uses of the site; and
- no viable use of the heritage asset itself can be found in the medium term through appropriate marketing that will enable its conservation; and
- conservation by grant-funding or some form of charitable or public ownership is demonstrably not possible;
- the harm or loss is outweighed by the benefit of bringing the site back into use.

Paragraph 134

Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal, including securing its optimum viable use.

Paragraph 135

The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that affect directly or indirectly non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.

Paragraph 137

Local planning authorities should look for opportunities for new development within Conservation Areas and World Heritage Sites and within the setting of heritage assets to enhance or better reveal their significance. Proposals that preserve those elements of the setting that make a positive contribution to or better reveal the significance of the asset should be treated favourably.

Paragraph 139

Non-designated heritage assets of archaeological interest that are demonstrably of equivalent significance to scheduled monuments, should be considered subject to the policies for designated heritage assets.

Historic hedgerows

- 3.6** Hedgerows of historic importance are afforded protection under *The Hedgerow Regulations 1997*, section 97 of the *Environment Act 1995*. The scheme has come into effect as of 1 June 1997 and any hedgerow which is defined, at that date, as being of historical or ecological importance requires grant of consent by the local planning authority prior to removal.

Local authority plan

- 3.7** Relevant policies for the management of archaeology and cultural heritage are set out in the Penwith District Local Plan (2004). The relevant policies are set out below:

6.3.68 Policy CC14: PROPOSALS FOR DEVELOPMENT WHICH WOULD HAVE A SIGNIFICANT ADVERSE EFFECT ON THE SHORELINE OR ADJACENT COASTAL WATERS IN TERMS OF ITS LANDSCAPE CHARACTER, AMENITY, NATURE CONSERVATION, ARCHAEOLOGICAL, HISTORIC AND GEOLOGICAL VALUES WILL NOT BE PERMITTED.

Historic Environment

6.3.72 Penwith is rich in archaeological and historic remains and contains many outstanding features including burial mounds, chamber tombs, ritual stone monuments, ancient settlements, field systems, cliff castles, hill forts, fogous, granite crosses, holy wells and chapels. Although the individual monuments, sites and features are of great importance in themselves the District is particularly significant for its extensive and complex archaeological and historic landscape which has survived through the centuries. The District is also rich in industrial remains especially as a result of tin mining activities, with the remains of engine houses providing an enduring and stark image of this heritage. A measure of Penwith's importance in this respect is the recommendation, in 1988, by the USA/UK Countryside Stewardship Exchange Scheme to put forward parts of Penwith, along with several other areas of the County, for designation as the Cornish Mining Areas World Heritage Site (by ICOMOS).

Sites of Archaeological and Historic Importance

6.3.73 Archaeological and historic remains represent a finite non-renewable resource and in many cases are vulnerable to damage and destruction, not just to the sites themselves but also their setting. Such sites are identified in the Cornwall and Isles of Scilly Sites and Monument Record maintained by Cornwall County Council. The list of sites is continually under review in the light of chance discoveries, ongoing fieldwork and new research.

6.3.74 The designation and preservation of Scheduled Ancient Monuments (SAMs) is a function of central government. Sites are included in the Schedule of Ancient Monuments maintained by the Secretary of State and are protected under the terms of the Ancient Monuments and Archaeological Areas Act 1979 and the National Heritage Act 1983. Designated monuments may be areas of land, as well as buildings or structures, which are of historic interest and are of importance in the national context. Every proposal affecting such a site or its setting must be referred to the Secretary of State for Scheduled Monument Consent. In addition the Structure Plan (Policy ENV 2, 1997 & Policy 2, 2004) seeks to safeguard the structure, character and setting of the archaeological and historic environment, with priority given to the physical preservation of nationally important sites.

6.3.75 Planning Policy Guidance "Archaeology and Planning" (PPG 16) sets out detailed advice on the handling of archaeological remains in the planning process. Nationally important archaeological sites and structures and their settings, whether scheduled or not, will normally be physically preserved 'in-situ' from development that may adversely affect them.

6.3.76 Where there is reason to believe that important archaeological remains may exist on a proposed site it is vital that early consideration is given to this in the planning process. The Council may request a field evaluation to be undertaken, which provides a rapid and inexpensive operation used to help define the character and extent of the remains and thereby indicate the weight which should be attached to their preservation. Where preservation 'in-situ' is not considered justified it is important that satisfactory provision is made for excavation and recording of the remains before the development commences. In the absence of an agreement the Council can secure excavation and recording by imposing conditions.

6.3.77 Although many archaeological sites and remains are located in the countryside the following policy will also apply to those located in the towns and villages.

6.3.78 Policy CC15: PROPOSALS FOR DEVELOPMENT WHICH WOULD DAMAGE SCHEDULED ANCIENT MONUMENTS AND OTHER NATIONALLY IMPORTANT ARCHAEOLOGICAL REMAINS, OR THEIR SETTING, WILL NOT BE PERMITTED.

Areas of Great Historic Value

6.3.79 Areas of Great Historic Value (AGHV) are designated by the County Council where there are concentrations of Ancient Monuments or where the landscape has changed little from previous historical periods and where many sites can still be seen in their original settings. Two such areas are identified in the Structure Plan within the District (Proposal ENV B), the extensive Penwith Moors and Coast, covering much of the Land's End peninsula, and the Upton Towans-Godrevy area. The Penwith Moors and Coast designation contains a host of archaeological remains and forms one of the greatest concentrations of Scheduled Monuments in Britain. Moreover much of the prehistoric landscape still remains intact since agricultural activity over the centuries has tended to maintain and reuse the

ancient field systems. The survival of whole agricultural landscapes on such a scale is unusual in Britain. The area is also rich in industrial remains, mainly as a result of tin mining activities in the St. Just area. The Gwithian-Godrevy designation contains extensive and important remains from early prehistoric camps to a medieval manor house. Although sand blow has been responsible for burying these sites it is known that extensive archaeological evidence still remains preserved. Following reappraisal of the designation by the County Council as part of the Structure Plan, an extension of the Gwithian-Godrevy AGHV was proposed at Upton Towans where the remarkable remains of the National Explosives Works are extremely well preserved beneath the dunes and this has been incorporated through the Local Plan process.

6.3.80 Within the Areas of Great Historic Value and where remains of county importance are affected proposals will not be permitted unless there is no significant adverse impact. The Structure Plan also safeguards the structure, character and setting of the archaeological and historic environment in general, but particularly the AGHV (Policy ENV 2, 1997 and Policy 2, 2004).

6.3.18 Policy CC16: PROPOSALS FOR DEVELOPMENT WITHIN THE AREAS OF GREAT HISTORIC VALUE AND THOSE AFFECTING ARCHAEOLOGICAL REMAINS OF COUNTY IMPORTANCE WILL NOT BE PERMITTED WHERE IT WOULD HARM:-

(i) THE HISTORIC CHARACTER OF THE LANDSCAPE OR

(ii) THE VALUE, CHARACTER OR SETTING OF THE REMAINS.

Listed Buildings

6.3.82 Listed Buildings, which can be of value for their architectural or historic interest, can make a significant contribution to the rural landscape. The importance of Listed Buildings is outlined in the Towns and Villages section, and proposals which affect Listed Buildings and their setting will be considered in the context of POLICIES TV-10 (para. 7.3.28).

6.3.83 Other buildings, although not Listed, can also form an important element in the local scene.

Historic Parks and Gardens

6.3.84 Historic parks and gardens form an important part of an area's heritage and environment. The Register of Parks and Gardens of Special Historic Interest in England is a national record established and maintained by English Heritage. It contains over 1500 sites of national significance and aims to ensure that these parks and their features and qualities are safeguarded. There are five registered sites in Penwith: Trengwainton near Penzance, St. Michael's Mount, The Barbara Hepworth Sculpture Garden in St Ives, Morrab Gardens in Penzance and The Downs, St Michael's Hospital in Hayle. Inclusion on the Register does not confer statutory protection but PPG 15 "Planning and the Historic Environment" requires that local authorities try and safeguard historic gardens and their settings.

6.3.85 Policy CC17: PROPOSALS FOR DEVELOPMENT WHICH WOULD ADVERSELY AFFECT HISTORIC PARKS AND GARDENS OR THEIR SETTING WILL NOT BE PERMITTED.

7.3.28 Policy TV10: PROPOSALS FOR DEVELOPMENT WHICH WOULD DIRECTLY OR INDIRECTLY AFFECT A LISTED BUILDING WILL NOT BE PERMITTED UNLESS THEY RESPECT:

(i) ITS INTRINSIC ARCHITECTURAL AND HISTORIC VALUE;

(ii) ITS DESIGN AND PARTICULAR PHYSICAL FEATURES; AND

(iii) ITS SETTING AND CONTRIBUTION TO THE LOCAL SCENE.

4 HERITAGE ASSETS WITHIN THE STUDY AREA (Fig. 2)

- 4.1** The following section provides a summary of all of the recorded designated and non-designated heritage assets within 1km of the centre of the proposed development site, and assesses the significance of these assets. The archaeological and historical data has been collated from the Cornwall Historic Environment Record, Truro, together with the National Heritage List website and Heritage Gateway. The identified sites are tabulated in detail in Appendix 1 and presented on Fig. 2. Each source has its own limitations, and national and county databases are also limited in that they only provide a record of known archaeological data.
- 4.2** In order to assess the significance (value) of heritage assets within and around the development area, it is necessary to define the significance of individual or groups of heritage assets. There is no formal process for assessing the significance of heritage assets other than those with statutory protection (e.g. for scheduled monuments and listed buildings), but advice on the criteria to be used is included in the English Heritage guidance 'Conservation Principles – Policies and guidance for the sustainable management of the historic environment' (EH 2008). This guidance states that heritage assets are considered to have significance based on their evidential, historical, aesthetic or communal value.
- 4.3** The ranking of significance used in this assessment considers these criteria, but expresses the results using a scale of significance derived from the *Design Manual for Roads and Bridges*, (DMRB 2 Volume 11, 2012). The ranking is presented in Table 1 below.

Table 1: Assessment of significance (value) of heritage assets

SIGNIFICANCE (VALUE)	FACTORS FOR ASSESSING THE SIGNIFICANCE (VALUE) OF HERITAGE ASSETS
Very High	<ul style="list-style-type: none"> World Heritage Sites (including nominated sites) Assets of acknowledged international importance Assets that can contribute significantly to acknowledged international research objectives Assets with exceptional evidential, historical, aesthetic or communal value
High	<ul style="list-style-type: none"> Scheduled Monuments (including proposed sites) Grade I and II* Listed Buildings Grade I and II* Registered Parks and Gardens Undesignated heritage assets of schedulable or exceptional quality and importance Conservation Areas containing very important buildings Assets that can contribute significantly to acknowledged national research objectives Assets with high evidential, historical, aesthetic or communal value
Medium	<ul style="list-style-type: none"> Designated or undesignated assets that have exceptional qualities or contribute to regional research objectives Grade II Listed Buildings Grade II Registered Parks and Gardens Assets with moderate evidential, historical, aesthetic or communal value
Low	<ul style="list-style-type: none"> Designated and undesignated heritage assets of local importance Assets compromised by poor preservation and/or poor survival of contextual associations Assets of limited value, but with potential to contribute to local research objectives Assets with low evidential, historical, aesthetic or communal value
Negligible	<ul style="list-style-type: none"> Assets with very little or no surviving archaeological, architectural or historical interest Assets with minimal evidential, historical, aesthetic or communal value
Unknown	<ul style="list-style-type: none"> The importance of the resource has not been ascertained

Designated heritage assets

- 4.4 There are twenty nine designated heritage assets within the 1km surrounding the application site. These comprise four scheduled monuments, two grade II* listed buildings, five grade II listed buildings and eighteen grade II listed structures or monuments.

Scheduled monuments

- 4.5 Three medieval stone crosses (Sites 31-33) are located 0.5km northeast of the development site within the churchyard of Ludgvan Church (Site 8) at the heart of the Conservation Area (Site 1). The significance of the crosses are based upon their high evidential and historical values, and as scheduled monuments are considered to be assets of ***high significance***.
- 4.6 A fragment of medieval cross head (Site 58) is built into a ruined wing of the manor house of Treassowe 1km north of the development site. The significance of this asset is based upon its high evidential values and is therefore considered to be an asset of ***high significance***.

Conservation Areas

- 4.7 The core of the village of Ludgvan Churchtown, 0.5km northeast of the development site, is designated a Conservation Area (Site 1). It is designated as an area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance. The area contains twenty one designated heritage assets. This asset is therefore considered to be of ***high significance***.

Grade II* Listed Buildings

- 4.8 Ludgvan Parish Church (Site 8), dedicated to St. Paul, is a grade II* listed building located 0.5km northeast of the development site. The building has some surviving Norman work and may be the site of an early Christian *lann*. The significance of this asset is based upon its evidential, historical, aesthetic and communal values, and is considered an asset of ***high significance***.
- 4.9 Hogus House (Site 15) is a grade II* listed building located in Ludgvan village 0.5km to the northeast of the development site. The house was built in 18th-century and significantly modified in the 19th-century. It was the home of Sir Humphry Davy. The significance of this asset is based upon its evidential and historical values and it is considered to be an asset of ***high significance***.

Grade II Listed Buildings

- 4.10 Within the churchyard and forming its boundary are several grade II listed monuments and structures either forming graveyard furniture (Sites 2-7, 11, 16-20, 23) or parts of the churchyard boundary (Sites 9, 12-14, 21). These are considered to be assets of ***medium significance*** based upon their evidential and historical values, and they also retain a group value as a series of assets associated with the grade II* listed church.
- 4.11 Cottages (Site 10), once a single house, built in the late 17th or early 18th-century, are located in the centre of Ludgvan village, west of the church and are grade II listed. These are considered to be assets of ***medium significance*** based upon their evidential and aesthetic values.

- 4.12** The White Hart public house (Site 22) is central to Ludgvan village, 0.5km northeast of the development area. Probably retaining some 17th-century material. This is considered to be an asset of **medium significance** based upon its evidential, aesthetic and communal values.
- 4.13** Tolver Farmhouse (Site 24) is located 1km southwest of the development area. It is probably late 17th or early 18th-century in date. This is considered to be an asset of **medium significance** based upon its evidential values.
- 4.14** Treassowe Manor, Farmhouse, Barn and gate piers (Sites 13, 25 and 26) are located 1km north of the development area. They are all grade II listed with the dwellings having an origin in the 17th-century. These are considered to be assets of **medium significance** based upon their evidential, historical and aesthetic values, and they also retain a group value as a series of assets associated with the Manor.

Non-designated heritage assets

- 4.15** Thirty non-designated heritage assets have been identified within the 1km study area. These assets have been identified using information provided by the Cornwall Historic Environment Record. They are also considered below in relation to the following archaeological periods:

Prehistoric: Palaeolithic	(c. 500,000 BC – c.10.000 BC)
Prehistoric: Mesolithic	(c. 10,000 BC – c. 4,300BC)
Prehistoric: Neolithic	(c. 4,300 BC – c. 2,300BC)
Prehistoric: Bronze Age	(c. 2,300 BC – c. 600 BC)
Prehistoric: Iron Age	(c. 600 BC – c. AD 43)
Romano-British	(c. AD 43 – c. AD 410)
Early Medieval/Anglo-Saxon	(AD 410 – AD 1066)
Medieval	(AD1066 – AD 1485)
Post-Medieval	(AD1485 to AD 1900)
Modern	(AD 1901 to present)

Prehistoric

- 4.16** Only a single asset of possible prehistoric date was identified in the study area. A rectangular mound 19m long has been identified from aerial photographs at Eglos (Site 51), 0.35km south of the development site. Without further supporting evidence this must be considered an asset of **low significance** based upon its evidential values.

Romano-British

- 4.17** A findspot (Site 28) of a piece of (now lost) stone mortaria of possible Roman type is noted as located within Ludgvan village. Knowledge of this asset is currently limited and it is therefore considered to be an asset of **unknown significance**. Three settlement sites of possible Romano-British date have been identified through placename evidence (Sites 35, 36 and 59). No further indication of their existence has been found. The significance of these assets is based upon their evidential values and they are considered to be assets of **unknown significance**.

Early medieval

- 4.18 Ludgvan is listed in Domesday (Site 37) indicating that a settlement existed here in early medieval times. The significance of this asset is based upon its historical values and it is therefore considered to be an asset of ***low to medium significance***.

Medieval

- 4.19 Ludgvan parish Church of St Paul (Site 8) is a medieval foundation with some surviving medieval fabric. It has several medieval crosses and parts of sculpture in the vicinity (Sites 29-33, 45) and a possible demolished 'plain an gwarry' amphitheatre (Site 27) and a lost holy well (Site 34). The significance of the non-designated medieval assets in Ludgvan village are based on their surviving evidential, historical and aesthetic values and are therefore considered to be assets of ***medium significance***. The findspot for a (now lost) medieval silver gilt dress pin is located somewhere in the area of Ludgvan village. Based on the lack of surviving evidential value it is regarded as of ***negligible significance***.
- 4.20 Several medieval settlements are suspected on the basis of documentary or placename evidence (Sites 38, 39, 40, 41, 42) and a corn mill (Sites 46 and 47). The significance of these assets are based on their surviving historical and evidential values and are therefore considered to be assets of ***low significance***.
- 4.21 A field system (Site 53) of probable medieval date has been identified from aerial photography close to Tolver Farm. It would formerly have been part of the broader area of 'anciently enclosed land' as identified in the historic landscape characterisation. The significance of this asset is based on the surviving evidential values and are therefore considered to be an asset of ***low to medium significance***.

Medieval / Post-medieval

- 4.22 The linear earthwork known as the Giant's Grave (Site 43) is of unknown date or function but speculation has placed it as medieval or post-medieval date. It is located 0.5km south of the development site. The significance of this asset is based on its surviving historical and evidential values and is therefore considered to be an asset of ***low significance***.

Post-medieval

- 4.23 A fragment of stone containing a mason's mark (Site 43) now located within the church is considered on the basis of its surviving evidential values to be an asset of ***low significance***. Cartographic evidence for a quarry north of Ludgvan (Site 48) is based on its surviving historical and evidential values and is considered to be an asset of ***low significance***. A possible agricultural earthwork (Site 50) of unknown function located adjacent to Varfell Farm has a significance based on its evidential values and is therefore regarded as an asset of ***low significance***.
- 4.24 Two school buildings in Ludgvan village (Sites 54 and 55) are 19th-century in date. The significance of these assets are based on their surviving evidential, historical and communal values and are therefore considered to be assets of ***low significance***.

Modern

- 4.25** A pill box (Site 49) at Crowlas, 1km to the south of the development site, is recorded to have been disguised as a barn. The significance of this assets is based on its historical values, with no evidential value surviving as the building has been demolished. It is therefore considered to be an asset of **negligible significance**. An agricultural feature (Site 52) is located 0.8km to the north of the development site. It was identified from aerial photography and is of unknown function. It is therefore considered to be an asset of **negligible significance**.

Previous fieldwork within the study area

- 4.26** A field visit (ECO2126) was conducted by the Cornwall Archaeological Unit to assess the possible impact of tree planting on the Giant's Grave earthwork (Site 43).
- 4.27** Some environmental sampling (ECO2644) was undertaken by English Heritage in the general West Penwith area in 2005 as part of English Nature's HEATH Project.
- 4.28** An archaeological building survey (ECO3135) was undertaken by Eric Berry at Tregarthen Stables, Long Rock, Penzance.

5 HISTORICAL DEVELOPMENT OF THE AREA

Introduction

- 5.1** This section of the report is based on a map progression exercise undertaken on a sequence of historic maps relevant to the development site. Research has been conducted using maps held at the Cornwall Record Office, Truro, as well as those listed online. Extracts of relevant maps are included here as Appendix 2.

Early Maps (Not reproduced)

- 5.2** The earliest map consulted was the 1748 Map of the County of Cornwall surveyed by Thomas Martyn. The map shows the settlement of Ludgvan with the church at the centre of a triangle formed by roads. The road to the north passes a large house at Treassowe, a road to the west passes south of Tregarthen. The scale of the map is insufficient to show any further detail relating to the application area. The 1826/1827 County Map of Cornwall by Greenwood was also consulted. This map shows Ludgvan and 'Treasson', but has less detail than Martyn's map.

Ludgvan Tithe Map, 1838 and Apportionment, 1839 (Appendix 2: Map 1)

- 5.3** The 1838 tithe map for Ludgvan shows the development site in much greater detail. The table below is based upon transcription from the 1839 Ludgvan tithe apportionment showing all relevant and adjacent fields, including plot numbers, ownership, land use and a description.

Table 2: Detail transcribed from the Ludgvan Tithe Apportionment, 1839

Plot	Landowner	Occupier	Land use	Description	Tenement
561	Rogers, the Rev John	Hoskin, Richard	Arable	Middle Moor Field	Tregassack
562	Rogers, the Rev John	Hoskin, Richard	Arable	Moor Field	Tregassack
1391	Michelle, Robert	Lanyon, John	Arable	Croft Coath	Michelle's Tenement in Tregarthen
1392	Sir John Bart <i>et al</i>	Leggo, John Raymond	Arable	Croft Coath	Part of Hosking's Tenement in Tregarthen
1393	Sir John Bart <i>et al</i>	Leggo, William	Arable	Croft in (?)	Part of Hosking's Tenement in Tregarthen
1394	Sir John Bart <i>et al</i>	Leggo, William	Arable	Moor Glade	Gibb's Tenement in Tregarthen
1395	Leggo, John Raymond & Michelle, Robert	Leggo, John Raymond	Arable	Part of Moor Glade	Frink's Tenement in Tregarthen
1396	Michelle, Robert	Lanyon, John	Arable	Part of Moor Glade	Michelle's Tenement in Tregarthen
1397	Sir John Bart <i>et al</i>	Leggo, William	Arable	Long Croft	Part of Hoskings
1398	Sir John Bart <i>et al</i>	Leggo, William	Furze	Plot in Lower Common	Part of Hoskings
1399	Michelle, Robert	Lanyon, John	Furze	Part of Inner Common	Michelle's Tenement in Tregarthen
1401	Michelle, Robert	Lanyon, John	Arable	Part of Moor Glade	Michelle's Tenement in Tregarthen
1401a	Michelle, Robert	Lanyon, John	Furze	Part of Inner Common	Michelle's Tenement in Tregarthen
1402	Leggo, John Raymond & Michelle, Robert	Leggo, John Raymond	Arable	Part of Moor Glade	Frink's Tenement in Tregarthen
1403	Leggo, John Raymond & Michelle, Robert	Leggo, John Raymond	Furze	Plot in Inner Common	Frink's Tenement in Tregarthen
1404	Sir John Bart <i>et al</i>	Leggo, William	Arable	Long Croft	Gibb's Tenement in Tregarthen
1405	Sir John Bart <i>et al</i>	Leggo, William	Arable	Slip in Lower Common	Gibb's Tenement in Tregarthen
1412	Michelle, Robert	Lanyon, John	Arable	Lean Bower	Michelle's Tenement in Tregarthen
1413	Michelle, Robert	Lanyon, John	Arable	Little Lean Bower	Michelle's Tenement in Tregarthen
1414	Sir John Bart <i>et al</i>	Leggo, John Raymond	Furze	(?) Burgess	Part of Hoskings

- 5.4** At this time the land within the development site was divided between four plots (1397 – ‘Long Court’, 1401 and 1402 – both ‘Part of Moor Glade’, and 1404 – also ‘Long Croft’). These formed part of four separate tenements, under three different owners, and were in use as arable in 1839. The boundary between plots 1401 and 1402 is marked by a dashed line and may not have been a formal physical field boundary at this time.
- 5.5** The strip shape of the fields and their use by different tenants, along with the shape of the fields to the west and south are indicative of fields that have their origins in a medieval open field system that has been gradually enclosed.
- 5.6** A faint line crosses at an angle the eastern end of the strip fields in the proposed development area and may be a leat taken off the stream to the east. There appears to be little in the field names of obvious archaeological interest and no evidence of previously unrecorded archaeological features.
- 5.7** The prevalence of ‘moor’ and ‘croft’ names indicate that these fields enclosed rough land. The two ‘Croft Coath’ plots to the west of the development area indicate that these are old plots. Prior to the 17th century ‘croft’ could mean ‘cultivated land’, but after this the meaning changed to ‘enclosed rough ground’ (Dudley 2011).

First Edition Ordnance Survey LXVII.SE – Surveyed 1887 and Published 1888 (*Appendix 2: Map 2*)

- 5.8 The layout of land shown within the development site on the first edition Ordnance Survey map of 1888 is largely similar to that shown on the tithe map of 1838. The map conventions indicate that the two central strips (tithe map plots 1401 and 1402) have been taken out of arable and have become rough ground. A short boundary between the northernmost central strip (TM plot 1401) and the plot adjacent to the west has been removed. The leat on the east side of the proposed development area is clearly marked.

Second Edition Ordnance Survey LXVII.SE – Revised 1906 and Published 1908 (*Appendix 2: Map 3*)

- 5.9 On the second edition Ordnance Survey map there have been some changes to the layout of the land within the development site compared to the first edition Ordnance Survey map. The most significant of these changes is the combining of the central strips (TM plots 1401 and 1402) and the opening out of both of these to merge with the adjacent paddock to the west. The map conventions also indicate that these plots have been brought back into cultivation. The leat on the east side of the proposed development area is marked as truncated.

Post-WWII Ordnance Survey Maps (*Not reproduced*)

- 5.10 No changes in the field boundaries are evident within the application site on the 1963 map. However, the leat on the east side of the proposed development area is clearly marked with water flowing into an area of sinks. At some point after the 1970s the remaining boundaries of the former strips were removed and merged with the paddock to the west creating the single field within which the application area is located.

Historic Landscape Characterisation

- 5.11 The Cornwall Historic Environment Service has characterised the land within the application site as *anciently enclosed land*. This is defined as the agricultural heartland, with farming settlements documented before the 17th century AD and irregular field patterns with either medieval or prehistoric origins. The gradual enclosure of 'open' strip fields, mainly from the 14th century to the 17th, transformed this zone into that which survives today, fields of various sizes and shapes, but almost all with sinuous sides whose boundaries are substantial. Networks of winding lanes and roads, often deeply cut by the passage of people, animals and vehicles over centuries or thousands of years. These connect farming settlements whose layouts are typically irregular. Churchtowns and a few larger villages are scattered through the zone which also contains most of the county's ancient towns.

6 SITE INSPECTION (*Plates 1-2*)

- 6.1 A site inspection was undertaken on the 21st May 2014 to establish the presence of any previously unrecorded archaeological features within the application site, to review the locations of previously recorded features that may be affected by the development and to consider the general archaeological

potential of the land. Land use, topography and boundary types were also recorded. The overhead conditions at the time of the visit were bright and dry.

- 6.2** The development site is situated to the southwest of Rose-in-Vale farmstead from which it is divided by a small shallow valley enclosed in woodland. The development area slopes gently to the south and southeast with extensive views to the coast and Mounts Bay in the south. In the southwest the views are to Newlyn and beyond to Penlee Point (6.3km) and to the ESE the horizon is marked by the hills of Godolphin and Tregonning (9.3km and 10.3km respectively). Views in the northern quadrant were blocked by hedges and topography. The majority of the field is currently in pasture with a small portion recently cropped for flowers. The field boundaries on the north, south and west are formed by earthen banks with some evidence of stone wall in the northeast boundary and in the southwest the hedgebank reduces to a lynchet topped by hedge.
- 6.3** The development area was pitted by twelve machine dug pits (approximately 2 x 1m) in each of which metal water pipes were revealed at about 1m deep. These appear to have been dug to trace the lines of water pipes running through the development area. Spoil from the pits contained post-medieval/modern sherds of pottery and glass with no earlier material observed. No archaeological features were observed either from a cursory examination of the pits or on the ground surface in the development area. The land to the west was in pasture and to the north and south under cultivation.

7 ARCHAEOLOGICAL POTENTIAL

- 7.1** Cartographic evidence shows that the field in which the proposed development is located had previously been divided into smaller fields of a strip type typical of medieval fields. Cartographic evidence shows that the boundaries of these fields have been removed in a piecemeal way, but the majority was lost no earlier than the 1970s. There is the potential that evidence for the former field boundaries may be present as buried archaeological features.
- 7.2** Cartographic evidence has shown that the development area has been the site of agricultural activity for arable, pasture and rough grazing. No evidence has been found for settlement or industrial activity on the site.
- 7.3** The northern field boundary of the development area has a significant dog-leg in its western end which cartographic evidence shows as having been there when the tithe map was surveyed in 1838. The strong curving shape of the boundary, which appears to be brought back in line with the strip fields to the south at its far western end, may, in part, follow the line of an earthwork enclosure that has been postulated in the area directly to the north of the development site. This area has a fieldname incorporating the term 'round' (Site 39), which is a typical name locally for small earthwork enclosures of Iron Age or Romano-British date.
- 7.4** Finds of sherds of post-medieval/modern pottery and glass are consistent with that which would be expected as distributed in ploughsoil as introduced through manuring of the fields.

8 SETTINGS ASSESSMENT

- 8.1** All designated assets within the 1km radius study area have been considered as part of the settings assessment. None of the assets within this radius and that are intervisible with the proposed development area are considered to have a setting which is susceptible to impact. A small number of high significance designated assets were found to be located within a broader 6km radius and due to the potential susceptibility of their settings they have been included in this aspect of the assessment. No ZTV had been provided at the time of the assessment. Site visits were undertaken in order to clarify any potential impact.
- 8.2** The assets selected for further assessment were the Cornwall and West Devon Mining Landscape World Heritage Site whose is located c.3.5km ESE, the hillfort and folly tower at Castle-an-Dinas (scheduled monument) and situated c.2.7km northwest and the collection of heritage assets at St Michael's Mount including the Registered Park and Garden (grade II listed) and the castle and church (both grade I listed), situated c.3.2km southeast.
- 8.3** Site visits were conducted in bright and sunny conditions on 21st May 2014. The visits established that there is some intervisibility between the development site and the Tregonning and Trewavas Mining District of the Cornwall and West Devon Mining Landscape World Heritage Site. Specifically intervisibility with the area of Tregurtha Downs (4.5km ESE) and the Godolphin and Tregonning hills over 9km ESE).
- 8.4** The Cornwall and West Devon Mining Landscape World Heritage Site is divided across 10 areas selected for their surviving remains of metal ore mining activity principally dated from 1700 to 1914. The area of the proposed development falls outside of these areas. The values of the World Heritage Site are not based on the settings of the mining sites outside of the ten selected areas and therefore no impact on either the settings or the significance of this asset is predicted.
- 8.5** The visits confirmed that due to the intervening topography there is no intervisibility between the proposed development site and the hillfort and folly tower (Scheduled Monument) at Castle-an-Dinas. No impact on either the settings or the significance of this asset is predicted.
- 8.6** The medieval church and castle at St Michael's Mount are located within a Registered Park and Garden on a tidal island (Plate 3). The island is precipitous and the church and castle are located on a high hilltop with panoramic views in all directions. In addition to its high evidential, aesthetic and historic values, the topographical location (physical setting) of this asset makes a direct contribution to its significance. The immediate landscape setting of this site when viewed from the near shore has changed little although the view to the shore from the asset has changed with urban development at Marazion and more significantly further along the coast at Penzance. The proposed development area can be seen (3.2km northwest) with views of the whole site from the Northern Terrace of the Castle located in front of the Church of St Michael (Plate 4).
'There are extensive views north across Marazion and the surrounding country from the terrace. The North Terrace achieved its present form in the early C19, replacing a narrower terrace which was illustrated by Borlase in the mid C18. The site of the North Terrace probably corresponds to that of the medieval priory graveyard' (The National Heritage List 2014).

- 8.7** The view north and northwest from St Michael's Mount includes open heathland on the distant hilltops, small fields enclosed by hedgerows, isolated farmsteads and bungalows, agricultural and industrial buildings, the villages of Longrock, Ludgvan and Marazion, the port of Newlyn and the town of Penzance along with agglomerated small modern settlements (e.g., Castle Gate), patches of forestry, seaside developments and a coastal strip of dunes and beach. The size of the development area in this varied view with diverse components is small, and unlikely to look out of place.
- 8.8** It is therefore considered that the proposed development will have a negligible visual impact on the broader landscape setting of St Michael's Mount in the form of a minor change within a single view. There will be no impact on the physical topographic setting, or the appreciation of the asset within its setting. The proposed development will not alter the current experience of the asset through the introduction of additional noise or increased traffic. The significance of the asset is considered to remain unaltered by the proposed development.

9 CONCLUSIONS

- 9.1** This assessment has identified that there are a total of 59 heritage assets within the 1km surrounding the study area, including a Conservation Area, four scheduled monuments, two grade II* listed buildings, five grade II listed buildings and eighteen grade II listed structures or monuments. The majority of the heritage assets are within the Ludgvan Churchtown Conservation Area. No heritage assets are located within the development site.
- 9.2** Cartographic evidence has shown that the land within the development area was divided into four strips and were in use as arable at the time of the 1838 tithe map. By 1888 the two central strips were now left as rough ground and a short boundary had been removed from the west end of the northernmost central strip, and by 1908 the two central strips had been combined and made a single plot with the field to the west. After the 1970s all of the dividing boundaries within the development area had been removed, and the land incorporated into one larger field.
- 9.3** The settings of the grade II RPG, the grade I castle, and grade I church at St Michael's Mount have been considered within this assessment. The location of the proposed development is unlikely to impact either the setting or significance of these assets, although consideration may be given to the final design, plan and layout of the new development to ensure that it respects the broader landscape setting of these heritage assets.
- 9.4** The archaeological potential of the site has been considered within this assessment. Buried evidence for former field boundaries may be present on the site. These were marked on the 1838 tithe map and the majority survived until the 1970s. The eccentric character of the northern field boundary may relate to the former existence of an enclosure in the area to the north of the development area which has a fieldname (Site 39) incorporating the term 'round'. Any development proposed in close proximity to this hedgebank should be closely monitored.

10 OASIS

- 10.1 An Online Access to the Index of Archaeological Investigations (OASIS) database entry has been completed, using the unique identifier 179673.

11 ACKNOWLEDGEMENTS

- 11.1 This assessment was commissioned by Laurence Associates on behalf of Mr David Wallis. The report illustrations were prepared by Elisabeth Patkai. We are grateful to the staff of the Cornwall Record Office, Truro and the Cornwall Historic Environment Record, Truro for their assistance.

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- Penwith District Local Plan (2004)



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 Location of development area

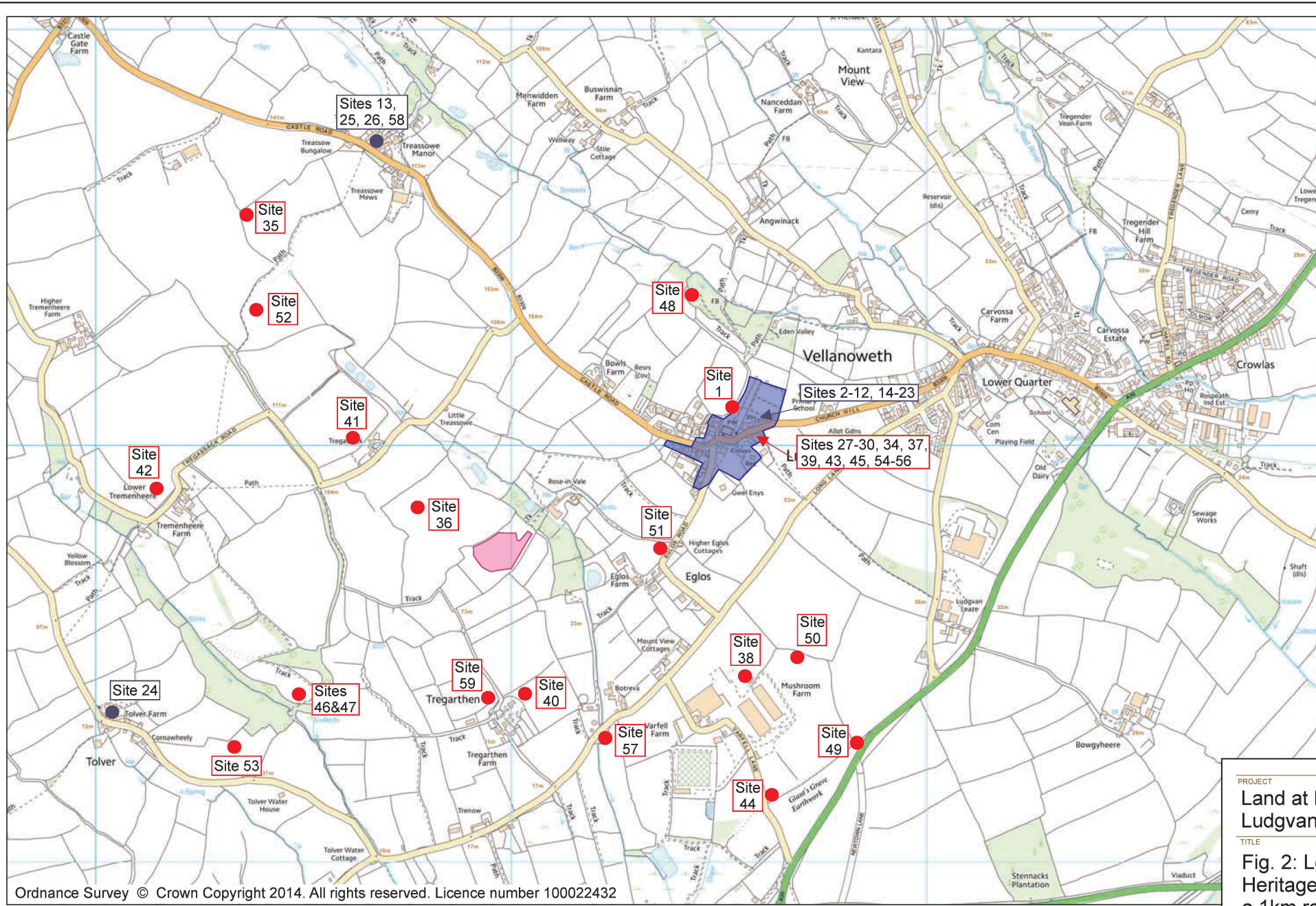
PROJECT

Land at Rose-in-Vale, Ludgvan, Penzance

TITLE

Fig. 1: Site location





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- Site 2 ● Designated Heritage assets
- Site 1 ● Non-designated Heritage assets
- Conservation area
- Development area

PROJECT
 Land at Rose-in-Vale,
 Ludgvan, Penzance

TITLE
 Fig. 2: Location of
 Heritage assets within
 a 1km radius





Plate 1: View of the development area looking northeast, exploration pits are visible



Plate 2: View of the development area looking southwest



Plate 3: St Michael's Mount from the north



Plate 4: View towards the development area from the North Terrace on St Michael's Mount

Appendix 1

Summary of Heritage Assets

Site No.	Cornwall HER Ref	NGR	Type	Period	Listed ref/ SM no.	Status	Summary	Grading of Significance	Approx. distance from centre of application area
1	DCO68	SW50543302	CONSERVATION AREA				LUDGVAN CHURCHTOWN Area of 289m by 271m (3.11 ha). Includes monuments: Monument: LUDGVAN - Post Medieval school 177138: LUDGVAN - Early Medieval settlement, Medieval manor, Medieval settlement 29048: LUDGVAN - Medieval cross 29095: LUDGVAN - Medieval cross 29109: LUDGVAN - Medieval cross 29110: LUDGVAN - Medieval cross 29111: LUDGVAN - Post Medieval architectural fragment 29113 LUDGVAN GLEBE - Romano British findspot 29129: LUDGVAN - Medieval church 29184: LUDGVAN - Medieval architectural fragment 30901: LANSMARES - Medieval settlement	High	0.5km
2	DCO11332	SW5052433017	HEADSTONE	Post Medieval	70402	Grade II	2 HEADSTONES AT APPROXIMATELY 10 METRES SOUTH OF CHURCH OF ST PAUL	Medium	0.5km
3	DCO12459	SW5050433041	HEADSTONE	Post Medieval	70399	Grade II	2 HEADSTONES AT APPROXIMATELY 8 METRES WEST OF CHURCH OF ST PAUL	Medium	0.5km
4	DCO12684	SW5053033027	HEADSTONE	Post Medieval	70390	Grade II	7 HEADSTONES AGAINST EAST WALL OF SOUTH AISLE OF CHURCH OF ST PAUL	Medium	0.5km
5	DCO11803	SW5053533038	HEADSTONE	Post Medieval	70393	Grade II	7 HEADSTONES NEAR EAST WALL OF NORTH AISLE OF CHURCH OF ST PAUL	Medium	0.5km
6	DCO11802	SW5053533030	HEADSTONE	Post Medieval	70391	Grade II	BLUETT HEADSTONE AGAINST EAST WALL OF CHANCEL OF CHURCH OF ST PAUL	Medium	0.5km
7	DCO12685	SW5052033046	HEADSTONE	Post Medieval	70394	Grade II	CHELLEM HEADSTONE NEAR NORTH DOORWAY OF CHURCH OF ST PAUL	Medium	0.5km

8	DCO11328	SW5052333036	CHURCH	Medieval	70389	Grade II*	CHURCH OF SAINT PAUL Parish church. Norman font, resited Norman doorway, possibly Norman south wall of chancel, C15 tower, north arcade and parts of north aisle, otherwise rebuilt circa 1912 reusing some of the C15 window and other masonry.	High	0.5km
9	DCO11333	SW5054433033	CHURCHYARD WALL	Post Medieval	70405	Grade II	CHURCHYARD WALLS SOUTH, EAST AND WEST OF CHURCH OF ST PAUL Circa late C18 or early C19	Medium	0.5km
10	DCO12461	SW5049033041	HOUSE	Post Medieval	70406	Grade II	COTTAGES WEST OF CHURCH OF ST PAUL INCLUDING FRONT GARDEN WALLS, GATE PIERS AND GATES House, now 3 cottages, including front garden walls and gate piers. Circa late C17 or early C18, remodelled and extended in the C19 or early C20.	Medium	0.5km
11	DCO12686	SW5053633032	TOMB	Post Medieval	70398	Grade II	FLOWERS CHEST TOMB EAST OF CHURCH OF ST PAUL	Medium	0.5km
12	DCO11806	SW5051233019	GATE	Post Medieval	70403	Grade II	GATE PIERS AND GATES SOUTH OF CHURCH OF ST PAUL	Medium	0.5km
13	DCO11325	SW4975033669	GATE	Post Medieval	70381	Grade II	GATE PIERS SOUTH EAST OF TREASSOWE MANOR HOUSE	Medium	1km
14	DCO11807	SW5048832970	GATE	Post Medieval	70408	Grade II	GATE PIERS SOUTH OF HOGUS HOUSE	Medium	0.5km
15	DCO11334	SW5051232987	HOUSE	Post Medieval	70407	Grade II*	HOGUS HOUSE Circa late C18, extended circa early C19 and probably late C19, reduced C20. Home of Sir Humphry Davy 1778-1829, the eminent chemist and inventor of the miner's safety lamp.	High	0.5km
16	DCO11330	SW5053733032	TOMB	Post Medieval	70396	Grade II	MEDBURY CHEST TOMBS EAST OF CHURCH OF ST PAUL	Medium	0.5km
17	DCO11331	SW5054033027	TOMB	Post Medieval	70400	Grade II	OATS HEADSTONE AT APPROXIMATELY 8 METRES SOUTH OF CHURCH OF ST PAUL	Medium	0.5km
18	DCO11805	SW5053333026	TOMB	Post Medieval	70307	Grade II	ROGERS CHEST TOMB EAST OF SOUTH AISLE OF CHURCH OF ST PAUL	Medium	0.5km

19	DCO11329	SW5050833034	TOMB	Post Medieval	70392	Grade II	ROWS CHEST TOMB AT APPROXIMATELY 1 METRE WEST OF SOUTH AISLE OF CHURCH OF ST PAUL	Medium	0.5km
20	DCO12460	SW5053433018	TOMB	Post Medieval	70401	Grade II	STEPHENS AND GRAHAM CHEST TOMBS AND 3 HEADSTONES	Medium	0.5km
21	DCO12687	SW5054433031	STEPS/GATE	Post Medieval	70404	Grade II	STEPS, GATE PIERS AND GATES EAST OF CHURCH OF ST PAUL	Medium	0.5km
22	DCO11801	SW5056233039	PUBLIC HOUSE	Post Medieval	70388	Grade II	THE WHITE HART PUBLIC HOUSE Probably C17, front rebuilt circa early C19	Medium	0.5km
23	DCO11804	SW5051633024	TOMB	Post Medieval	70395	Grade II	THOMAS CHEST TOMB AT APPROXIMATELY 3 METRES SOUTH OF PORCH OF CHURCH OF ST PAUL	Medium	0.5km
24	DCO12465	SW4905432343	FARMHOUSE	Post Medieval	70374	Grade II	TOLVER FARMHOUSE Probably late C16 or early C17, front wall partly rebuilt in the C19.	Medium	1km
25	DCO12716	SW4968633719	FARMHOUSE/BARN	Post Medieval	70382	Grade II	TREASSOWE MANOR FARMHOUSE AND ADJOINING BARN Farmhouse, C17 and C19, with circa early C19 barn adjoining.	Medium	1km
26	DCO11324	SW4972633733	MANOR HOUSE	Post Medieval	70380	Grade II	TREASSOWE MANOR HOUSE C17, incorporating earlier reused masonry, remodelled and extended in circa the early C19.	Medium	1km
27	29119 - MCO102	SW50383299	DEMOLISHED STRUCTURE	Medieval			LUGVAN PLAIN AN GWARRY An amphitheatre is marked as an antiquity on the 2nd Edition OS 6-inch map. Henderson recorded that the old village 'plain an query' or playing place, now quite destroyed was in a field near Ludgvan Church. There is no trace of this earthwork, the site of which has been partly built over.	Low	0.5km
28	29129 - MCO936	SW50523306	FINDSPOT	Romano-British			LUDGVAN GLEBE - Romano British findspot. Borlase reported finding portions of a stone mortarium in a hedge on the glebe land of Ludgvan parish, including part of the rim (with lug and sulcus), and parts of the side and base. The OS quote Mortimer Wheeler's suggestion that similar finds	Unknown	0.5km

							from Porthmeor are Romano British in date and are stone copies of pottery mortaria.		
29	29093 - MCO5511	SW50203343	DOCUMENTARY EVIDENCE	Medieval			LUDGVAN - Medieval cross. The Tithe Award for Ludgvan records the field-name of 'Park Grouse' suggesting the site of a cross. There are no extant remain	Low	0.5km
30	29095 - MCO5512	SW50513304	EXTANT STRUCTURE	Medieval			LUDGVAN - Medieval cross. The shaft of an ornamented cross is in use as a step in the tower stairs of Ludgvan Church	Low	0.5km
31	29109 - MCO5513	SW5054133028	EXTANT STRUCTURE	Medieval	28468	SM	WAYSIDE CROSS IN LUDGVAN CHURCHYARD, 8M EAST OF THE CHURCH	High	0.5km
32	29110 - MCO5514	SW5053733020	EXTANT STRUCTURE	Medieval	28469	SM	WAYSIDE CROSS IN LUDGVAN CHURCHYARD, 10M SOUTH EAST OF THE CHURCH	High	0.5km
33	29111 - MCO5515	SW5050933020	EXTANT STRUCTURE	Medieval	28470	SM	WAYSIDE CROSS IN LUDGVAN CHURCHYARD, 6M SOUTH OF THE CHURCH	High	0.5km
34	29180 - MCO7015	SW5052333069	DEMOLISHED STRUCTURE	Medieval			LUDGVAN - Medieval holy well. A holy well is recorded by Quiller-Couch and Henderson, a little to the north of the church at Ludgvan	Low	0.5km
35	31664 - MCO8558	SW49423354	DOCUMENTARY EVIDENCE	Romano-British			TREASOWE - Iron Age round, Romano British round. The Tithe Award for Ludgvan records the field-name of 'Round Close' for the location. There are no known traces of any prehistoric earthworks	Unknown	0.9km
36	31680 - MCO8605	SW49803285	DOCUMENTARY EVIDENCE	Romano-British			TREGASSACK - Iron Age round, Romano British round. The Tithe Award for Ludgvan records the field-name of 'Park Round' for the location, suggesting the possible site of a prehistoric defended enclosure. There are no known remains.	Unknown	0.22km
37	29048 - MCO11233	SW5048033000	DOCUMENTARY EVIDENCE	Medieval			LUDGVAN - Early Medieval settlement, Medieval manor, Medieval settlement. The settlement and manor of Ludgvan are first recorded in the Domesday	Low to Medium	0.5km

							survey of 1086. The Domesday entry, which calls the manor "Luduha" records it had land for 1 plough or 30 ploughs; 14 villagers and 40 small holders; pasture 300 acres. In 1291 a distinction is drawn between the secular and ecclesiastical centres of the parish, which then comprised "Ludwanles" and "Ludeweneglos", that is, the place-name name plus lys 'court' or eglos 'church'. Henderson suggests the manorial centre was at Ludgvan Leaze.		
38	29059 - MCO11675	SW5046332334	DOCUMENTARY EVIDENCE	Medieval			VARFELL - Medieval manor, Medieval settlement. The settlement of Varfell is first recorded in 1284 when it is spelt "Warewil". Henderson records that this is the manor of "Hornwell" or "Whewell", named after the Abbey of Wherewell, Hampshire, to whose abbess it belonged. It is now a farmstead.	Low	0.7km
39	31624 - MCO15311	SW504330	DOCUMENTARY EVIDENCE	Medieval			LANSMARES - Medieval settlement. The place-name "Lansmares", in Ludgvan parish, is recorded in a single reference dated 1284. Lansmares is unlocated but Gover records it within Ludgvan village.	Low	0.5km
40	29057 - MCO17056	SW50003234	DOCUMENTARY EVIDENCE	Medieval			TREGARTHEN - Early Medieval settlement, Medieval settlement. The settlement of Tregarthen is first recorded as "Tregevran" in 1262. The name is Cornish and contains the element tre 'estate, farmstead' (suggesting a site of early medieval origin). Tregarthen is still occupied.	Medium	0.4km
41	31628 - MCO17231	SW4967232998	DOCUMENTARY EVIDENCE	Medieval			TREGASSACK - Early Medieval settlement, Medieval settlement. The settlement of Tregassack is first recorded as "Tregarasek" in 1320. The name is Cornish and contains the element tre 'estate, farmstead'	Low	0.4km

							(suggesting a site of early medieval origin). Tregassack is now known as "Tregadjack".		
42	31629 - MCO17540	SW49083306	DOCUMENTARY EVIDENCE	Medieval			TREMENHEERE - Early Medieval settlement, Medieval settlement. The settlement of Tremenheere is first recorded in 1287. The name is Cornish and contains the element tre 'estate, farmstead' (suggesting a site of early medieval origin) and menhyr 'long stone, standing stone'. Higher and Lower Tremenheere are still occupied. It is not known which represents the site of the early medieval settlement.	Low	0.75km
43	29113 - MCO27100	SW505330	EXTANT STRUCTURE	Post Medieval			LUDGVAN - Post Medieval architectural fragment. In 1964, a granite slab incised with crosses was found in Ludgvan churchyard c 1ft (0.304M) below the surface on the south side of the (church) entrance. It is now placed on a window sill in the north east corner of the church. Charles Thomas originally interpreted the stone as a seventh century grave marker but, in the light of more recent information, now interprets the cross marks as a 16th century masons mark.	Low	0.5km
44	29118 - MCO27104	SW5067732172	EXTANT STRUCTURE	Medieval / Post Medieval			GIANTS GRAVE - Medieval/Post Medieval linear earthwork. The earthwork extends from SW 5083 3206 to SW 5082 3227, its south west end being close to marshy ground. It consists of a bank up to 3.3m high, but is much mutilated by agricultural activity. At one time there was a ditch on the south side. It is of unknown date or function.	Low	0.9km
45	30901 - MCO27546	SW50443299	EXTANT STRUCTURE	Medieval			LUDGVAN - Medieval architectural fragment. A later medieval head in a fine-grained stone has been built into the eastern	Low	0.5km

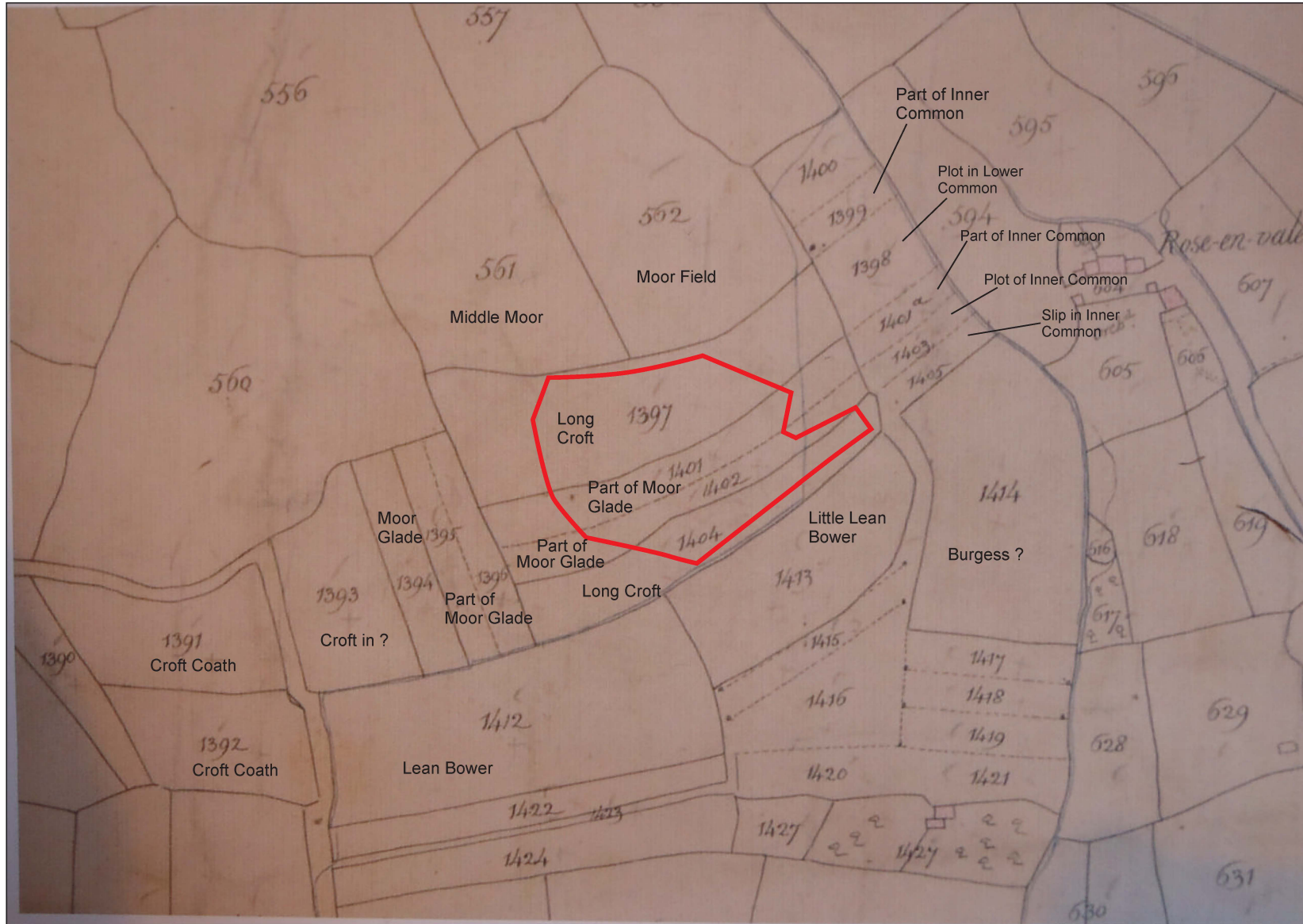
							elevation of Culham, a 1920s house at Churchtown, Ludgvan. The head is probably a corbel from the church, c.500M to the ne.		
46	31678 - MCO27804	SW49453243	DOCUMENTARY EVIDENCE	Medieval			LOWER TREMENHEERE - Early Medieval corn mill. The Tithe award for Ludgvan records the field name of "Mill Croft". The field lies on a slope above a stream and appears to be a likely location for a mill. The name may refer to a mill site on neighbouring Tregerthen farm.	Low	0.65km
47	31679 - MCO27805	SW49603218	DOCUMENTARY EVIDENCE	Medieval			TREGERTHEN - Early Medieval corn mill. The Tithe Award for Ludgvan records the field name of "Vellan Coath", suggesting the site of a mill. There are no known remains. The field name of "Mill Croft" on neighbouring Lower Tremeneheere farm (31678) may refer to this site, or vice versa.	Low	0.65km
48	40049 - MCO28734	SW50433337	DOCUMENTARY EVIDENCE	Post Medieval			LUDGVAN - Post Medieval quarry. A quarry is recorded at this location on the 1st and 2nd Edition 1:2500 OS maps c1880 and c1907, north of Ludgvan.	Low	0.75km
49	166192 - MCO42268	SW50803225	EXTANT STRUCTURE	Modern			CROWLAS - Modern pillbox. This was an unknown design of pillbox disguised as an old farm barn. It was built to defend against any forces coming inland from the nearby Marazion landing beaches. Now demolished.	Negligible	1km
50	52815 - MCO51044	SW5071632486	CROPMARK	Post Medieval			VARFELL - Post Medieval mound A circular mound 16m in diameter is visible as a cropmark on aerial photographs in a field east of Varfell. The date and function of this feature is unknown. It may be an agricultural feature, post-medieval in date.	Low	0.75km
51	52816 - MCO51045	SW5030132738	EXTANT STRUCTURE	Prehistoric			EGLOS - Prehistoric mound Sited on a slope, the remnants of an oblong mound measuring 19m across	Low	0.35km

							is visible on aerial photographs and was plotted at this location by the NMP. The date and function of the mound are uncertain. The feature lies within an area classed as Anciently Enclosed Land and it is possible that it may have a prehistoric origin.		
52	52873 - MCO51183	SW4942533322	CROPMARK	Modern			TREGADJACK - Modern platform. A circular parch mark approx 50m in diameter is visible on aerial photographs and was plotted as part of the NMP. Also visible is a possible trackway that extends at the southwest end for a length of 34m. The date and function of this feature are unknown. It may be a modern agricultural feature or perhaps a WW2 relic.	Low	0.8km
53	52880 - MCO51200	SW4944632215	EXTANT STRUCTURE	Medieval			TOLVER - Medieval field system. The remains of a rectilinear field system is visible as a series of linear cropmark banks on aerial photographs and was plotted as part of the NMP. The boundaries which enclose fields measuring typically 90m by 70m, lie within an area classed as Anciently Enclosed Land and are considered to be of medieval origin.	Low to Medium	0.75km
54	177137 - MCO52934	SW5075733088	EXTANT STRUCTURE	Post Medieval			LUDGVAN - Post Medieval school. School (Girls and Infants) built 1878 at Church Hill between Ludgvan Churchtown and Crowlas is recorded on the 1:2500 1880 OS map. Still extant, but converted to residential accommodation.	Low	0.5km
55	177138 - MCO52935	SW5062333058	EXTANT STRUCTURE	Post Medieval			LUDGVAN - Post Medieval school. National School, built or started in 1835 at Ludgvan Churchtown. Recorded as a Sunday School on the 2nd Edition 1:2500 1930's Revision OS map.	Low	0.5km
56	MCO56193	SW 49 33	FINDSPOT	Medieval			LUDGVAN - Silver gilt dress pin	Low	0.5km
57	MCO57039	SW5021932305	EXTANT	Post			TREGARTHEN - Post Medieval non	Low	0.5km

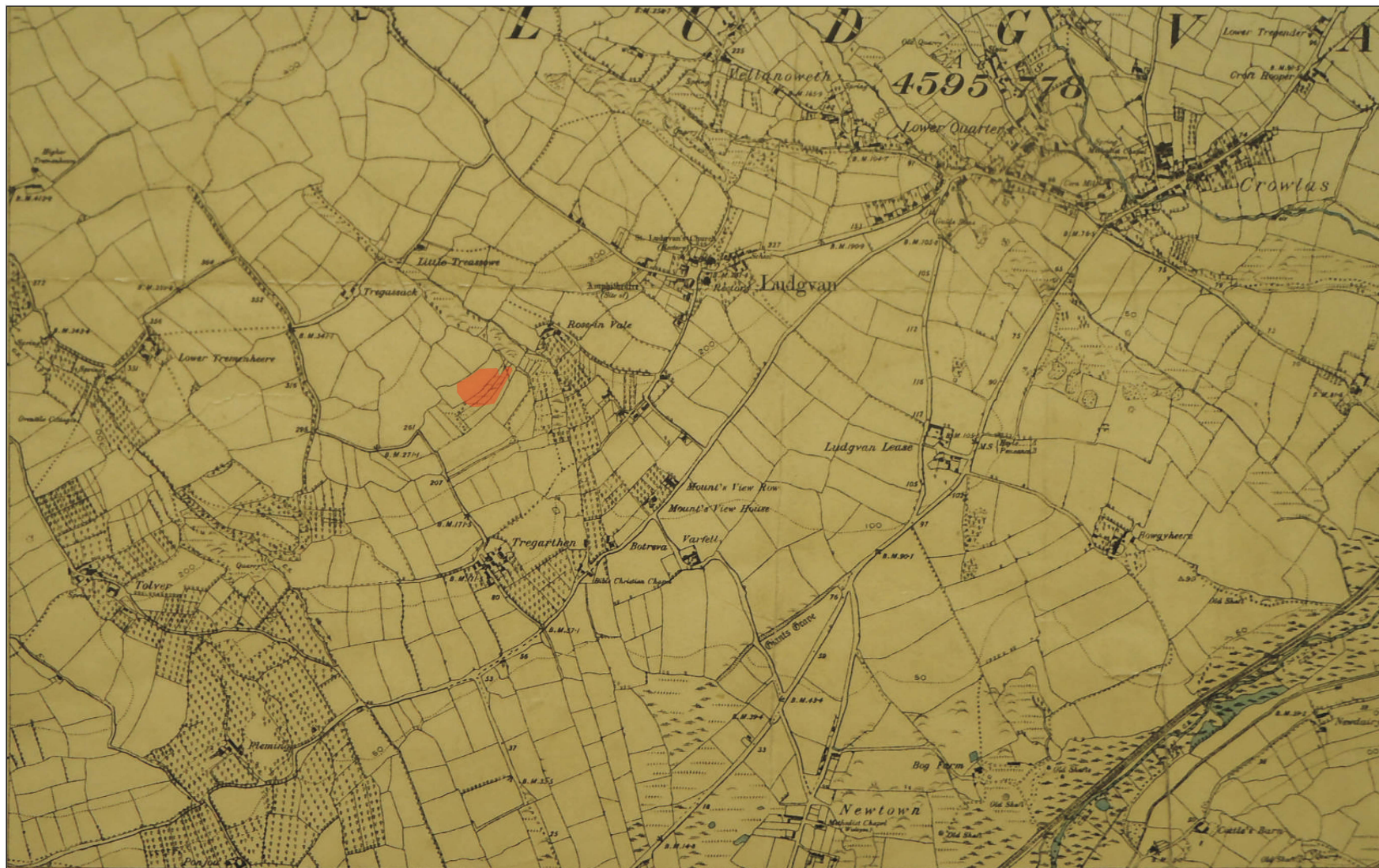
			BUILDING	Medieval			conformist chapel. Bible Christian Chapel is recorded at this location NW of Varfell on the 1st and 2nd Edition 1:2500 OS map c1880 and c1907. It is a single storey building, originally with a pitch roof.		
58	DCO1237	SW49723369	EXTANT STRUCTURE	Medieval	10066 27	SM	TREASSOWE Cross. A circular cross head. On the front is a figure of Christ in relief in a recessed circular panel. On the back is an equal-armed cross in relief in a similar panel. It is built into the wall of a ruined wing of the Manor House.	High	1km
59	31720	SW499323	DOCUMENTARY EVIDENCE	Romano-British			TREGARTHEN - Iron Age round, Romano British round. Russell records a possible round a little to the north of Tregarthen Farm (b3). It may be 'The Kelgier' mentioned in 1644 (b2). The location of Russell's alleged round has not been precisely located.	Low	0.5km

Appendix 2

Historic Map Extracts



Map 1: Extract from the 1838 Ludgvan Tithe Map, with field names added from the apportionment, 1839



Map 2: Extract from the first edition Ordnance Survey Cornwall Sheet LXVII.SE - surveyed 1887, published 1888



Map 3: Extract from the second edition Ordnance Survey Cornwall Sheet LXVII.SE - revised 1906, published 1908

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