

# LAND TO THE REAR OF THE DEVON HOTEL, OLD MATFORD LANE, EXETER, DEVON

(Centred on NGR SX 9297 8907)

Results of an Archaeological Trial Trench Evaluation

Teignbridge District Council Planning Reference  
15/01779/FUL

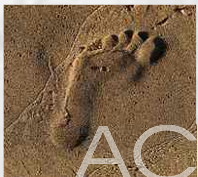
---

Prepared by:  
Liz Govier

On behalf of:  
Derry Owen Architects

Document No: ACD1396/1/0

Date: August 2016

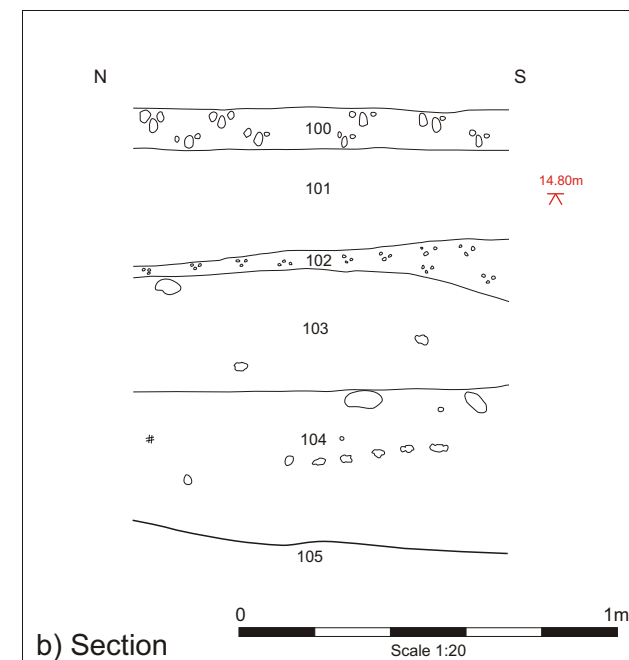
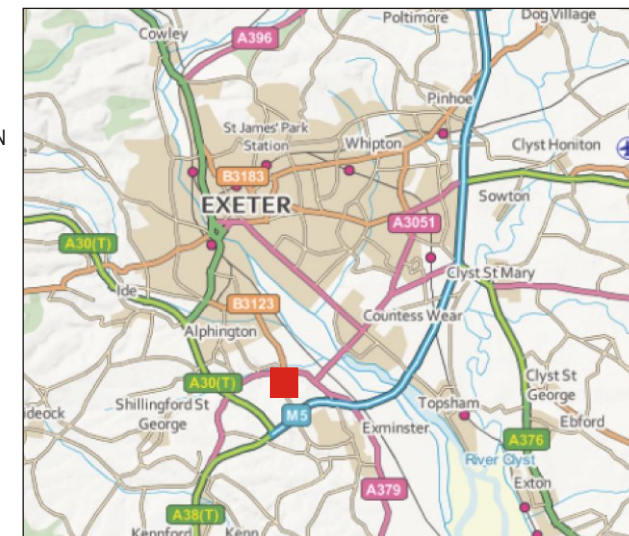
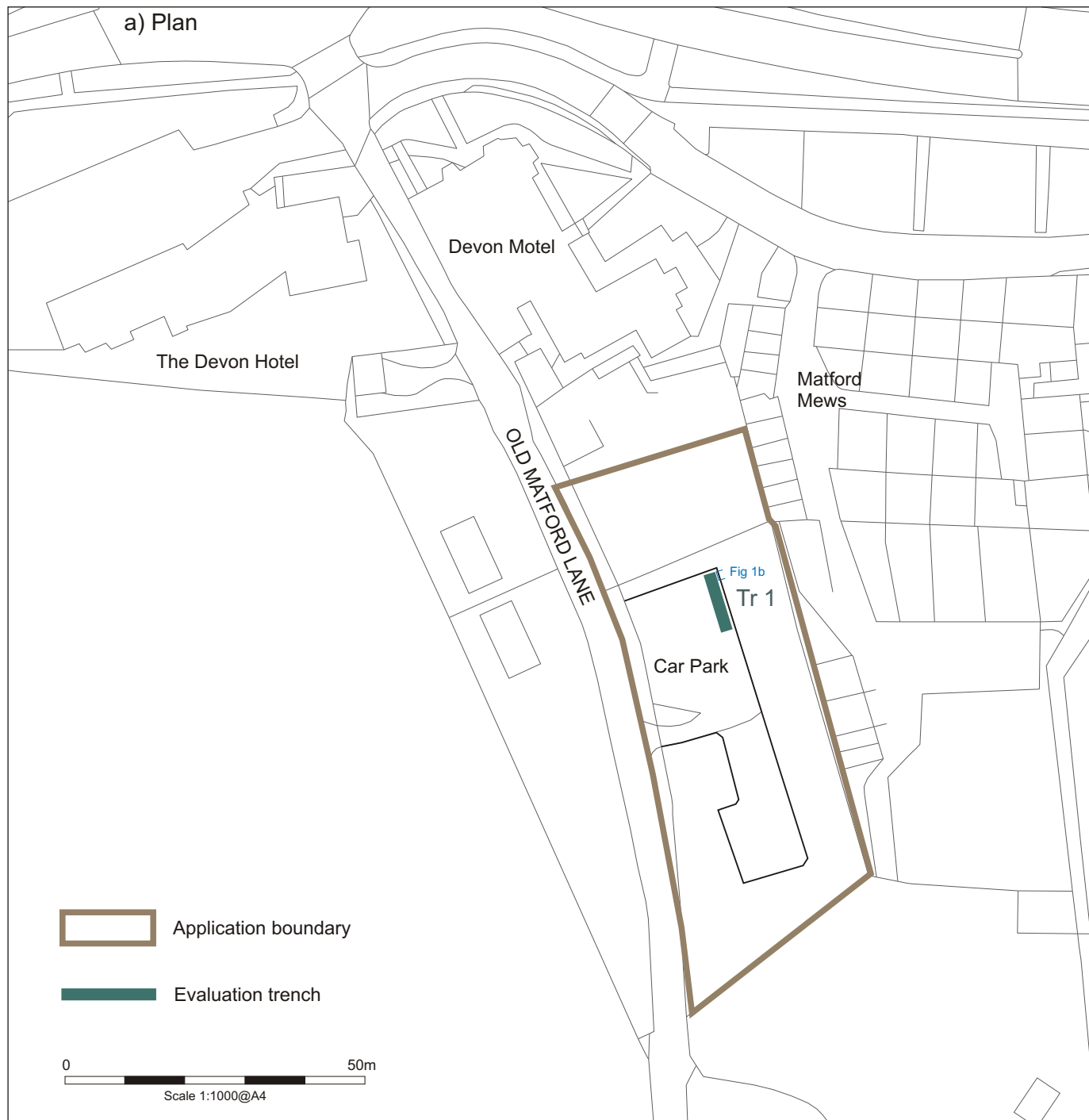


AC archaeology

---

# Devon County Council Historic Environment Record

<b>Civil Parish &amp; District:</b> Exminster, Teignbridge	<b>National Grid Reference</b> SX 9297 8907	<b>Number:</b>
<b>Subject:</b> Land to the rear of The Devon Hotel, Old Matford Lane, Exminster, Devon		<b>Photo attached:</b> Plates 1 and 2
<b>Planning Permission no:</b> 15/01779/FUL	<b>Recipient museum:</b> RAMM, Exeter	
<b>OASIS ID:</b> 259304	<b>Museum Accession no:</b> N/A	
<b>Contractor's reference number/code:</b> ACD1396	<b>Dates fieldwork undertaken:</b> 19 July 2016	
<p><b>Introduction</b></p> <p>An archaeological trial trench evaluation was undertaken by AC archaeology as supporting information for a planning application for the construction of eight dwellings, together with associated infrastructure and services, on land to the rear of The Devon Hotel, Old Matford Lane, Matford, Exminster, Exeter. The investigation was required by Teignbridge District Council, as advised by the Devon County Council Historic Environment Team. The works were commissioned by Derry Owen Architects on behalf of Brend Hotels.</p> <p>The site currently comprises a gravel-covered overflow car park to the rear of the Devon Hotel on the east side of Old Matford Lane. It lies around 15m aOD (above Ordnance Datum), with the underlying soil geology comprising Breccia of the Heavitree Formation.</p> <p>The main archaeological interest is the proximity to an area of known prehistoric remains, including settlement and funerary monuments. Bronze Age barrows are located in the surrounding landscape and a rectangular double ditched enclosure, classified as a Scheduled Monument, is not far to the southeast.</p> <p><b>Description of Works and Results</b> (Fig. 1; Plates 1 and 2)</p> <p>The evaluation comprised the machine-excavation of a single trial trench totalling 10m in length and 1.90m in width. Further trenches were not possible due to the presence of numerous buried and overhead services.</p> <p>Natural subsoil (context 105), which consisted of a mid brownish-red sandy silt, was exposed at a depth of 1.17m below the existing ground level. This was overlain by a 0.41m thick mid red-brown sandy clay subsoil (104), which in turn was below a 0.32m thick dark grey-brown clayey silt (103); both these layers have been interpreted as the previous topsoil and subsoil horizons pre-dating the subsequent make-up deposits for the car park construction.</p> <p>Layer 103 was overlain by a make-up layer (102) of re-deposited natural, which varied in thickness from 0.03m at the north end to 0.42m at the south. This was below another 0.27m thick make-up layer (101) of mid reddish-brown clayey silt. This was sealed by 0.11m of light-greyish-white gravels of the existing car park surface. No archaeological features or deposits were present.</p> <p><b>Finds</b></p> <p>The only finds present were retrieved from context 101 make-up layer, are all modern in date and include, brick, tile, slate, Staffordshire ware pottery, clay tobacco pipe and animal bone. All artefacts will be discarded.</p> <p><b>Comments</b></p> <p>No significant archaeological finds, features or deposits were encountered within the trial trench. The finds retrieved from the make-up deposit (101) are likely to be associated to the terracing of the area in preparation of the car park installation, constructed by the late 20th century. Although the trial trenching was limited, based on the presence of numerous modern services and the current land-use, it is considered unlikely that pre-modern archaeological features, deposits or finds are present elsewhere within the site.</p>		
<b>Recorder:</b> Elizabeth Govier, AC archaeology		<b>Date sent to HER:</b> 04 August 2016



PROJECT

Land to the rear of The Devon Hotel,  
Old Matford Lane, Exeter

TITLE

Fig. 1: Location of trench  
and section







Plate 1: View of Trench, looking north. (Scale 1m)



Plate 2: West facing section of Trench, looking east. (Scale 1m)

### Devon Office

AC archaeology Ltd  
Unit 4, Halthaies Workshops  
Bradninch  
Nr Exeter  
Devon  
EX5 4LQ

Telephone/Fax: 01392 882410

### Wiltshire Office

AC archaeology Ltd  
Manor Farm Stables  
Chicklade  
Hindon  
Nr Salisbury  
Wiltshire  
SP3 5SU

Telephone: 01747 820581  
Fax: 01747 820440

[www.acarchaeology.co.uk](http://www.acarchaeology.co.uk)