



**Archaeological Desk-Based Assessment
of the EDF site adjacent to Park Street
& Maison Dieu Road, Dover, Kent**
March 2010

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**EDF site adjacent to Park Street & Maison Dieu
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Archaeological Desk-Based Assessment

NGR: TR 3175 4180

Report for
Edge Enviro Services Ltd

March 2010

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Archaeological Desk-Based Assessment in Advance of Development at Park Street and Maison Dieu, Dover, Kent

NGR: TR 3175 4180

1 SUMMARY

Swale & Thames Survey Company (SWAT) have been commissioned to carry out an archaeological desk-based assessment of a proposed development at the corner of Park Street and Maison Dieu Road, Dover, Kent, in advance of a planning application for a new electric substation (Figure 1).

The site is within an area of moderate-high archaeological potential associated with the Romano-British, Medieval and Post-Medieval periods, which is to be expected from such an old urban centre. The archaeological evidence has been reviewed and it is recommended in this case that further archaeological assessment will be required and that an archaeological evaluation should be carried out. This will provide an additional assessment of the nature, depth and level of survival of any archaeological deposits present within the extents and immediate vicinity of the site to be developed and used to inform further mitigation if necessary.

2 INTRODUCTION

2.1 Planning Background

Planning Policy Guidance 16: Archaeology and Planning (2001) states:

'Positive planning and management can help to bring about sensible solutions to the treatment of sites with archaeological remains and reduce the areas of potential conflict between development and preservation. Both central government and English Heritage have important roles to play (see Annex 1). But the key to the future of the great majority of archaeological sites and historic landscapes lies with local authorities, acting within the framework set by central government, in their various capacities as planning, education and recreational authorities, as well as with the owners of sites themselves. Appropriate planning policies in development plans and their implementation through development control will be especially important'

(2001:14)

'The needs of archaeology and development can be reconciled, and potential conflict very much reduced, if developers discuss their preliminary plans for development with the planning authority at an early stage. Once detailed designs have been prepared and finance lined up, flexibility becomes much more difficult and expensive to achieve. In their own interests, therefore, prospective developers should in all cases include as part of their research into the development potential of a site, which they undertake before making a planning application, an initial assessment of whether the site is known or likely to contain archaeological remains.'

The first step will be to contact the County Archaeological Officer or equivalent who holds the SMR, or English Heritage in London. The SMR provides information about the locations where archaeological remains are known or thought likely to exist. Where important remains are known to exist or where the indications are that the remains are likely to prove important, English Heritage are also ready to join in early discussions and provide expert advice.

(2001:19)

'These consultations will help to provide prospective developers with advance warning of the archaeological sensitivity of a site. As a result they may wish to commission their own archaeological assessment by a professionally qualified archaeological organisation or consultant. This need not involve fieldwork. 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'

(2001:20)

This Desk-Based Assessment therefore forms the initial stage of the archaeological investigation and is intended to inform and assist decisions regarding archaeological mitigation for proposed development and associated planning applications.

2.2 The Proposed Development

The proposed development will comprise of the construction of a new electricity substation including access, services and parking facilities. At the time of preparing this report the site layout has been proposed.

2.3 Projects Constraints

There were no known constraints associated with this project.

2.4 Geology and Topography

Archaeological investigation within the assessment area by Canterbury Archaeological Trust in 1993 shows that the geology of the river valley in this area consists of a series of granular tufas, interleaved with organic clays. Solid tufa was encountered below this horizon at a depth of 6.26m OD (Parfitt 1993).

There has been considerable alteration to the local topography of the river valley within the last 140 years in the form of landscaping associated with housing and industry. In its present form the topography of the proposed development site consists of a compound and an electricity substation (plates 1, 2 and 3). Study of the site during a site visit (4th March) suggests that the topographic disturbance of the upper land surfaces would seem to be considerable, though the area surrounding the site (once a municipal garden and now a car park) may be better preserved.

3 AIMS AND OBJECTIVES

3.1 Introduction

The Desk-Based Assessment was produced by Dr Paul Wilkinson of Swale & Thames Survey Company (SWAT) on behalf of Enviro Services Ltd in order to supplement a planning application for the construction of a substation.

3.2 Desktop Study – Institute of Field Archaeologists (1999)

This desktop study has been produced in line with archaeological standards, as defined by the Institute of Field Archaeologists (1999). A desktop, or desk-based assessment, is defined as being:

- *‘...a programme of assessment of the known or potential archaeological resource within a specified area or site on land, inter-tidal zone or underwater. It consists of a collation of existing written, graphic, photographic and electronic information in order to identify the likely character, extent, quality and worth of the known or potential archaeological resource in a local, regional, national or international context as appropriate’ (1999:2)*

The purpose of the desk-based assessment is, therefore, an assessment that provides a contextual archaeological record, in order to determine:

- *the formulation of a strategy to ensure the recording, preservation or management of the resource*
- *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 proposal for further archaeological work within a programme of research.*

IFA (1999:2)

4 METHODOLOGY

4.1 Desk-Based Assessment

4.1.1 Archaeological databases

The Archaeology Data Service Online Catalogue (ADS) and the local Historic Environment Record (HER) held at Kent County Council were used. The search was carried out within a 750m radius of the proposed development site (25 Feb 2010). A full listing of the relevant HER data is included in Appendix 1. The Portable Antiquities Scheme Database (PAS) was to be used as an additional source as the information contained within is not always transferred to the local HER. However, the PAS database was offline during the writing of this report.

4.1.2 Historical documents

Historical documents, such as charters, registers, wills and deeds etc were not relevant to this specific study.

4.1.3 Cartographic and pictorial documents

A full map regression exercise was undertaken during this assessment. Research was carried out using resources offered by Kent County Council, Dover District Council and the Internet.

4.1.4 Aerial photographs

Pre War aerial photographs for Dover (taken by the German Luftwaffe) show the assessment area as built up and mirrors the Ordnance Survey Maps of the area between 1907 and 1923.

4.1.5 Geotechnical information

To date, no known geotechnical investigations have been carried out at the site.

4.1.6 Secondary and statutory resources

Secondary and statutory sources, such as regional and periodic archaeological studies, landscape studies, dissertations, research frameworks and web sites are considered appropriate to this type of study and have been included within this assessment where necessary.

5 ARCHAEOLOGICAL AND HISTORICAL DEVELOPMENT

5.1 Introduction

Prehistoric	Palaeolithic	c. 500,000 BC – c.10,000 BC
	Mesolithic	c.10,000 BC – c. 4,300 BC
	Neolithic	c. 4,300 BC – c. 2,300 BC
	Bronze Age	c. 2,300 BC – c. 600 BC
	Iron Age	c. 600 BC – c. AD 43
Romano-British		AD 43 – c. AD 410
Anglo-Saxon		AD 410 – AD 1066
Medieval		AD 1066 – AD 1485
Post-medieval		AD 1485 – AD 1900
Modern		AD 1901 – present day

Table 1 Classification of Archaeological Periods

The Archaeological record, both in and around Dover is diverse and comprises of stone tools dating from the earliest human activities in Britain (the Lower Palaeolithic) through to the post-medieval and industrial periods. Dover is situated at the mouth of the River Dour, straddling both sides of the valley. The proposed development site is situated on the corner of Maison Dieu and Park Street, which in turn, is situated on the north east bank of the river. Its' geographic and topographic location is within a landscape that has been the focus of trade, travel and communication since the Neolithic. The presence of archaeology within the assessment area is the direct result of this and it would not be surprising therefore to discover additional archaeology within the confines of the proposed development site.

This section of the assessment will focus on the archaeological and historical development of this area, placing it within a local context. Each period classification will provide a brief introduction to the wider landscape, followed by a full record of archaeological sites, monuments and records within the site's immediate vicinity. Timescales for archaeological periods represented in the report are listed in Table 1 and locations of monuments and spot finds are presented in figure 4.

5.2 Scheduled Monuments, Listed Buildings Historic Parks & Gardens and Conservation Areas

No scheduled monuments or listed buildings are recorded within the confines of the proposed development site.

5.3 Palaeolithic, Mesolithic, Neolithic and Bronze Age

The prehistoric period around Dover is comparable with traditional patterns observed elsewhere in eastern Kent, such as along the Stour valley and the Isle of Thanet.

To the north and east of Dover, situated on the North Downs are numerous find spots of Palaeolithic tools within upper clay-gravel deposits on the chalk (Wymer 1995). The majority of these within the Dover area are located on the upper edge of the valley formed by the River Dour. The Palaeolithic represents the earliest phases of human activity in the British Isles, up to the end of the last Ice Age, and although there is no record of Palaeolithic material being found within the proposed development area, the site does lie on north east bank of the River Dour. There is therefore, a possibility that Palaeolithic archaeology albeit re-deposited from further upstream, may exist.

The Mesolithic period reflects a society of hunter-gatherers active after the last Ice Age. The Kent HER has no record of archaeology from this period.

The Neolithic, the beginning of a sedentary lifestyle based on agriculture and animal husbandry, is represented within the Dover area by a mix of scattered finds and occasional archaeological features. Evaluation excavation undertaken by Canterbury Archaeological Trust (CAT) at the Royal Victoria Hospital (c.250m west of the proposed development site) produced struck flints and prehistoric pottery (Parfitt 1995). A Watching-Brief also carried out by CAT at Archcliffe Fort in 1996 also located a late Neolithic – Bronze Age (c. 2500-1000 BC) flint assemblage, pottery and ephemeral evidence of settlement (Parfitt 1999). However, despite the scattered presence of Neolithic archaeology within the environs of Dover, there is no evidence for Neolithic activity within the development area.

The Bronze Age (BA), a period of large migrations from the continent and more complex social developments on a domestic, industrial and ceremonial level is also represented in the Dover area by sporadic features and artefacts, such as those mentioned above. In addition Dover is now famous for the discovery of a Bronze Age boat in 1992 (Parfitt 1993) on Town Wall Street (c. 625m south east of the proposed development site). Again, despite the scattered presence of Bronze Age archaeology within the environs of Dover, there is no evidence for BA activity within the confines of the development area.

5.4 Iron Age

The Kent HER does not show records of Iron Age archaeology within the assessment area although Iron Age material has been found at Archcliffe Fort (Parfitt 1999). Though sparse, archaeology from this period could still be discovered within the proposed development area as very early imported Roman pottery found on archaeological sites usually indicates that there was a Late, Pre-Roman Iron Age (LPRIA) presence. One such site in Dover, is that of the Royal Victoria Hospital (Parfitt 1993). Consequently the presence of archaeology from the Iron Age on the proposed development site should not be ruled out.

5.5 Romano-British

The Romano-British period (R-B) is the term given to the Romanised culture of Britain under the rule of the Roman Empire, following the Claudian invasion in AD 43.

The predominant feature of the Roman infrastructure within Kent is arguably the extensive network of Roman roads connecting administrative centres, towns and military posts, increasing the flow of trade, goods, communications and troops. Dover was one of a series of port-towns along the south coast, (the most notable being Richborough) and it was at Dover that the British Fleet (Classis Britannica) was based. Consequently a large fort was situated within the area of the town around modern day York Street and Queen Street, with a lighthouse on each cliff (one survives next to St Mary-in-Castro church within Dover Castle). A second, later fort (known as a Saxon Shore Fort) was constructed over the north east corner in the late 3rd century. This second fort was also built over the 'Painted House' – a very well preserved structure that had either a domestic or municipal function (and is now on public display).

It should not be surprising therefore that R-B archaeology has been recorded within the assessment area. The Kent HER records the presence of a R-B rubbish dump (midden) some 150m to the west of the proposed development site (HER ref: TR 34 SW 451) on the present site of the Fire Station. A second area of refuse dumping was also recorded, c.200m to the west, by CAT during evaluation trenching at the Royal Victoria Hospital in 1992 (Parfitt 1993). On the eastern side of the High Street (opposite the Town Hall) and c.200m south west of the proposed development area is a second record (HER ref: TR 34 SW 103) for the presence of R-B building materials.

"The main Roman (military) settlement ...appears to have started during the first half of the second century AD (Philp 1989). Nevertheless, the discovery of a considerable number of cremation burials on the outskirts of the modern town...strongly suggests that the main Dover valley and its side valleys were occupied...reinforced by the early Roman material recovered from the Victoria Hospital site, which provides fairly clear evidence for occupation, well beyond the area of the main Roman settlement" (Parfitt 1993).

5.6 Anglo-Saxon

The Anglo-Saxon period within Dover seems to have been on the western side of the valley in the region of the present day Market Square. However, archaeological monitoring at the Royal Victoria Hospital by CAT in 1994 recovered early Anglo-Saxon pottery. Ranging from the fifth to seventh centuries this material indicates that there was contemporary occupation nearby (Parfitt 1995). The extensive Anglo-Saxon cemetery on Priory Hill, located 200m south west of this particular site is believed to have served the community within this area. However, the Kent HER has no record for Anglo-Saxon archaeology within the proposed development area.

5.7 Medieval

The modern town of Dover retains a lot of its medieval character through the presence of numerous extant streets, churches and, most significantly, the castle. The medieval town itself was confined within a defensive wall and it extended as far north along the valley as Biggin Gate (300m north west from Biggin Gate is the Maison Dieu). Numerous archaeological investigations in the town, such as during the A20 Dover Sewers Project between 1991 and 1992, which centred on Town Wall Street, revealed a mass of medieval

archaeology (Parfitt 1992). However, between Biggin Gate and the Maison Dieu was a considerable area of land, probably used for farming and industry. The proposed route of a water pipeline (Stewart and Corke 1999), which would have run adjacent to the proposed development site was regarded to be within an area of Dover to have low archaeological potential however, discoveries at the Royal Victoria Hospital and at the Maison Dieu (Parfitt 1993) suggest that this riverside 'extramural' area has a greater presence of medieval (and earlier) archaeology than previously thought.

The Kent HER has several records within the assessment area. Records TR 34 SW 241, 443, 451 and 462 all indicate, through archaeological investigation, that this area was occupied during the medieval period. There are also several records for standing buildings (or parts of) that date from this period; primarily: the Maison Dieu (HER refs:TR 34 SW 35, TR 34 SW 80, and TR 34 SW 855).

5.8 Post-Medieval

The Post Medieval period within the assessment area is also represented by several Kent HER records. The Royal Victoria Hospital (TR 34 SW 599 and 760) and elements of the Maison Dieu (TR34 SW 35 and 855) can be dated to this period, as can records TR 34 SW 827 (a house dated 1665) and TR 34 SW 709 (a building incorporating a shop, dated 1833). Archaeological investigation at 4-6 Pencester Street (TR 34 SW 241) also produced evidence of occupation from this period.

The area now known as the Maison Dieu Gardens and car park was, by 1870, a formal municipal garden (with fountain) that remained more or less unchanged up to and beyond 1923 (figs 2 and 3). Immediately to the north and west of this park were semi-detached and terraced housing. This terrace housing still survives and forms the south side of Park Street.

5.9 Modern

Modern development within the assessment area has been limited to domestic housing, a Health Centre, Police Station, Fire Station, a college and various car parking areas and include all services etc (fig 4). The Maison Dieu car park has replaced the municipal garden and the Health Centre has replaced the semi-detached housing. During World War II the assessment area was devastated during the blitz (at least two bombs and two shells fell within the proposed development area) and this would account for the 'redevelopment' of the area after the War.

5.10 Undated

The Kent HER does not have undated records for the assessment area.

5.11 Cartographic Sources and Map Regression

A map regression exercise (Figures 2 and 3) carried out on the proposed development area has shown that the site was developed, for housing, during the Victorian era (probably as a direct result of the arrival of the railway). This land use continued more or less without change up until the Second World War, when Dover was severely damaged by bombing and shelling. Post War, the area was redeveloped and has changed little since then.

5.12 Aerial Photographs

A Pre War aerial photograph mirrors the 'urban' appearance of the assessment area as seen in the Ordnance Survey maps up to World War II.

6 ARCHAEOLOGICAL POTENTIAL

6.1 Palaeolithic, Mesolithic, Neolithic and Bronze Age

The potential for finding remains that date prior to the Iron Age within the confines of the proposed development site is considered **low**. However, deep excavation, could potentially reveal archaeology from any of these periods.

6.2 Iron Age

The potential for finding remains dating to the Iron Age is considered **low-moderate**. The archaeological record of the surrounding landscape offers the potential for surviving archaeological deposits dating to this period as is evident from the very early Roman imported pottery from the Royal Victoria Hospital.

6.3 Romano-British

Being a major Roman settlement and naval base, Dover is rich in Romano-British archaeology with two unique structures on open display (the 'Painted House' and the lighthouse). Inevitably such an important settlement will have had a considerable domestic and industrial presence outside the town walls, not to mention a number of cemeteries. The archaeological evidence for this period within the assessment area, as outlined above, and beyond suggests that the potential is **moderate**.

6.4 Anglo-Saxon

Although Anglo-Saxon archaeology within the assessment area, and further afield, has been recorded material from this period is by its very nature mostly ephemeral and scarce. The pottery assemblage from the Royal Victoria Hospital, though significant, cannot be satisfactorily tied to specific occupation within the area to be developed. Therefore the potential for finding remains dating to the Anglo-Saxon period is considered as **low-moderate**.

6.5 Medieval

The archaeology from this period, represented by several buildings (or parts of) and a wide distribution of archaeological discoveries within the assessment area, suggests that there may be significant medieval archaeology within the development area. The potential for finding remains dating to the medieval period is therefore considered as **moderate-high**.

6.6 Post-Medieval

The evidence for post-medieval occupation and other activities in the area is as abundant as that of the medieval period. Being the period we associate as immediately preceding our present time frame, the post medieval era is by its nature one that usually survives in the archaeological record within urban contexts even though it can suffer severe truncation by modern construction methods. Therefore, the potential for finding remains dating to the post-medieval period is considered as **moderate-high**.

7 IMPACT ASSESSMENT

7.1 Existing Impacts

The archaeological and historical records suggest that the assessment area has been, for the most part, continuously occupied for c.2000 years. The impact of continuous occupation usually comprises of the disturbance of the earlier phases by those that follow. Inevitably it is the post-medieval and modern periods that have the greatest impact as housing and industry grows exponentially. It is this later activity (the terrace housing of Park Street and the construction of the Health Centre on the former site of semi-detached housing along Maison Dieu) that is likely to have impacted on earlier buried archaeological deposits. The site suffered from several impacts from bombing and shelling during World War II therefore the damage caused could be substantial. Consequently the impact to the uppermost archaeological horizons could be **moderate-high**.

Extensive impact is to be expected within the development area once construction begins. The excavation of deep footings and the installation of services will be the main cause of this impact and it is therefore considered as **moderate-high**.

7.2 Proposed Impacts

At the time of preparing this archaeological assessment, the extent of the proposed development was for the construction of an electricity substation along with associated access, parking and utilities.

8 MITIGATION

The purpose of this archaeological desk-based assessment was to provide an assessment of the contextual archaeological record, in order to determine the potential survival of archaeological deposits that maybe impacted upon during any proposed construction works.

The assessment has generally shown that the area to be developed is within an area of **moderate-high** archaeological potential.

It is therefore recommended in this case that further archaeological assessment will be required and that an archaeological evaluation should be carried out. This will provide an additional assessment of the nature, depth and level of survival of any archaeological deposits present within the extents of the site and used further, inform further mitigation if necessary.

9 OTHER CONSIDERATIONS

9.1 Archive

Subject to any contractual requirements on confidentiality, two copies of this desk-based assessment will be submitted to Dover District Council within 6 months of completion.

9.2 Reliability/limitations of sources

The sources that were used in this assessment were, in general, of high quality. The majority of the information provided herewith has been gained from either published texts or archaeological 'grey' literature held by Canterbury Archaeological Trust and at Kent County Council, and therefore considered as being reliable.

9.3 Copyright

Swale & Thames Survey Company and the author shall retain full copyright on the commissioned report under the Copyright, Designs and Patents Act 1988. All rights are reserved, excepting that it hereby provides exclusive licence to Orbit Housing Group Ltd (and representatives) for the use of this document in all matters directly relating to the project.

10 ACKNOWLEDGEMENTS

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Simon P Holmes BA (Hons) MA
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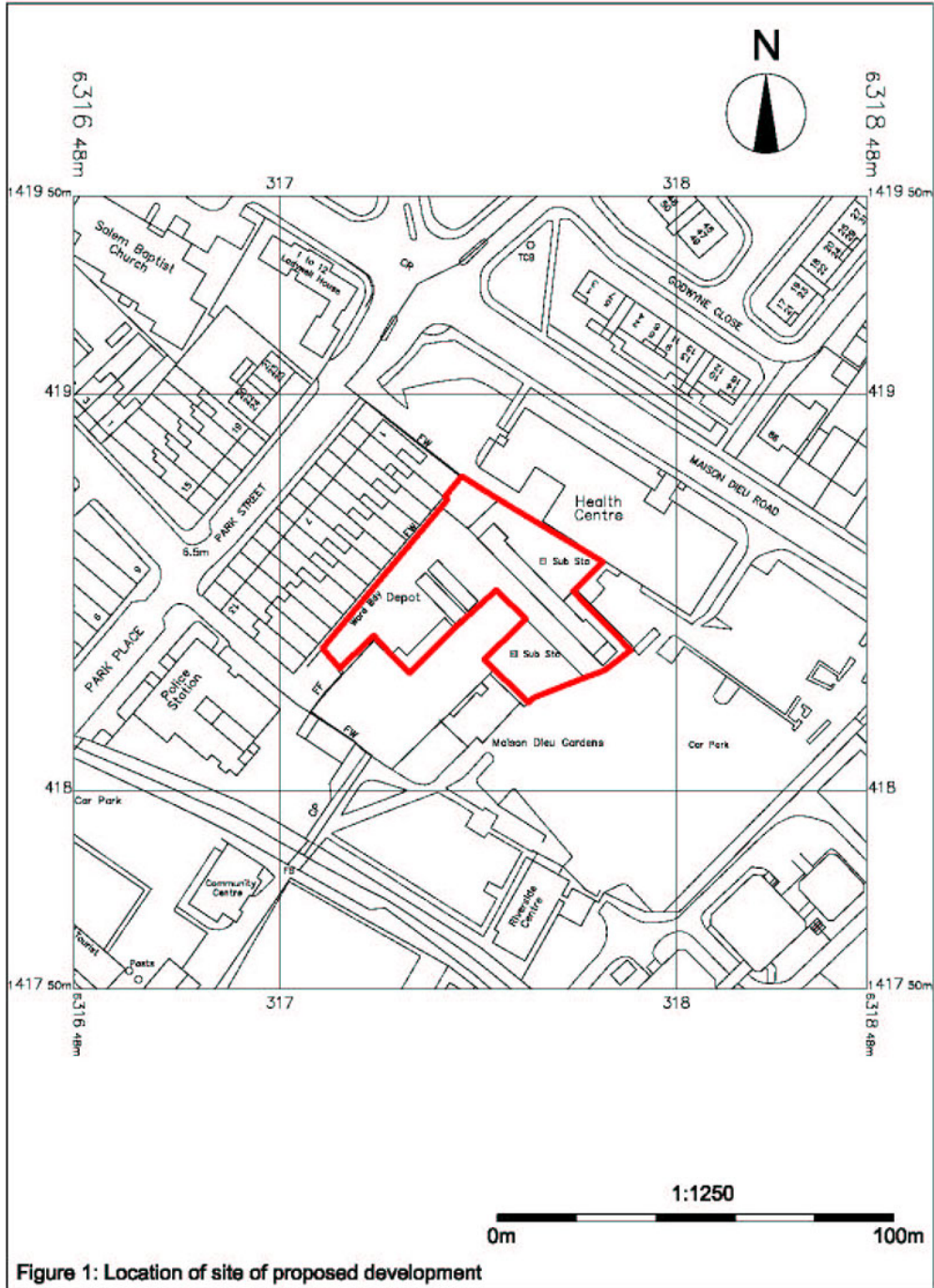
Appendix 1 – Gazetteer of Archaeological Sites

Period	HER Reference	Type	National Grid Reference	Description
Medieval & Post-Medieval	TR 34 SW 35	Building	TR 3163 4175	Medieval Hospital, Post-Medieval Hospital and Town Hall
Medieval	TR 34 SW 80	Building	TR 3164 4172	Elements of Maison Dieu (House and Wall)
Romano-British	TR 34 SW 103	Findspot	TR 3158 4173	Romano-British artefacts: primarily building materials.
Medieval & Post-Medieval	TR 34 SW 241	Findspot	TR 3190 4175	Medieval and Post-Medieval pottery at 4-6 Pencester Street.
Medieval	TR 34 SW 443	Findspot	TR 316 417	Medieval walls in Ladywell Car Park

Period	HER Reference	Type	National Grid Reference	Description
Romano-British & Medieval	TR 34 SW 451	Findspot	TR 316 418	A Romano-British 'Midden' and Medieval site with possible riverside revetment.
Medieval	TR 34 SW462	Findspot	TR 3172 4167	Medieval occupation site dating from the 13 th century at 11-16 Biggin Street.
Post-Medieval	TR 34 SW 599	Building	TR 3153 4182	The Royal Victoria Hospital c. 1828
Post-Medieval	TR 34 SW 709	Building	TR 3160 4170	Grade II listed building and shop c. 1833
Post-Medieval	TR 34 SW 749	Building	TR 3165 4177	South Kent College: Ladywell Annexe c. 1894
Post-Medieval	TR 34 SW 760	Building	TR 3155 4180	The Royal Victoria Hospital c. 1828
Post-Medieval	TR 34 SW 827	Building	TR 3165 4172	House c. 1665

Period	HER Reference	Type	National Grid Reference	Description
Medieval & Post-Medieval	TR 34 SW 855	Building	TR 3162 4173	Town Hall and Maison Dieu. Grade II* listed. Comprises of: Aisled Hall House c. 1203. Site c. 1183. Hospital c. 1325. Chapel c. 1325. Tower c. 1325. Prison c. 1800-1899. Building c. 1838-1866. Building c. 1840-1880. Building c. 1849 to present. Town Hall c. 1881.

Figures



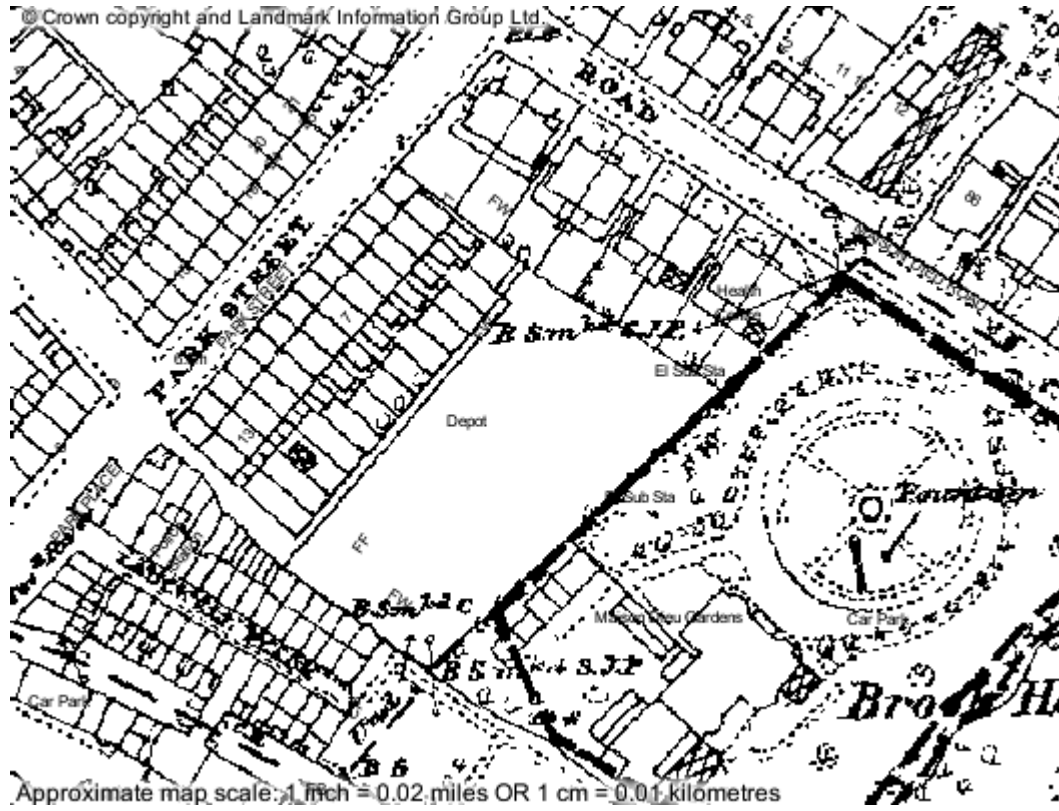


Figure 2. OS Map (1871) showing location of Assessment Area.

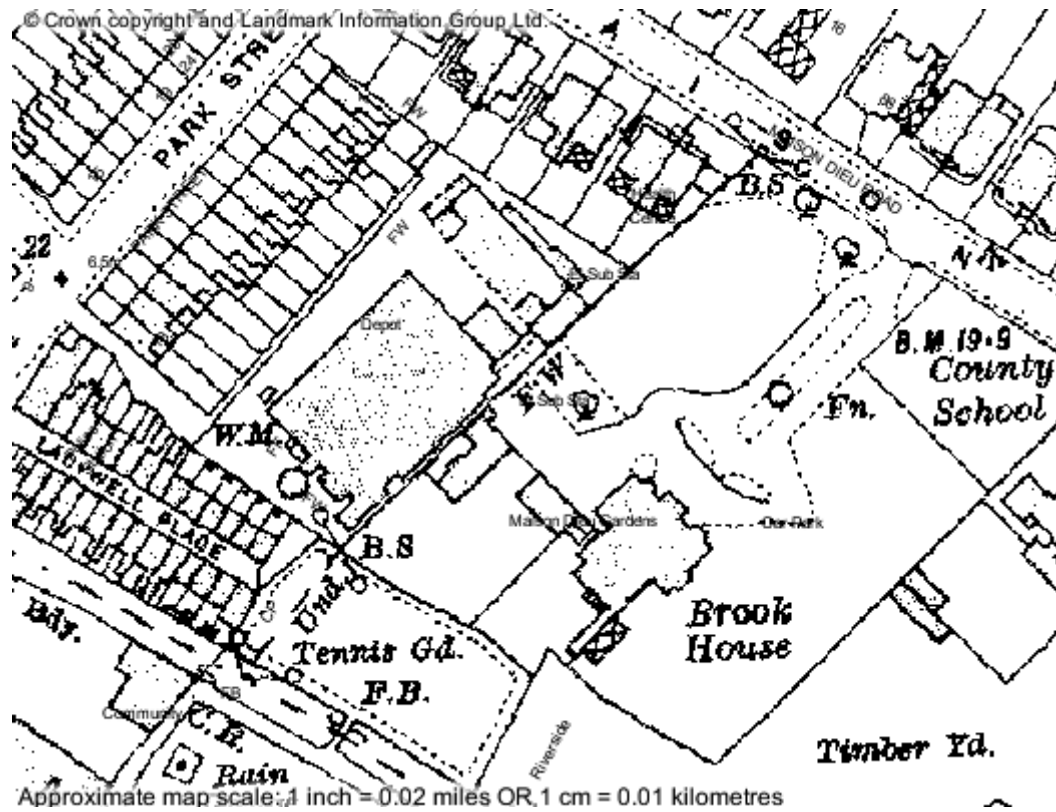


Figure 3. OS Map (1907) showing location of Assessment Area.

Plates



Plate 1. Entrance into existing Substation Compound (looking North East).



Plate 2. Main Substation Building (looking South East).



Plate 3. Part of Substation Compound (looking South).