



JOHN MOORE HERITAGE SERVICES

**AN ARCHAEOLOGICAL DESK-BASED ASSESSMENT**

**OF**

**ST. GEORGE'S FARM, OLD WINDSOR**

**BERKSHIRE**

**SU 9912 7480 (centred)**

*On behalf of*

*Wilton Holdings Ltd.*

**November 2009**

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**SUMMARY**

*This archaeological desk-based assessment was commissioned as part of the consideration of demolition and new building work at St. George's Farm, Old Windsor, Berkshire.*

*This study highlights the potential for archaeological remains relating to the prehistoric periods within the entire area of the estate. Artefacts dating from the Mesolithic, through the Neolithic, Bronze Age and into the Iron Age show a continued use of the river and its environs.*

*While Roman remains are known in the area the chance of them being present in the site is thought to be low. It is likely the area was under agriculture during this period. Field systems of this date are known to the northeast and there is the potential for a farm to the south.*

*A Saxon Royal Palace is located just to the south of the site. There is a high possibility that a nucleated settlement radiating from the church and associated with the palace could potentially lie within the site boundary.*

*Archaeological remains of the post-medieval period are unlikely to be present in the area.*

*The entire area lies with a Scheduled Ancient Monument and this is legally protected. No work should be undertaken without consultation from the appropriate bodies and authorities.*

*Any planning application is likely to require pre-determination work or be the subject of conditions requiring a programme of archaeological and heritage recording work.*

## **1 INTRODUCTION**

### **1.1 Origins of the Report**

This archaeological desk-based assessment was commissioned by Quad Design as part of the consideration of a proposal for demolition of existing buildings and construction of new buildings at St George's Farm, Old Windsor, Berkshire.

### **1.2 Planning Guidelines and Policies**

This report has been prepared in accordance with *Planning Policy Guidance Note 16: Archaeology and Planning* (PPG 16) issued by the Department of the Environment (1990); and with the policies relevant to archaeology in the *Berkshire Structure Plan 2001-2016* (July 2005) and the *Royal Borough of Windsor and Maidenhead Local Plan* (June 2003). In format and contents this report conforms to the standards outlined in the Institute for Archaeologists' guidance paper for desk-based assessments (IfA revised 2008).

#### **1.2.1 Government Planning Policy Guidance**

PPG 16 (DOE 1990) provides Government guidance for the investigation, protection and preservation of archaeological remains affected by development. The document emphasises the importance of archaeology (Section A, Paragraph 6) and states that:

“Archaeological remains should be seen as a finite, and non-renewable resource, in many cases highly fragile and vulnerable to damage and destruction. Appropriate management is therefore essential to ensure that they survive in good condition. In particular, care must be taken to ensure that archaeological remains are not needlessly or thoughtlessly destroyed. They can contain irreplaceable information about our past and the potential for an increase in future knowledge. They are part of our sense of national identity and are valuable both for their own sake and for their role in education, leisure and tourism.”

PPG 16 additionally stresses the importance of addressing archaeological issues at an early stage in the planning process (Paragraph 12):

“The key to informed and reasonable planning decisions, as emphasized in paragraphs 19 and 20, is for consideration to be given early, before formal planning applications are made, to the question of whether archaeological remains exist on a site where development is planned and the implications for the development proposal.”

The advice given recommends early consultation between developers and the planning authority to determine “whether the site is known or likely to contain archaeological remains” (Paragraph 19). As an initial stage, such consultations may lead to the developer commissioning an archaeological assessment, defined in the following manner in PPG 16 (Paragraph 20):

“Assessment normally involves desk-based evaluation of existing information: it can make effective use of records of previous discoveries, including any historic maps held by the County archive and local museums and record offices, or of geophysical survey techniques.”

If the desk-based assessment should indicate a high probability of the existence of important archaeological remains within the development area, then further stages of archaeological work are likely to be required. PPG 16 states that in such cases (Paragraph 21):

“it is reasonable for the planning authority to request the prospective developer to arrange for an archaeological field evaluation to be carried out before any decision on the planning application is taken. This sort of evaluation is quite distinct from full archaeological excavation. It is normally a rapid and inexpensive operation, involving ground survey and small-scale trial trenching, but it should be carried out by a professionally qualified archaeological organisation or archaeologist.”

Additional guidance is provided if the results of an evaluation indicate that significant archaeological deposits survive within a development area. PPG 16 stresses the importance of preservation (Paragraphs 8 and 18):

“Where nationally important archaeological remains, whether scheduled or not, and their settings, are affected by proposed development there should be a presumption in favour of their physical preservation.”

“The desirability of preserving an ancient monument and its setting is a material consideration in determining planning applications whether that monument is scheduled or unscheduled.”

But acknowledges that (Paragraphs 24 and 25):

“the extent to which remains can or should be preserved will depend upon a number of factors, including the intrinsic importance of the remains. Where it is not feasible to preserve remains, an acceptable alternative may be to arrange prior excavation, during which the archaeological evidence is recorded.”

“Where planning authorities decide that the physical preservation *in situ* of archaeological remains is not justified in the circumstances of the case and that development resulting in the destruction of the archaeological remains should proceed, it would be entirely reasonable for the planning authority to satisfy itself before granting planning permission, that the developer has made appropriate and satisfactory provision for the excavation and recording of the remains. Such agreements should also provide for the subsequent publication of the results of the excavation.”

This level of work would involve the total excavation and recording of archaeological remains within the development area by a competent archaeological contractor prior to their destruction or damage.

### **1.2.2 The Berkshire Structure Plan**

The Government guidance set out in PPG 16 has been integrated into County Structure Plans and Local Plans. The Adopted Berkshire Structure Plan includes the following policy relevant to the historic environment (Policy EN4):

“1. Historic features and areas of historic importance and their settings will be conserved and where appropriate enhanced. The Councils will only allow development if it has no adverse impact on features or areas of historic importance.

2. Proposals will be expected to have regard to the wider historic environment and will only be permitted when they would preserve or enhance the character or setting of Berkshire's historic landscape and built environment.”

The County strategy towards ‘the historic environment’ is outlined in the supporting text, which states that:

“In accordance with PPG16, where development is proposed in areas of archaeological potential, developers may be required to commission an independent assessment of the site (in consultation with the local planning authority) prior to the application being determined. This will assist the Unitary Authorities in deciding whether development is appropriate.”

“Exceptions to this policy will only be allowed where it has been clearly demonstrated that the need for the proposal outweighs the need to protect the heritage and that no alternative is possible.”

### **1.2.3 Royal Borough of Windsor and Maidenhead Local Plan**

The *Royal Borough of Windsor and Maidenhead Local Plan* (2003) includes a series of more detailed policies relevant to listed buildings, unscheduled archaeological remains and parks and gardens of special historic interest. The following are potentially pertinent to the site under consideration:

“Outside the larger settlements, the whole of the Royal Borough is designated Metropolitan Green Belt. This designation was approved by the Secretary of State for the Environment in 1974.”

Policy LB2.5 – Ensure that development proposals do not adversely affect the grounds and/or settings of listed buildings.



Policy ARCH1 – There will be a presumption in favour of the preservation of scheduled and nationally important monuments and their settings. Planning permission will not be granted for any development likely to affect the preservation of such monuments and their settings.

Policy ARCH2 – Planning permission will not be granted for proposals adversely affecting sites in Berkshire's Sites and Monuments Record where archaeological features merit in situ preservation, unless it can be demonstrated that:

- 1) The proposals will not harm the archaeological importance of the site and its setting.
- 2) Appropriate and acceptable provision is made for the protection and management of the archaeological remains in situ prior to and/or during development.

Policy ARCH3 – Planning permission will not be granted for proposals, which appear likely to adversely affect archaeological sites and monuments of unknown importance and areas of high potential unless adequate evaluation enabling the full implications of the development on matters of archaeological interest is carried out by the developer prior to the determination of the application.

Policy ARCH4 – Where evaluation of a site demonstrates the presence of archaeological remains, which do not merit permanent in situ preservation, planning permission will not be granted for any development unless provision is made for an appropriate level of archaeological investigation, excavation, recording and off site preservation/publication/display of such remains prior to damage or destruction or to the commencement of development.

### **1.3 Aims and Objectives**

The primary aim of the desk-based assessment is to provide a professional appraisal of the archaeological potential of the site. This follows the Government guidance in PPG 16 by presenting a synthetic account of the available archaeological and historic data and its significance at an early stage in the planning process. The report will provide the evidence necessary for informed and reasonable planning decisions concerning the need for further archaeological work. The information will allow for the development of an appropriate strategy to mitigate the effects of development on the archaeology, if this is warranted.

In accordance with PPG 16, the report presents a desk-based evaluation of existing information. It additionally follows the Institute for Archaeologists (IfA) *Standard* definition of a desk-based assessment (IfA revised 2008). In brief, it seeks to identify and assess the known and potential archaeological resource within a specified area ('the site'), collating existing written and graphic information and taking full account of the likely character, extent, quantity and worth of that resource in a local, regional and national context. It also aims to define and

comment on the likely impact of the proposed development scheme on the surviving archaeological resource.

The IfA *Standard* states that the purpose of a desk-based assessment is to inform appropriate responses, which may consist of one or more of the following:

- The formulation of a strategy for further investigation, whether or not intrusive, where the character and value of the resource is not sufficiently defined to permit a mitigation strategy or other response to be devised.
- The formulation of a strategy to ensure the recording, preservation or management of the resource
- The formulation of a project design for further archaeological investigation within a programme of research

In accordance with PPG 16, the desk-based assessment forms the first stage in the planning process as regards archaeology as a material consideration. It is intended to contribute to the formulation of an informed and appropriate mitigation strategy.

#### **1.4 Methodology**

The format of the report is adapted from an Institute for Archaeologist *Standard Guidance* paper (IfA, revised 2008).

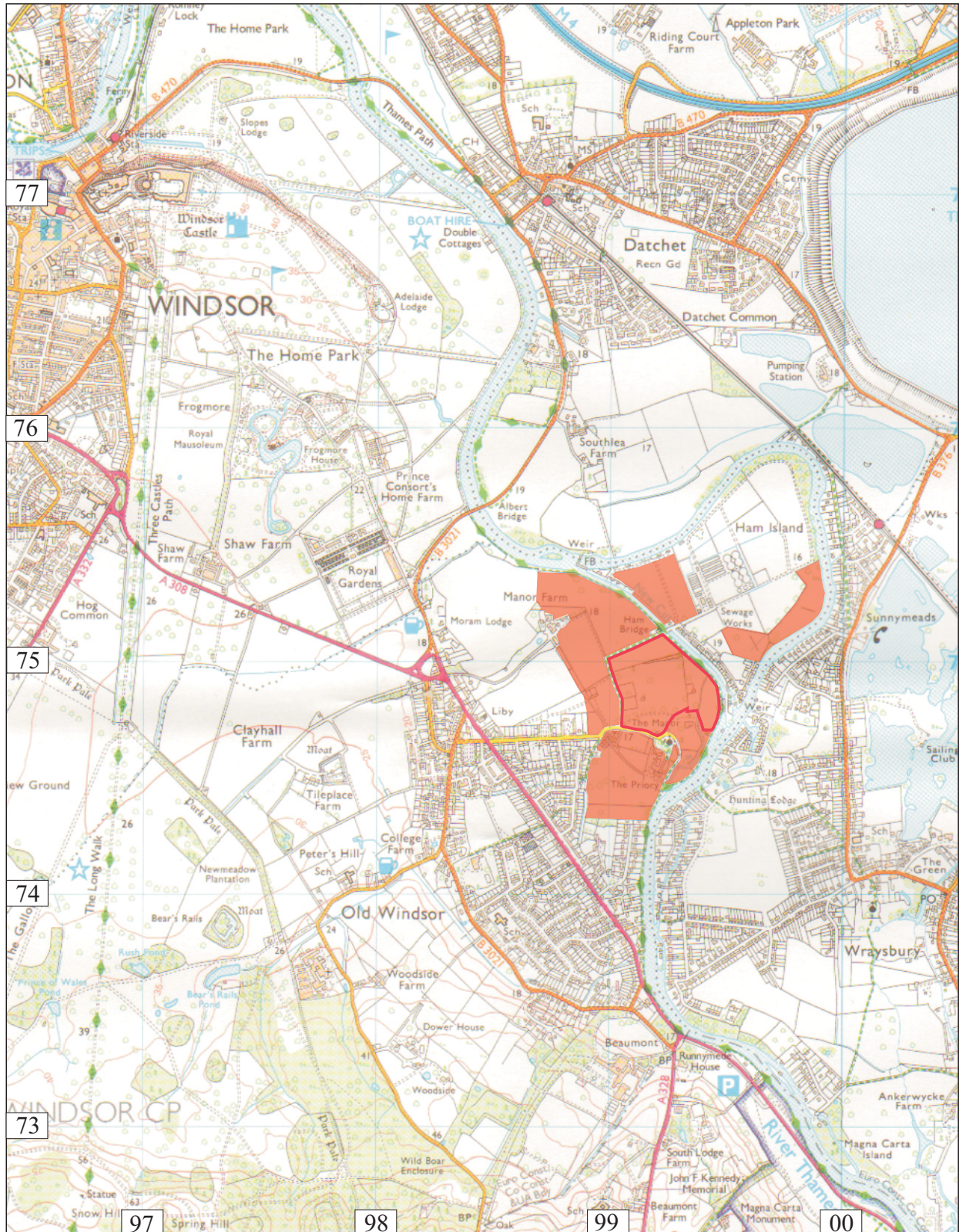
In summary, the work has involved:

- Identifying the client's objectives
- Identifying the cartographic and documentary sources available for consultation
- Assembling, consulting and examining those sources

The principal sources consulted in assessing this site were the Historic Environment Records for Berkshire and the Berkshire Records Office. The first holds details of known archaeological sites. The Records Office contained copies of relevant early editions of Ordnance Survey maps, other cartographic sources and documentary sources. Archaeological sites in Berkshire within 500 m of the proposal site have been noted.

The extent to which archaeological remains are likely to survive on the site will depend on the previous land use. The destructive effect of the previous and existing buildings/infrastructure/activity on the site has therefore been assessed from a study of available map information and other documentary sources.

In order that the appropriate archaeological response/s can be identified, consideration has been given to the need for further assessment and evaluation by fieldwork, in order to identify and locate surviving archaeological deposits on the site.



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0 1Km

Figure 1. Site location with areas of the SAM (79) shown in red.

## **2 THE SITE (Figure 1)**

St George's Farm is located to the northeast of Old Windsor (National Grid Reference – SU 9912 7480 centred). It lies at approximately 20m OD, on land sloping gently downwards from west to east towards the River Thames. Geologically it is situated on Shepperton Gravel of the first terrace.

## **3 PROPOSED SCHEME OF DEVELOPMENT**

Planning Application 09/01150/OUT proposed the demolition of the existing staff accommodation and the building a new house with a similar sized footprint and same height to the north of the present location. Drawing 21874/0001 in Appendix 3.1 shows that an existing patio area will also be demolished and that the new building will incorporate a carport.

The main building will be extended and a new basement constructed (Quad Design DWG No. 106).

Unspecified future work is proposed in the area of the stables, no formal proposal has been drawn up.

## **4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND**

### **4.1 Historical Background**

#### **The Parish**

Old Windsor is a fairly large parish, part of which was separated in 1894 to form the new civil parish of Sunningdale. The parish, which includes a large proportion of the Great Park and part of Virginia Water, had an area of 4,320 acres, of which 2,961 are permanent grass, 488 woods and plantations and only 213 of arable land in 1923 (VCH 1923).

The Battle Bourne forms the northern and part of the western boundary of the parish, while the New Cut isolates the bend of the river in which Ham Fields are situated. The village is quite modern, and lies to the west of the road from Datchet to Staines. The cottages are built of brick and roofed with slates or tiles. The church stands about three-quarters of a mile to the east of the village and close to the river.

#### **The Manor**

Edward the Confessor granted the manor of Old Windsor to the Abbot of Westminster in 1066. William the Conqueror, however, regained possession in exchange for lands in Essex. The manor comprised 20 hides, of which 10 hides were held by various tenants (Williams & Martin 1992).

A priest held 1½ hides at Old Windsor at the time of the Great Survey, and therefore probably a church existed. In 1189 the church of Old Windsor was granted by Richard I to Waltham Abbey for the hospitality of the monastery, being then described as a chapel belonging to St. John's Church at New Windsor. In 1224 the abbot obtained a licence to inclose his burial-ground, through which the king's highway passed, provided he substituted a new road near it.

Old Windsor remained with the Crown, being leased out from time to time. Katherine Countess of Devon and Anne wife of Sir Thomas Hayward, daughters and heirs of Edward IV, quitclaimed the manor to King Henry VIII in 1511 (VCH 1923).

In 1606 the site of the manor was leased to Richard Powney, who was succeeded about 1698 by his son Richard. In 1699 the lease was renewed to Richard's son John, whose son Penyston was dealing with the manor in 1737. After his death in 1757 his son and heir, Penyston Portlock Powney, retained the lease of the site until 1786, in which year he assigned his interest in it to Henry Isherwood. The latter died in 1787, leaving a son a minor, who at some date previous to 1799 conveyed it to Arthur Vansittart. In 1923 the manor was still held by the Crown (VCH 1923).

There were fisheries at Old Windsor at the time of the Great Survey. The King's Weir in Old Windsor is mentioned in 1300, when Hugh le Despenser received an order to repair it. In 1316 it was leased to the chaplains of the Royal Chapel at Windsor, and in 1484 James Whitfield, one of the king's yeomen, received the custody of it (VCH 1923).

## **4.2 Cartographic Evidence**

The earliest map consulted was that published by Christopher Saxton in 1607 although Old Windsor is shown the scale is such that no detail can be ascertained about the site.

Other earlier maps are also produced at too small a scale to accurately depict Old Windsor; these include John Speed's map of 1611, Peter Van Den Keere's map of 1627, William Hole's map of 1637, Joan Blaeu's map of 1662, John Seller's map of 1701, Thomas Osborne's map of 1748 and Charles Smith's map of 1804.

John Cary's Map 1794 is the first produced at a fine enough scale to accurately depict the area of the site, although little detail is represented. The same is true of James Hakewell's map of the neighbourhood of Windsor published in 1816. This shows the area open with no buildings in the area and the church is also not depicted.

An estate map (Fig. 2) produced by J. Sturgis c.1820 shows the area as lands belonging to His Majesty and to be completely open with no internal field boundaries or buildings. The entire area is recorded as the Ham Meadow. The illustration of this map (Fig. 2) is an oblique photograph, of the original held in the County Record office, for this reason the site borders look overly large, especially as the map predates the "New Cut" that so clearly defines the eastern site boundary. The site boundary on this and all subsequent maps is shown in red.



Figure 2. Estate map of J. Sturgis c.1820 (not vertical or to scale)

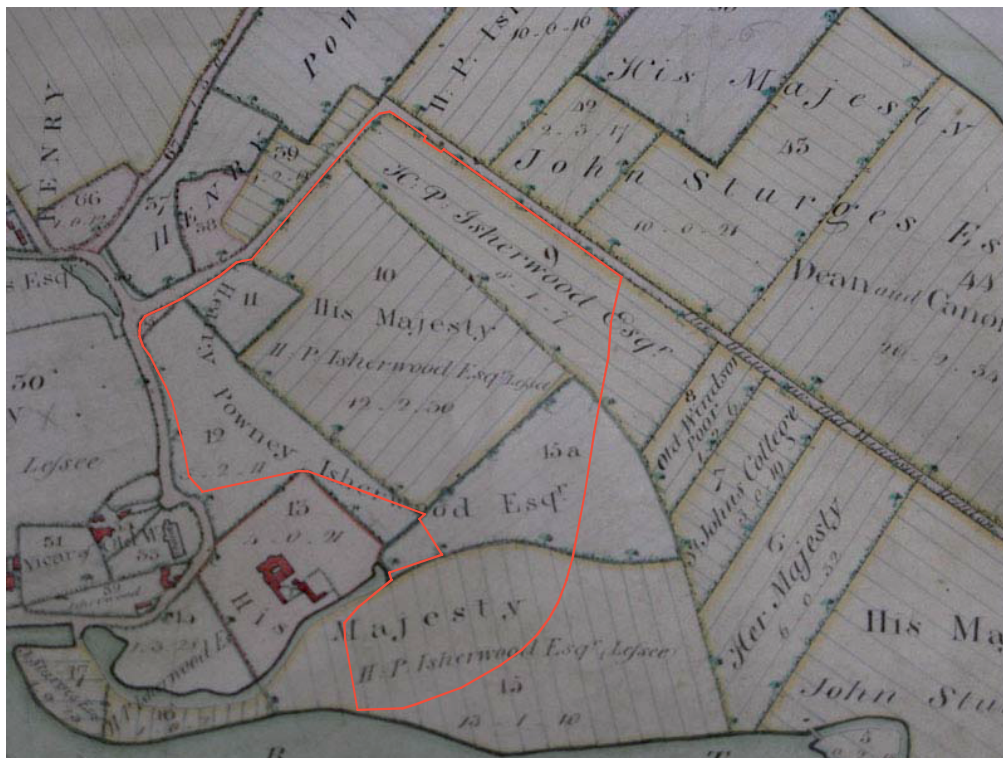


Figure 3. Enclosure Map of 1817

The enclosure map of 1817 shows more detail (Fig 3, **NB** North is to the right). The site is split between seven fields or small enclosures of land numbered 9, 10, 11, 12, 15, 15a and 45. Unfortunately the accompanying document gives little detail about land use other than the size of each area. The land is held by Henry Powney Isherwood Esq. either as Freehold or Lease for the Crown.

On this map the main area of the site appears to be open. A small square enclosure (11) is marked to the west of the site bordering Ham Lane. The field boundaries are depicted as tree-lined, however the very regular placement could simply be stylistic representation of a hedge.

The Tithe map of 1834 (Fig. 4) shows the area very similar to the enclosure map of 1817, although Mr Isherwood no longer holds the land. The associated award document gives an accurate break down of land use for each area within the boundary of the present site.

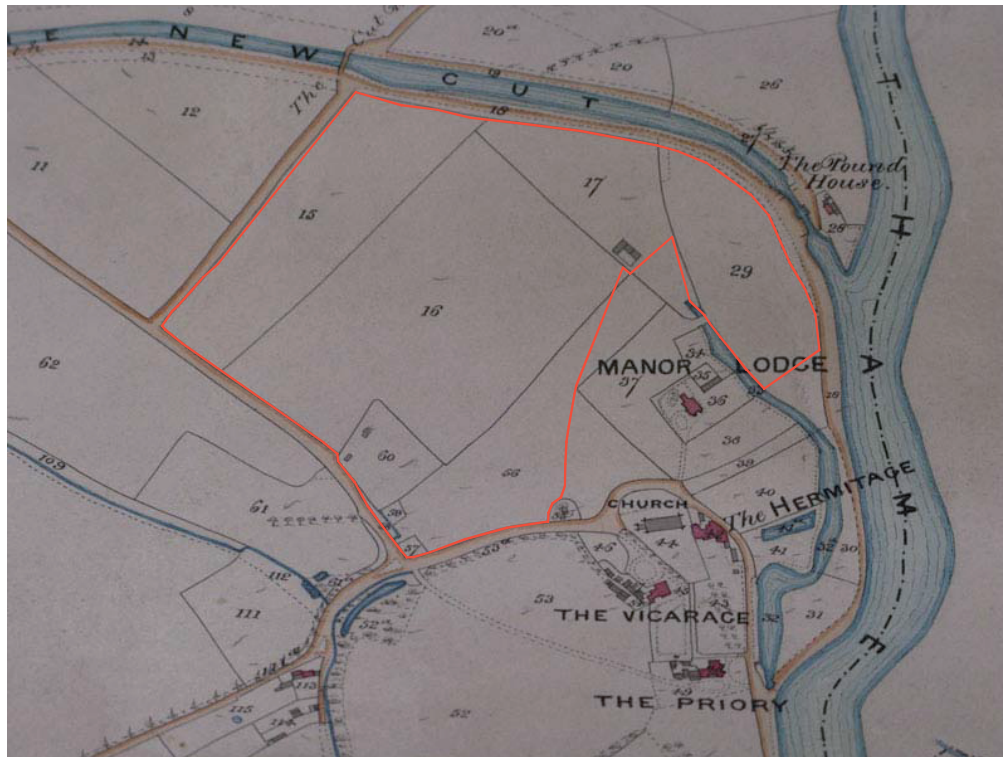


Figure 4. Tithe map of 1834 (not vertical or to scale)

#### Key to map areas

15 – Ham Corner, arable land	57 – Plantation
16 – Ham Corner, arable land	58 – Plantation and pathway
17 – Cow Meadow	59 – Yard
29 – Ham Meadow	60 – Cottage and garden
56 – Manor Grounds	

The buildings recorded in area 60 of the Tithe map are the first representations of structures on the site. Also of note is the building in area 17. This area is noted as the “Cow Meadow” and this building may represent a cattle shed.

A pathway is noted at area 58 (a thin triangle of land adjacent to Ham Lane), but no representation of one is made on the map. The two rectangular plantations 57 and 58 are placed almost as “piers” either side on an entranceway, perhaps for the pathway previously noted.

Plot 61 shows a straight line of trees aligned southeast to northwest, at first glance this tree alignment seems odd but is in fact related to a field boundary seen on the enclosure map of 1817.

The construction of the “New Cut” has bisected several fields to the northwest of the site.

The OS map of 1881 (Fig. 5) shows the main area of the site to be open. A small square enclosure, wooded and containing a well is marked to the west of the site bordering Ham Lane. A roughly east to west line of trees is seen to stretch across the site that meets a perpendicular row to the east of the site. This appears to be a remnant of the field boundary seen on earlier maps.

There appears to be a building in the south-western corner of the site where Ham Lane joins Church Road, this is marked as “Lodge”. This is not the same building as the cottages noted on the Tithe map. The “Lodge” on this map was recorded as being close to the Manor. A footpath appears to curve across the southern portion of the site towards Manor Cottage.

The OS map of 1900 (Fig. 6) shows two further small fields or enclosures situated along Ham Lane to the north of the one noted in 1881. Another small enclosure or compound containing a building is present at the south-east corner of the two tree lines marking the remnant field boundary previously noted, just north of Manor Cottage. The caption “Water Works (Windsor Great Park)” appears beneath. However, it is not certain if this applies to this structure or to two smaller buildings near to the Old Windsor Lock.

The well seen on the 1881 map is no longer marked, but a water-pump (P.) is located in the small field just to the south of where the well was.

Notable is the placement of the title for the “Lodge”; this is now no longer within the site boundary but in the field to the west of Ham Lane and rather ambiguously could refer to a building further west again. There is no representation of the two cottages seen on the Tithe Map of 1834.

The ambiguity of the Lodge building is resolved by the 25” OS map of 1912. The lodge building is clearly marked in a triangle of land just north of the entrance from Ham Lane/Church Road.





Figure 5. 1<sup>st</sup> Edition 1:10,560 OS Map of 1881

A new boundary cuts across the middle of the site on the OS map of 1914 (Fig. 7). This runs north from Manor Cottage towards the corner of the field by the "New Cut" approximately along the line of the remnant tree lined old boundary seen on the 1881 OS map. The "Water Works" compound first noted on the 1900 OS map appears to have straighter more formal edges on a slightly different alignment. This also appears to contain further buildings and internal divisions. The water-pump noted on the 1900 map is no longer recorded.

The small divisions of the land adjacent to Ham Lane appears to have had the boundaries removed in figure 7, however this is a false representation due to low quality photocopying of the original map.

On the OS map of 1932 (Fig. 8) the northernmost of the small fields along Ham Lane is now open and part of the larger field. A small enclosure is now present between the remaining two, and the wooded area to the south of these fields now has more formal land divisions. The lodge does not appear on this map.

There is little change in the area on the OS Map of 1971. The two enclosures along Ham Lane are still there, although only one internal division exists, and a glasshouse is present in the north-eastern corner of the more southerly one. The "pavilion" building is present to the south of the site close to Church Road.

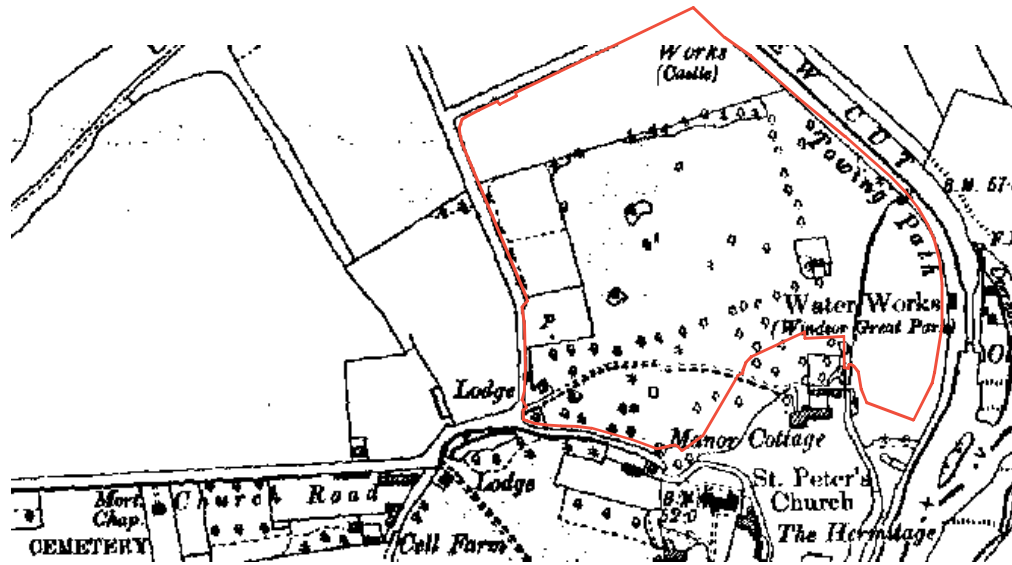


Figure 6. Detail from the 1:10,560 OS Map of 1900

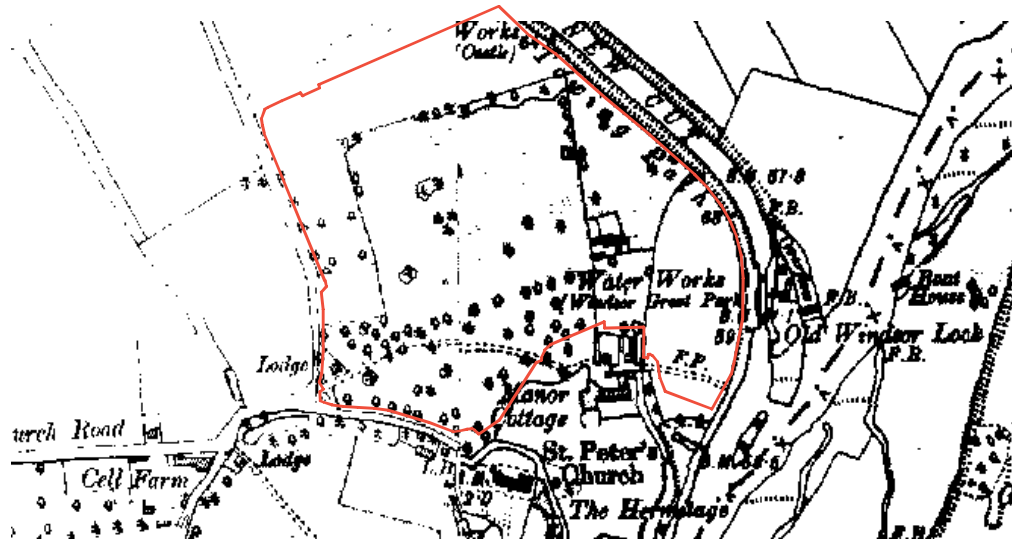


Figure 7. Detail from the 1:10,560 OS Map of 1914



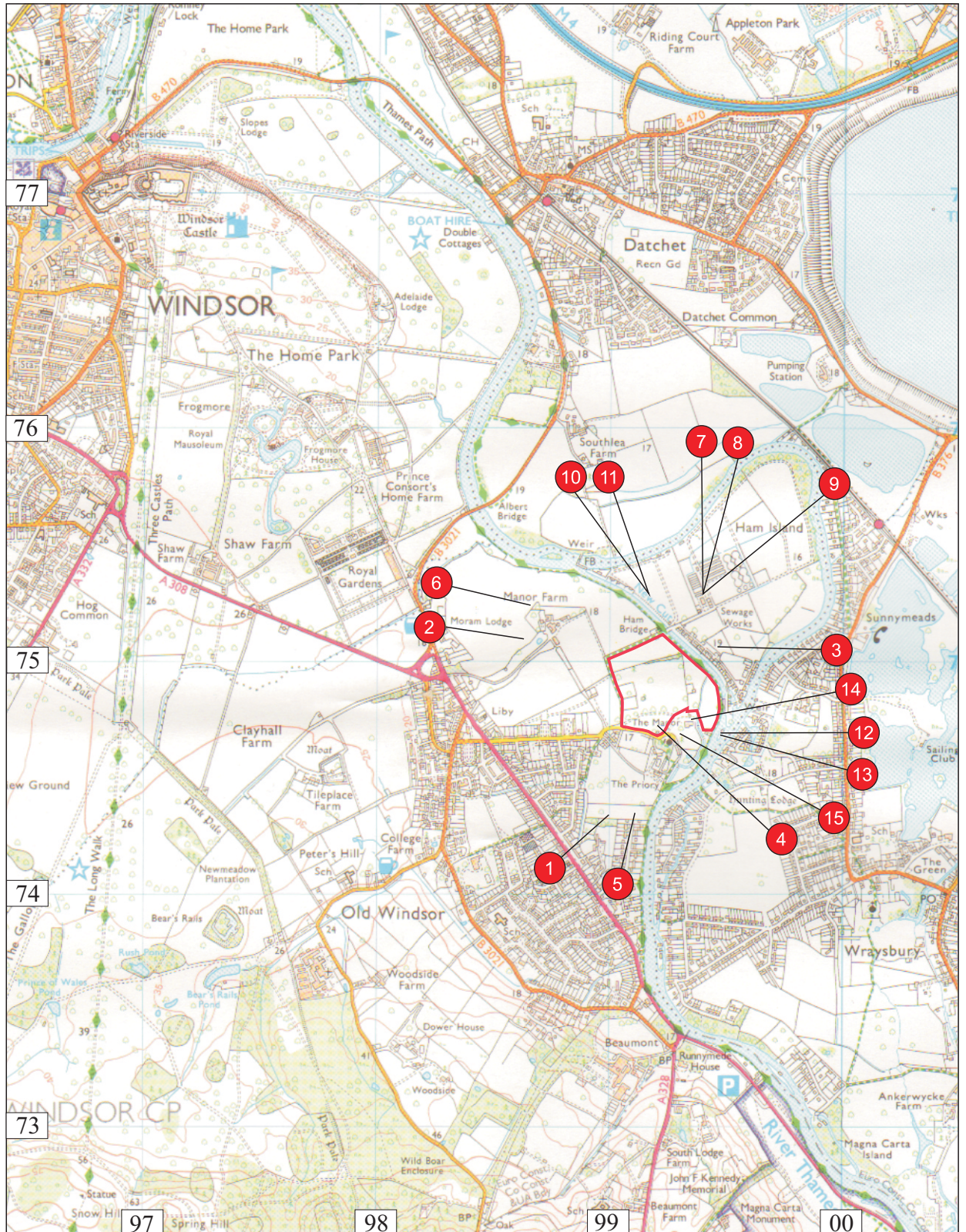
Figure 8. Detail from the 1:10,560 OS Map of 1932

### 4.3 Known Archaeological Sites

A study of all known archaeological sites in the Berkshire HER within 500m has been carried out; these have been listed by chronological period.

#### Prehistoric (Figure 9)

1. Ring ditch (SU 99000 74340) A complete dark ring vegetation mark, poorly defined, but visible on aerial photographs (SMR 00347.00.013 - MRW411).
2. Ring ditch (SU 98620 75100) An incomplete "annular" ditch at Manor Farm, Old Windsor visible on an aerial photograph, presumed to be Bronze Age (SMR 00216.00.000 - MRW275).
3. Ring ditch (SU 99480 75060) A crop-mark of a possible Bronze Age ring ditch (SMR 00347.00.006 - MRW404)
4. Ring ditch (SU 99210 74720) A crop-mark of a double concentric circle cut by parallel lines probably representing the line of a driveway to the manor (SMR 00347.00.007 - MRW405)
5. Ring ditch (SU 99120 74330) A small complete ring feature. It is less well defined on the northwest side, very regular (SMR 00347.00.014 - MRW412).
6. Flint artefacts (SU 98650 75250) Brian Hope-Taylor recovered flint blades/flakes during excavations in the 1950's. Some are of Mesolithic date (SMR 00347.00.017 - MRW415).
7. Flint artefacts and Pottery (SU 99400 75300) Mesolithic and Neolithic implements and Bronze Age pottery were found during an excavation at Old Windsor Sewage Works. One flint flake was associated with a linear ditch (SMR 00347.84.003 - MRW463)
8. Pit (SU 99400 75300) Middle Bronze Age pit was found during excavation (SMR 00347.84.100 - MRW464)
9. Field System (SU 99400 75300) Enclosures associated with Late Iron Age/Roman field system (SMR 00347.84.200 - MRW465)
10. Ditch (SU 99100 75300) One of two ditches observed during watching brief by TVAS in August 1995 containing flint artefacts (SMR 00347.85.002 - MRW661)
11. Ditch (SU 99100 75300) One of two ditches observed during watching brief by TVAS in August 1995 containing flint artefacts (SMR 00347.85.001 - MRW661)
12. Neolithic Axe (SU 99500 74700) find spot (00236.00.000 - MRW790)



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0 1Km


	Site
1-15	Prehistoric

Figure 9. Prehistoric Sites

13. Iron Age Horse Bridle (SU 99500 74700) find spot Arras type, Clarke's Class IIB. (00236.00.000 - MRW790)

14. Flint artefacts (SU 99358 74744) find spot (SMR MRM15884)

15. Flint artefacts (SU 99345 74711) find spot for Mesolithic/Neolithic flints (SMR MRM16096)

### **Roman** (Figure 10)

16. A Roman building possibly situated between the church and the river Thames (SU 9930 7488). A service trench, south-east of the church, revealed large quantities of Roman pottery and building materials (SMR 00347.00.000 - MRW399).

17. Roman Settlement (SU 99250 74650) Residual Roman finds and re-used tiles found during excavations suggest a nearby Roman settlement (SMR 00347.10.000 - MRW416)

18. Enclosure (SU 99400 75300) A ditch excavated at Old Windsor Sewage Works may be evidence of a possible later Roman enclosure (SMR 00347.84.300 - MRW466)

19. Field System (SU 99400 75300) Enclosures associated with the phase II Roman field system (SMR 00347.84.200 - MRW465)

20. Pit (SU 99400 75300) pit associated with the Roman field system (SMR 00347.84.400 - MRW467)

21. Well (SU 99400 75300). Well associated with the Roman field system (SMR 00347.84.500 - MRW468)

22. Pit (SU 99400 75300) pit containing quern fragments associated with the Roman field system (SMR 00347.84.600 - MRW469)

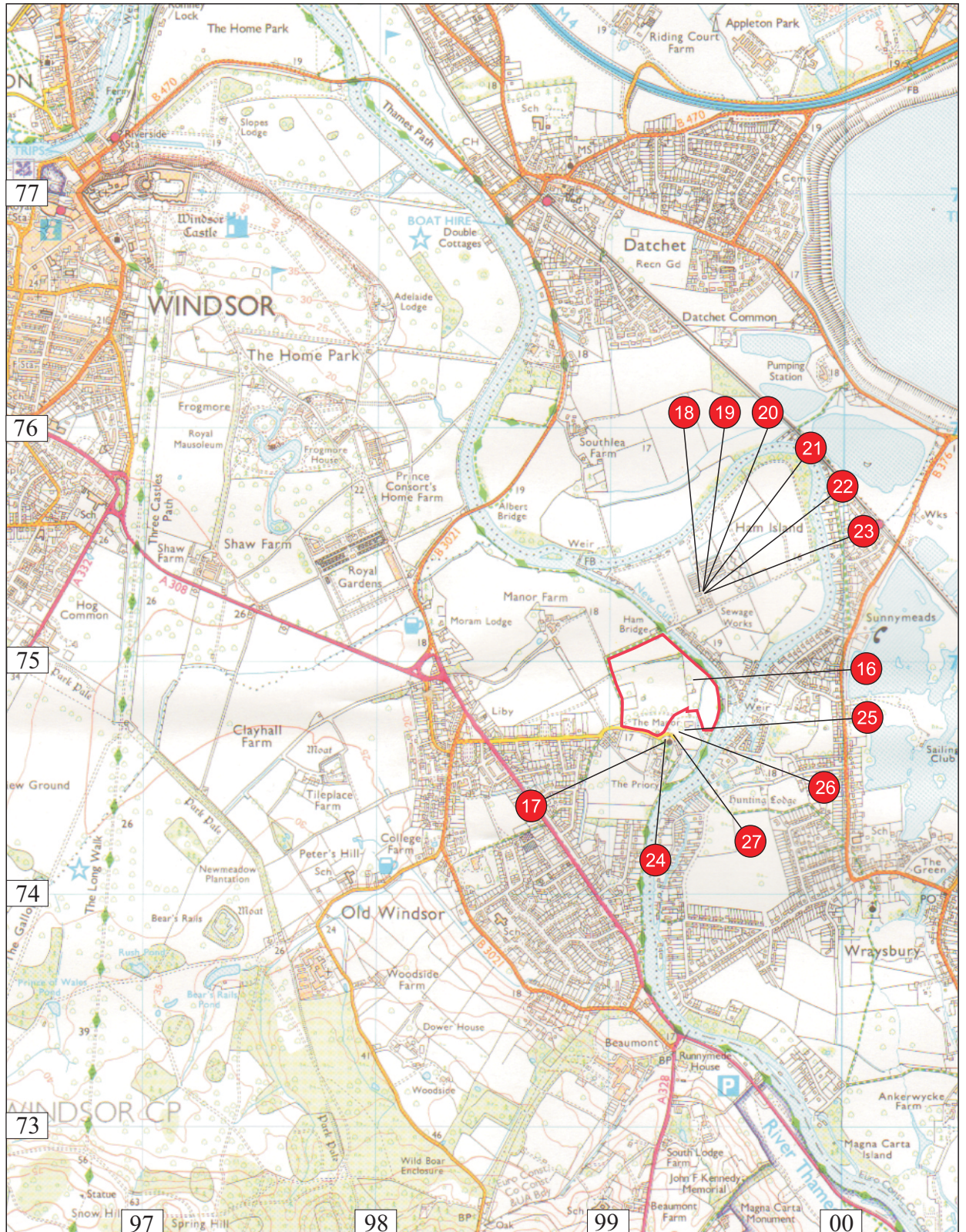
23. Pit (SU 99400 75300) pit containing Roman coin associated with the Roman field system (SMR 00347.84.700 - MRW470)

24. Pottery (SU 99265 74655) Roman pottery found during watching brief (TVAS 1998) (SMR 00347.82.200 - MRW155)

25. Pottery (SU 99358 74744) find spot (SMR MRM15884)

26. Pits and Gully (SU 99345 74709) Cut features and Roman pottery suggestive of settlement activity (SMR MRM16047)

27. Pottery (SU 99282 74685) find spot (SMR MRM16080)



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	Site
16-27	Roman

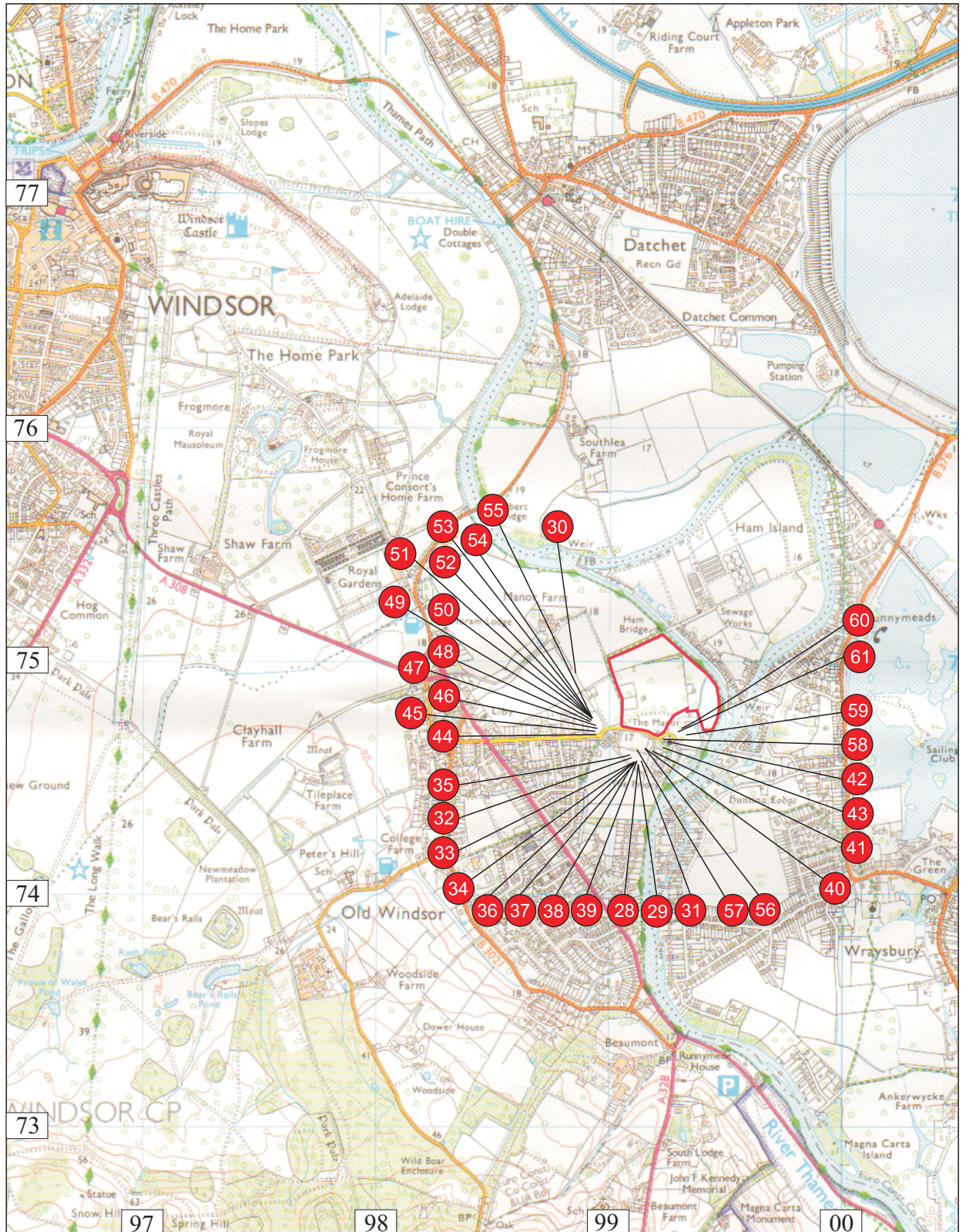
Figure 10. Roman Sites

**Medieval (Figure 11)**

28. Early medieval - medieval settlement (SU 9930 7488) An Early Medieval settlement dating from the 7<sup>th</sup> or 8<sup>th</sup> centuries AD. Excavation during the 1950's suggested that the settlement represented a village or farmstead. Excavation revealed a series of structures including a domestic masonry built building, possibly with a tiled roof and glazed windows, and a large sophisticated mill. (SMR 00347.00.000 - MRW399)
29. An early medieval and medieval royal palace (SU 9930 7488). Documentary evidence demonstrates that the Old Windsor site was a royal palace or vill of Edward the Confessor and the early Norman Kings (SMR 00347.00.000 - MRW399).
30. The "Windsor Great Ditch" (SU 9930 7488). A major boundary ditch surviving as an earthwork over a length of c.400m between Church Road and Manor Farm. The ditch is considered to date to the 7<sup>th</sup> century AD (SMR 00347.00.000 - MRW399).
31. Early medieval village (SU 99200 74600) Hope-Taylor (phase II) suggests a farm or small village dated 650 to 700/750 AD (SMR 00347.20.000 - MRW417).
32. Rubbish pit (SU 99130 74570) An early medieval rubbish pit was revealed during excavations (SMR 00347.20.002 - MRW418).
33. Settlement (SU 99204 74610) Hope-Taylor (phase III) suggests a small village dated 9<sup>th</sup> to 10<sup>th</sup> century AD. The village contained a large and sophisticated mill fed by a great-lead (SMR 00347.40.000 - MRW420)
34. Watermill (SU 99123 74567) A large and sophisticated water mill with three vertical water wheels (i.e. with horizontal axles) working in parallel. This was served by a great ditch or mill leat, which was dug across the neck of the loop of the Thames within which the site lies. (SMR 00347.41.000 - MRW421).
35. Mill leat (SU 99120 74570) The leat was nearly  $\frac{3}{4}$  mile long with a flat bottom over 20 ft. wide and a maximum depth in the section examined of about 12 ft. The leat was re-cut several times before going out of use in the early part of the 11<sup>th</sup> century (SMR 00347.41.100 - MRW422)
36. Building (SU 99130 74570) A stone building (located near the water mill) at Old Windsor appears to have been destroyed by fire in the late 9<sup>th</sup> or 10<sup>th</sup> century. The building was demolished and much rubble tipped in the mill leat (SMR 00347.42.000 - MRW423)
37. Remains of timber buildings (SU 99130 74570) Several timber buildings of 10<sup>th</sup> to 11<sup>th</sup> century date revealed during excavations (SMR 00347.52.000 - MRW427)
38. Pottery and Sword guard (SU 99200 74600) Pottery sherds and a gilt-bronze sword guard of just before conquest date was recovered during excavations (SMR 00347.60.000 - MRW428)



39. Early medieval Royal Palace (SU 99130 74570) excavation by Vaughan-Williams in 1919, in the "palace courtyard" (SMR00347.61.000 - MRW429)
40. Shrunken Village (SU 99200 74600) The royal palace (and its associated settlement) was abandoned for the New Windsor site in the reign of Henry I (1100-1135) (SMR 00347.70.000 - MRW430)
41. The Grange (SU 99200 74600) A building known as "The Grange" was the last notable feature of the Saxon palace site. The building was of 13<sup>th</sup> -14<sup>th</sup> century date and referred to in contemporary documents as 'the Grange' (SMR 00347.81.000 - MRW433)
42. Church (SU 99260 74650) The Grade II\* listed parish Church of St Peter and St Andrew. Dates to the early C13, chancel and nave partly rebuilt mid C14. Restored 1863-4 by Sir Gilbert Scott (SMR 00347.82.000 - MRW434)
43. Cemetery (SU 99250 74640) Eight inhumations recorded found by workmen (SMR 00347.82.100 - MRW435).
44. Pit (SU 98932 74680) A sub rectangular pit or a ditch terminal was found during archaeological evaluation (OAU 1987) associated with a sherd of 12<sup>th</sup> century pottery (SMR 00347.83.000 - MRW436)
45. Pit (SU 98933 74706) A pit or a ditch terminal was found during archaeological evaluation (OAU 1987) associated with a sherd of 12<sup>th</sup> century pottery (SMR 00347.83.010 - MRW437)
46. Pits (SU 98941 74722) Two inter-cutting pits were found during archaeological evaluation (OAU 1987) associated with 12<sup>th</sup> century pottery (SMR 00347.83.020 - MRW438)
47. Pit (SU 98950 74743) A pit or a ditch terminal was found during archaeological evaluation (OAU 1987) associated with a sherd of 12<sup>th</sup> century pottery (SMR 00347.83.040 - MRW439)
48. Building (SU 98941 74682) The remains of a building was located during an archaeological evaluation (OAU 1987) associated with 12<sup>th</sup> century pottery (SMR 00347.83.050 - MRW440)
49. Gully (SU 98941 74685) Gully found underlying 12<sup>th</sup> deposits during evaluation (SMR 00347.83.060 - MRW441)
50. Postholes (SU 98942 74683) Two medieval postholes found during evaluation (OAU 1987) (SMR 00347.83.061 - MRW442)



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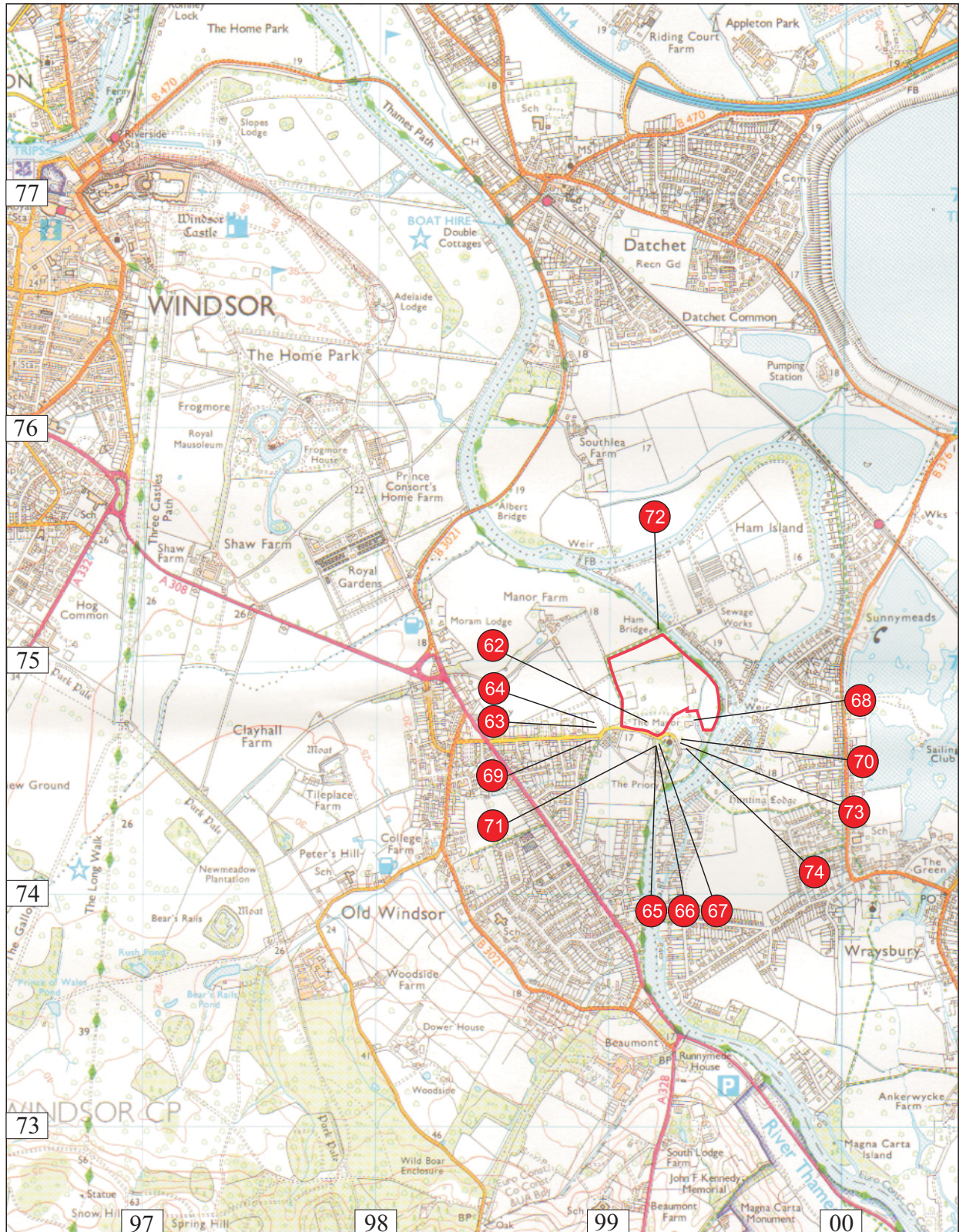
	Site
28-61	Medieval

Figure 11. Medieval Sites

51. Pit (SU 98948 74681) A pit or a ditch terminal was found during archaeological evaluation (OAU 1987) associated with early medieval pottery (SMR 0347.83.070 - MRW443)
52. Ditch (SU 98957 74721) Ditch found during archaeological evaluation (OAU 1987) associated with early medieval pottery and iron working residue (SMR 00347.83.100 - MRW444)
53. Gully (SU 98955 74732) A gully was found during archaeological evaluation (OAU 1987) associated with 12<sup>th</sup> century pottery (SMR 00347.83.180 - MRW451)
54. Gully (SU 98955 74732) A gully was found during archaeological evaluation (OAU 1987) associated with 12<sup>th</sup> century pottery (SMR 00347.83.190 - MRW452)
55. Hollow (SU 98944 74727) A sub circular shallow scoop containing 6 sherds of possible 12<sup>th</sup> century pottery. (SMR 00347.83.250 - MRW458)
56. Pottery (SU 99204 74625) Find spot of Saxon and medieval pottery (SMR 00347.09.000 - MRW651)
57. Inhumation (SU 9915 7460) A shallow undated burial and finds of Late Saxon/ Early Medieval date (SMR MRM15832)
58. Pottery (SU 99358 74744) find spot (SMR MRM15884)
59. Burial (SU 99281 74683) A mass grave was revealed during archaeological excavation containing disarticulated and fairly evenly distributed human bone (TVAS 2006) (SMR MRM16079).
60. Pottery (SU 99347 74707) find spot for Saxon pottery (TVAS 2006) (SMR MRM16097)
61. Cut features and Pottery (SU 99342 74690) ditch, pits, postholes and possible structures associated with 11<sup>th</sup> – 12<sup>th</sup> century pottery (SMR MRM16098)

**Post-medieval (Figure 12)**

62. Track-way (SU 99160 74730). Crop-mark of a track-way (SMR 00347.00.009 - MRW407)
63. Ditch (SU 98920 74770) Ditch found during archaeological evaluation (OAU 1987) possibly a relatively modern field boundary (SMR 00347.83.200 - MRW453)
64. Plough Soil (SU 98918 74732) A post-medieval plough soil visible during excavation, and tile, pottery and clay pipe found (SMR 00347.83.230 - MRW456).
65. Deposits (SU 99200 74630) Three evaluation trenches revealed only post-medieval deposits (TVAS 1993) (SMR 04198.00.000 - MRW633)



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	Site
62-74	Post-medieval

Figure 12. Post-medieval Sites

66. Pottery and Grave (SU 99204 74625) Find spot of post-medieval pottery and inhumation (SMR 00347.09.000 - MRW651)

67. Inhumation (SU 99200 74630) Several vertical cut feature recorded that are possible graves, during evaluation (TVAS 1993) (SMR 00347.09.001 - MRW652)

68. Building foundations (SU 99300 74800) An evaluation to north and east of the manor located 19<sup>th</sup> century outbuilding foundations (SMR 00347.90.000 - MRW711)

69. Walls (SU 98920 74652) Brick and mortar walls were observed during a watching brief (TVAS 2002) (SMR RW15611 - MRW15611)

70. Pottery (SU 99358 74744) find spot (SMR MRM15884)

71. Well (SU 99202 74597) An 18<sup>th</sup> – 19<sup>th</sup> century brick lined well (SMR MRM15995)

72. Pump House (SU 99207 75128) Remains related to the original former pump house (JMHS 2006) and associated worker's house, built in 1872 to pump water to Windsor Castle (SMR MRM16074).

73. Find-spot (SU 99280 74682) Find-spot for coin, brick, nails and tile (SMR MRM16082)

74. Pottery (SU 99342 74675) find spot for post-medieval pottery (SMR MRM16099)

### **Undated** (Figure 13)

75. Enclosure (SU 99160 75290) An irregular oval or 'D' shaped enclosure with two possible entrances on the east side, shows as cropmark. (SMR 00347.00.003 - MRW401)

76. Pit Alignment (SU 99170 75300) The eastern side of a 'D' shaped enclosure appears to be formed by three short stretches of pit alignments. (SMR 00347.00.004 - MRW402)

77. Field System (SU 99050 75270) A crop-mark field system visible on aerial photographs. NMR aerial photograph cover – detail confined to west of New Cut (SMR 00347.00.005 - MRW403).

78. Ditch (SU 99240 74760). A linear ditch running northeast southwest across a double concentric ring ditch. (SMR 00347.00.008 - MRW406)

79. Track-way (SU 99020 74750) Short lengths of parallel ditches may be a track-way (SMR 00347.00.010 - MRW408)

81. Enclosure (SU 98960 74500) Crop-marks suggest an enclosure in this area, however, agricultural marks may be responsible for some of the patterning (SMR 00347.00.012 - MRW410).
82. Linear feature (SU 99090 74410). A dubious double ditched vegetation mark in dark crop or sown grass. Alignment can be traced onto grass to east of modern hedge. Possible former track-way (does not fit in with present field pattern) or drainage (SMR 00347.00.015 - MRW413).
83. Pit (SU 98963 74719) Undated pit or posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.120 - MRW445)
84. Pit (SU 98966 74719) Undated pit or posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.130 - MRW446)
85. Pit (SU 98958 74718) Undated pit or posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.140 - MRW447)
86. Pit (SU 98959 74719) Undated pit or posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.150 - MRW448)
87. Ditch (SU 98957 74710) Undated ditch found during archaeological evaluation (OAU 1987) (SMR 00347.83.160 - MRW449)
88. Posthole (SU 98957 74710) Undated posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.170 - MRW450)
89. Ditch (SU 98928 74766) Ditch found during archaeological evaluation (OAU 1987) (SMR 00347.83.210 - MRW454)
90. Pit (SU 98929 74765) Undated pit or posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.220 - MRW455)
91. Sub-surface feature (SU 98943 74728) Undated indistinct feature found during archaeological evaluation (OAU 1987) (SMR 00347.83.240 - MRW457)
92. Sub-surface feature (SU 98945 74726) Undated indistinct feature found during archaeological evaluation (OAU 1987) (SMR 00347.83.260 - MRW459)
93. Gully (SU 98946 74724) Gully found during archaeological evaluation (OAU 1987) (SMR 00347.83.270 - MRW460)
94. Posthole (SU 98946 74723) Undated posthole found during archaeological evaluation (OAU 1987) (SMR 00347.83.280 - MRW461)
95. Burials (SU 993 746) In 1968, parts of at least seven skeletons were recovered from a trench for a water pipe (SMR MRM15833)




	Site
75-96	Undated

Figure 13. Undated Sites

96. Pits (SU 99281 74683) Two pits located during an archaeological watching brief (TVAS 2006) (SMR MRM16081)

#### **Negative Archaeological Events (Figure 14)**

97. Bridge House, Ham Island, Old Windsor (SU 99296 75167) Watching brief (TVAS 1998) no archaeological features were observed (SMR ERW12)

98. Old Windsor Flood Alleviation Scheme (SU 98643 74295) Watching brief (OAU 1999) no archaeological features were observed (SMR ERW46)

99. Old Windsor Parish Church (SU 99259 74657) Watching brief (TVAS 1998) no archaeological features were observed (SMR ERW48)

100. The Chalet Bungalow, Church Road, Old Windsor (SU 9905 7467) Watching brief, no archaeological features were observed (SMR ERW52)

101. The Chalet Bungalow, Church Road, Old Windsor (SU 9905 7467) Watching brief (TVAS 1999), no archaeological features were observed (SMR ERW69)

102. No.1 Manor Cottages, Old Windsor (SU 98922 74846) Watching brief (WA 2000), no archaeological features were observed (SMR ERW93)

103. Kingfisher, Ham Island (SU 99075 75297) Watching brief (TVAS 2001) no archaeological features were observed (SMR ERW121)

104. The Friary, Old Windsor (SU 98992 74217) Evaluation (1975) no archaeological features were observed (SMR ERW155)

105. Priory Lodge, Church Road (SU 98970 74654) Watching brief (TVAS 2003) no archaeological features were observed (SMR ERW169)

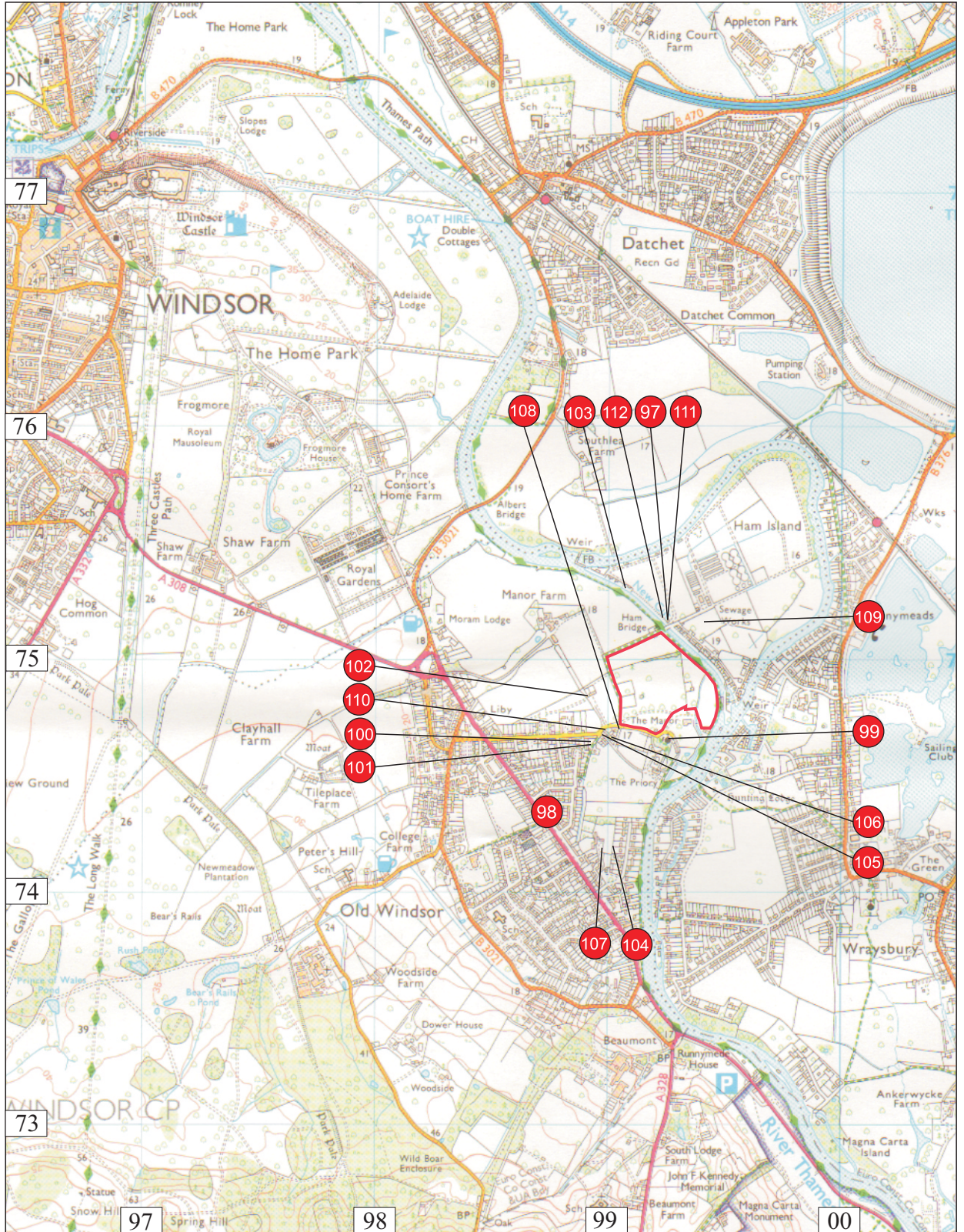
106. Windermere, Priory Drive (SU 99025 74640) Watching brief (TVAS 2004) no archaeological features were observed (SMR ERM301)

107. No. 2 Saxon Way, Old Windsor (SU 98906 74301) Watching brief (TVAS 2005) no archaeological features were observed (SMR ERM420)

108. Kingsbury Cottage, Church Road (SU 99190 74603) Watching brief, no archaeological features were observed (SMR ERM441)

109. Windsor Sewage Treatment Works (SU 99405 75143) Watching brief, no archaeological features were observed (SMR ERM442)






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Figure 14. Negative Archaeological Events

	Site
97-112	Negative Archaeological Events

107. No. 2 Saxon Way, Old Windsor (SU 98906 74301) Watching brief (TVAS 2005) no archaeological features were observed (SMR ERM420)
108. Kingsbury Cottage, Church Road (SU 99190 74603) Watching brief, no archaeological features were observed (SMR ERM441)
109. Windsor Sewage Treatment Works (SU 99405 75143) Watching brief, no archaeological features were observed (SMR ERM442)
110. Priory Gate, Church Road (SU 98984 74690) Watching brief (TVAS1997) no archaeological features were observed (SMR ERM445)
111. Bridge House, Ham Island (SU 99260 75163) Watching brief (TVAS1996) no archaeological features were observed (SMR ERM877)
112. Ham Island (SU 99284 75161) Watching brief (1988) no archaeological features were observed (SMR ERM1001)

#### **4.4 Listed Buildings and Gardens (Figure 15)**

A study of all historic and listed buildings, structures, parks and gardens within 500m has been carried out producing the following results

##### **Buildings**

113. Church House (SU 99222 74592). grade II. Early 19<sup>th</sup> century altered late 20<sup>th</sup> century. Stock brick in Flemish bond; low- pitched, hipped slate roof. (SMR 469360)
114. Church (SU 99260 74650) The grade II\* listed parish Church of St Peter and St Andrew. Dates to the early 13<sup>th</sup> century, chancel and nave partly rebuilt mid 14<sup>th</sup> century. Restored 1863-4 by Sir Gilbert Scott (SMR 469361)
115. The Priory (SU 99213 74505) grade II\*. Mid 18<sup>th</sup> century, altered in late 19<sup>th</sup> or early 20<sup>th</sup> century (SMR 469362)

##### **Parks and Gardens**

116. Windsor Great Park (Centre SU 96263 72611) A royal park of medieval origin containing many ancient trees. The park was later landscaped and contains gardens attached to four principal residences within the park: Cumberland Lodge, Royal Lodge, Cranbourne Lodge and Forest Lodge. Windsor Great Park was created out of Windsor Forest as a royal hunting park from the 11<sup>th</sup> century, and by c.1365 had evolved approximately to its present size and shape. (SMR 04156.00.000 - MRW630)



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	Site
75-96	Listed Buildings and Historic Parks

Figure 15. Listed Buildings and Historic Parks

## 4.5 Documentary Evidence

### Documents and Papers

Windsor is first mentioned in the Anglo-Saxon Chronicle. The name originates from old English “*Windles-ore*”, or 'winch by the riverside', a royal settlement. The area is recorded as “*Windlesoran*” on several 11<sup>th</sup> century documents.

In 1822 the Thames Navigation Commissioners, built the stretch of canal known as the “New Cut”, this created Ham Island in the hook of the old river.

Several planning applications have been filed for the site including; in 1982 the construction of the present building (460237 FULL), in 1984 the construction of a new stable block, exercise yard and offices (462196 FULL), in 1992 the rebuilding of the Pavillion (470674), in 1994 the construction of a detached stable block (472111)

### Survey

The immediate area of the Hope-Taylor excavations was subject to a geophysical survey prior to excavation in 1956. A plan by the Ministry of Works and held by Reading Museum shows the area to be confined to a single field just west of “The Priory”. A second plan by Hope-Taylor dated 1981 shows that at least 3 transects across the “Great Mill-Ditch” were also planned or carried out.

Part of the scheduled area not immediately threatened by development was scanned with broadly spaced flux-grad geophysical traverses in 1975 (SMR ERM1019). It reported that no distinctively magnetic anomalies were identified and proposed to systematically cover these areas more intensively at a later date. As part of this programme of work the resistivity survey carried out prior to the Hope-Taylor excavations was processed using “modern methods”. This failed to locate any features clearly even though their presence was known from excavation.

The failure to locate known features is worrying and places a doubt over the entire survey data. It obviously cannot be used to predict areas of archaeological presence or absence.

Later geophysical investigations were carried out in 1982 (Bartlett 1983). These concentrated on areas to the northwest of the site on the line of the Great Ditch and immediately to the south of the site in the area of Hope-Taylor's excavations and expanded upon the work undertaken in 1975.

Subsequent surveys were conducted in the area between 1985 –87. Copies of these reports are held by the RCAHMS Collections and consist of the following:

**1985:** the Priory (13-15 August), Shanly Field (2-5 September), Field 9982 (9-31 October), St. George's Farm (5-12 November), and the Stables (13-15 November). The Priory investigation targeted the south-eastern portion of the Great Ditch (DC49110, DC49111). The survey in the Shanley Field, located

immediately north of Kingsbury Field, covered the area of the 'playground garden' and the 'old nursery garden' (DC49109, DC49112, DC49113). Work in Field 9982 investigated the north-western portion of the Great Ditch in Hand Post Meadow (DC49107, DC49108). St. George's Farm is located to the north of Church Road, in the vicinity of a crop-marked circular enclosure and trackway (DC49114). Finally, survey in the vicinity of the Stables investigated the area of the magnetic anomalies recorded in 1975 and the south-eastern terminus of the Great Ditch (DC49106).

**1986:** The grounds of the Manor were investigated from 3-6 November. No reports of this survey are included within the archive, but a plot of the readings has been catalogued (DC49115).

**1987:** Additional survey near Priory Cottage from 2-3 June and Kingsbury Cottage and the Hermitage from 19-22 October. A plot of readings taken in Mrs. Mitchell's garden at Priory Cottage has been catalogued (DC49123) as well as two plots of readings at Kingsbury Cottage (DC49124 and DC49125) and several plans from the work at White Hermitage (DC49117-DC49122).

Additional notes and plans are filed with the documentary material not yet catalogued (RCHMS undated). Copies of all of this material are available at commercial rates, but the timescale for production is expected to be long.

There appears to have been a geophysical survey in the area of the proposed development site (DC49114). Although without viewing the report it is impossible to say for certain which area was targeted. It is possible that only the crop-marks (4) in the area were covered.

The results of these surveys (1956-82) were mixed and the resultant plots of very poor quality. If the slightly later reports were of a similar quality then it is likely that little detail would show.

### **Photographs, Paintings and Prints**

Survey work of aerial photographs of the area (Gates 1975) has identified one circular and three linear features within the site boundary (Fig. 16). This is based on two photographs taken in 1957 (St Joseph 57 VF76 & VF81).

These photographs have been re-examined. The eastern most linear feature aligned roughly northwest to southeast is a field boundary that is marked on the OS map of 1881. The alignment of the northeast to southwest linear cropmark is more indicative of a pipeline, possibly a sewer running towards the treatment facility on Ham Island. The parallel linear features have been interpreted as a post-medieval track way (4).

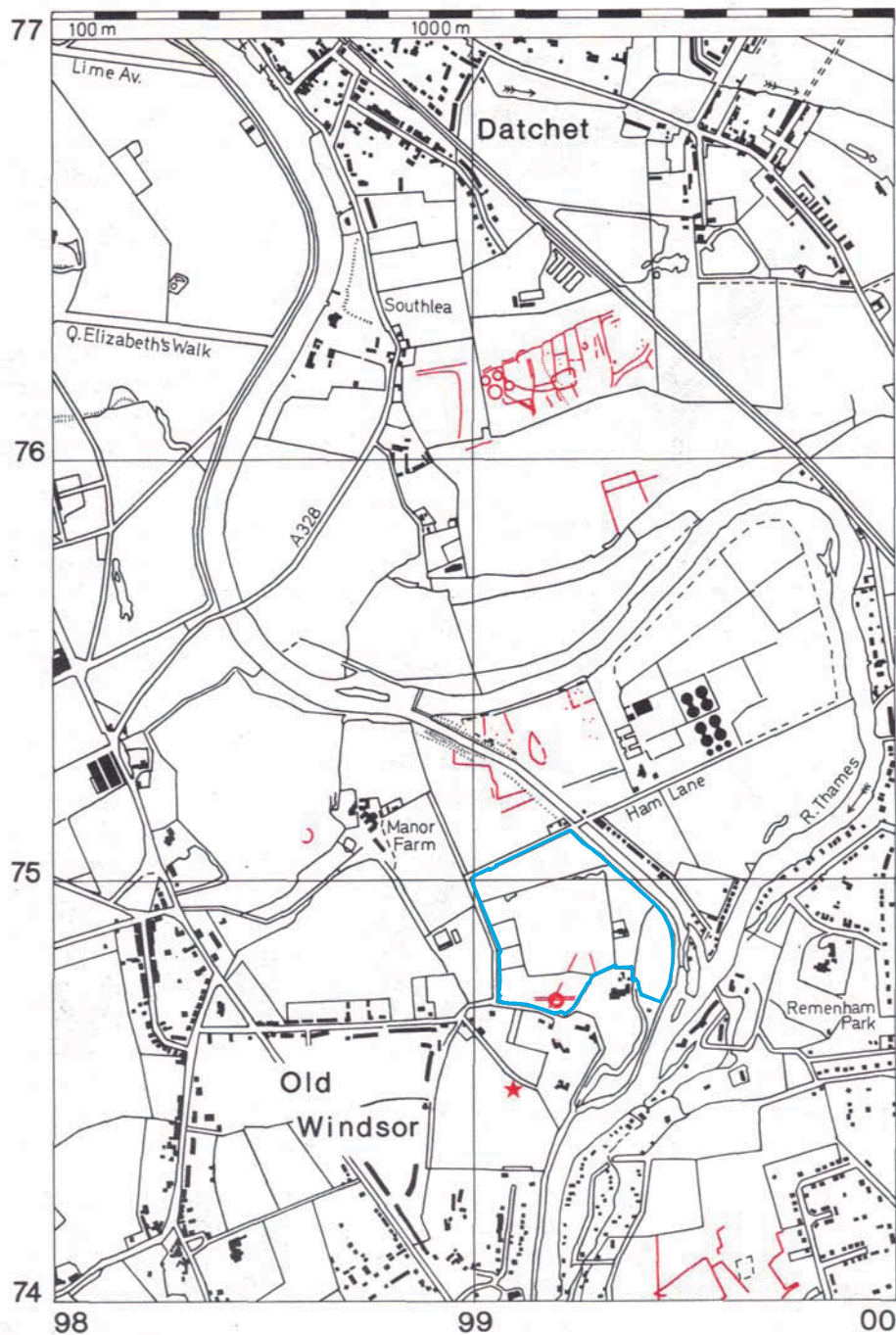


Figure 16. Plot of features noted on aerial photographs (after Gates 1975)

An engraving from 1885 shows the Old Windsor Lock (Fig. 17), it depicts a wooden building beyond the towpath on the very edge of the site. This building does not appear to be recorded on the 1881 OS map, but does appear on the OS 1900 map.

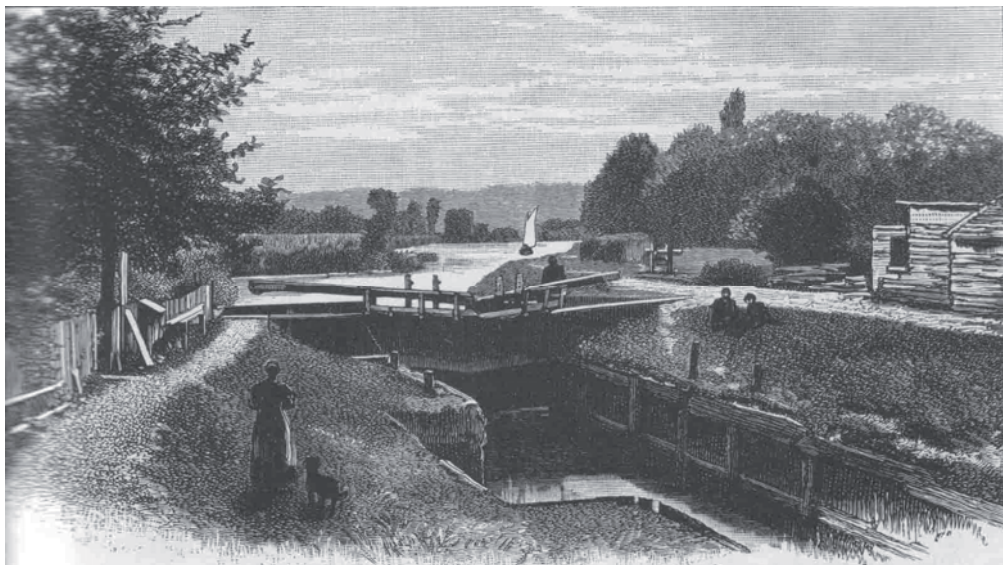


Figure 17. Engraving of the Old Windsor Lock 1885

## 5 DISCUSSION

Flint scatters are noted in the area dating from the Mesolithic and Neolithic. No occupation sites of these dates are recorded and it is likely that these flints represent loss and discard associated with sporadic seasonal use of the river for resource gathering, hunting, fishing and fowling.

Within the boundary of the site is a cropmark of a ring ditch (4). Although unexcavated this is thought to be a Bronze Age monument. It also does not appear in isolation in the area with a further four other examples (1, 2, 3 and 5) relatively close. At least one Bronze Age pit is also known in the vicinity. The barrows are all relatively close to the river, maybe even following its line, and perhaps form part of a group or cemetery that extended across the gap of the river loop that forms Ham Island, perhaps forming part of a ceremonial or ritual landscape.

Other Bronze Age barrows are known to lie close to the river at other points along its route and some congregated in groups at bends as at Goring (Allen 1995). These were associated with wider-scale contemporary activity in their areas.

Iron Age field systems (9) are known to the northeast of the site within the loop of the river that now forms Ham Island. These are obviously placed to take advantage of good water supply for irrigation and possible also exploit the river bend as a defensive feature.

The Iron Age field systems perhaps continue in use into the early Roman period but are certainly adapted and possibly expanded in the Roman period. There is evidence for continued settlement (18, 20, 21, 22 and 23) in the Roman period

The focus of occupation (17 and 26) in the area appears to have shifted to just south of the present church. A large farmstead or perhaps Villa is constructed here. This

building is of a status to have a hypocaust system and likely formed a large complex of buildings. It is possible that some of the undated linear features (87, 89 and 93) recorded to the west of the site are related to these field systems. This shift may have been forced by a water level change of the river or flooding. Certainly the defensive properties of the river loop would not be a concern in the later Roman period.

The SMR gives the location of a Roman building (16) within the site boundary, however the accompanying description is at odds with the grid references and this may be further south.

The specialist report concerning the Roman tile from the Hope-Taylor excavation archives held by Reading Museum, suggests that a rather high status building or Villa existed in the vicinity of the present church. Tile from the roof and hypocaust system were recovered as well as evidence for an associated kiln. Tile with relief decoration was also recovered.

The site is located within 200m of the excavations on the Saxon Royal Palace (29) and associated settlement (28, 31 and 33) that were conducted by Hope-Taylor in the 1950's. These excavations located very well preserved remains and a considerable number of artefacts. Vaughan-Williams also conducted an excavation on the Palace (39) in 1919. Further remains of this date are seen surrounding the excavation areas to the east and west (Fig. 11).

A plan of the area drawn by Hope-Taylor as it may have appeared at this period is present in the excavation archives. It suggests that the mill leat (35) and the "great-ditch" (30) are one and the same. This would have originally cut off the area of Ham Island in a similar manner to the far later "New Cut", although the area enclosed by leat and river would have been far larger.

The settlement and palace appears to have been to the east of the leat and inside the 'enclosed' area. The river and leat formed a boundary and acted to separate the palace from the surrounding land. This boundary could be viewed as both defensive and ceremonial with the private Royal estate separated from the rest of the kingdom.

The defensive nature of the site is echoed in the preserved field name "Kingsbury Field". The name Kingsbury is derived from the Saxon *Chinesburie* meaning "royal fortified house" or "Kings Fort". The "bury" part of the name means "fort" or "defensive work".

The identification of a major Roman building or complex in the area coupled with the presence of a later Saxon Palace leads one to speculate for some form of continued use of the site from the Roman into the Saxon period. Although many sites display the potential for such continuation few display it unequivocally (Hamerow 1993).

The pottery so far identified from Hope-Taylor's excavation places a 7<sup>th</sup> century date for the earliest Saxon activity on the site and the latest Roman material is 4<sup>th</sup> century. This appears to be a very large gap for any possible link. Some sites display a continuation in a similar area with the focus of settlement shifting as at Yarnton, Oxfordshire (Hey 2004).



It is possible that some of the early handmade pottery has been misidentified. The pottery from the Hope-Taylor archive does contain a large quantity of such material, however the report is little more than an assessment of material and further information on the chronology of the site could be gained from full analysis of the material with the benefit of recent research information.

The main focus of activity in this period is obviously the palace, but there is also either a domestic support infrastructure or a settlement associated with it. The extent of which remains unknown. Certainly there is evidence for buildings including a mill. This would imply that farms and arable fields are located in the area.

Activity is evident following the line of the Great Ditch. The location of pits and gullies (44, 45, 46, 47 and 49) to the west of its line may indicate fields and area used to dispose waste.

The Palace goes out of use in the 12<sup>th</sup> century and the attached settlement shrinks as the status of the area decreases. The population probably shifted to congregate around the new castle at Windsor. The mill (34) apparently burnt down around this period, but may have been slighted as the royal focus changed location. Contemporary buildings (48 and 50) are seen to the west of the Great Ditch and may indicate the area to the east has lost its importance, especially defensively with the construction of Windsor Castle.

The grange (41) remains in use during the 13<sup>th</sup> and 14<sup>th</sup> centuries according to Hope-Taylor, and with the church (42) probably formed the centre of a small agricultural settlement during the later medieval period. A large number of burials have been found in the area of the church outside the present churchyard. It is possible that the cemetery boundaries had moved over time or there were earlier churches with their own cemeteries in the general location of the present one.

The post-medieval landscape of the area appears to be very similar to that of today, the area of the site being under the plough as arable land. A few field boundaries change slightly over time.

The construction of the Water Works for the Windsor Great Park between 1881 and 1900 will have had a significant impact on the area, as pipe trenches would have been excavated to carry water from the Thames. It is unknown to which area of the Park that the water was fed, but it is likely that pipes would lead west to northwest across the site and east to the river.

A watching brief conducted to the north at Fairview, Ham Lane (JMHS 2006) noted the remains of the pump house for Windsor Castle. Here considerable below ground service pipes were seen. It is therefore likely that similar pipes will be encountered in the area of this water works.

The Water Work building is clearly seen on the 1971 OS map and the modern stables appear to be a conversion of this original building with a relatively modern southerly extension.

The new building may well lie on or very close to the area of the well marked on the OS map of 1881. The two cottages marked on the Tithe map of 1834 appear to be more to the south of this under the area of the present tennis court.

Geophysical surveys have been conducted in the area. Many of these are pioneering pieces of work while the technique was in its infancy, or are coarse sweeps as a preliminary to proposed later work (Bartlett 1983). Subsequently the results are not of a high quality and the reports themselves are not easily accessible.

## 6 CONCLUSION

It is the opinion of John Moore Heritage Services that there is a high potential for buried archaeological remains within the development area.

The potential for prehistoric remains in the area is moderate to high. A cropmark indicative of a Bronze Age round barrow lies within the site boundary although a little distant from the proposed new building. Barrows are rarely isolated and are often formed into cemeteries with associated contemporary activity in their vicinity. Fourteen other known Prehistoric sites surround the proposed development area.

The chance of Roman remains in the site is though to be low; if located at all they are likely to be limited field boundaries. Field systems are known to the northeast and there is the potential for a farm to the south, it is therefore possible that the fields extend in to this area. However, if the grid reference given is correct for building (16) then the potential would have to be considered high.

The concentration of medieval finds in the area is clustered to the south of the proposed development site. There is a high possibility that a nucleated settlement radiating from the church and associated with the Royal palace could potentially lie within the site boundary. The proposed new building is far enough removed from the present church making the likelihood of burials in the area low, however building remains or field systems could be present on the periphery of the settlement.

The potential for post-medieval remains is also high in deed to is possible that the new building may well lie on or very close to the area of the well marked on the OS map of 1881. Pipes associated with the Water Works for Windsor Great Park may also lie across the area

Photographs from the Hope-Taylor collection held by the Royal Commission on the Ancient and Historical Monuments of Scotland (SC 768767 and SC 768810) show that the soil sequence in the area is quite shallow and that well-preserved archaeological features are very close to the surface.

Care should be exercised during demolition and construction as any archaeological remains in the area could easily be destroyed with only limited intrusive ground penetration, or wheel rutting by dumpers in wet conditions.

The entire area lies with a Scheduled Ancient Monument and this is legally protected. No work should be undertaken without consultation from the appropriate bodies and authorities. Any planning application is likely to be the subject of conditions requiring a programme of archaeological and heritage recording work

## **7 FURTHER WORK**

It is recommended that a geophysical survey of the proposed area is undertaken. It is thought that present techniques and equipment will give far better results than those previously obtained in the area.

The results of such a survey would clearly be able to inform any decision on the possibility and scope of any further archaeological work.

At a minimum such further work should include evaluation by trial trenching, the amount of which determined by the geophysical results. Any decision regarding further mitigation should only be taken pending the results of the trenching.

It is also recommended that a Watching Brief should be conducted during any below ground demolition of the previous staff accommodation block in order to ascertain if any archaeological remains were disturbed during its construction.

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