



**Archaeological Heritage Statement on the
Proposed Grain Store at Ford Manor Farm,
Hoath, Kent
April 2011**

SWAT. Archaeology
Swale and Thames Archaeological Survey Company
School Farm Oast, Graveney Road
Faversham, Kent
ME13 8UP
Tel: 01795 532548 or 07885 700 112



Archaeological Heritage Statement on the Proposed Development at Ford Manor Farm, Hoath, Kent

NGR: TR 2063 5634

Site Code FORD/11

Report for
J. E. Batchelor & Partners

SWAT ARCHAEOLOGY
Swale and Thames Archaeological Survey Company
School Farm Oast, Graveney Road
Faversham, Kent
ME13 8UP
Tel; 01975 532548 or 07885 700 112
www.swatarchaeology.co.uk

Contents

1.0 SUMMARY.....	1
2.0 INTRODUCTION.....	2
3.0 METHODOLOGY.....	2
4.0 SCHEDULE OF VISITS.....	2
5.0 ARCHAEOLOGICAL & GEOLOGICAL BACKGROUND.....	2
6.0 ARCHAEOLOGICAL POTENTIAL.....	4
7.0 ARCHAEOLOGICAL IMPACTS.....	4
8.0 IMPACT ASSESSMENT.....	5
9.0 MITIGATION.....	5
10.0 OTHER CONSIDERATIONS.....	6
11.0 ACKNOWLEDGMENTS.....	6
12.0 REFERENCES.....	6
13.0 FIGURES AND PLATES.....	7
14.0 APPENDIX 1. HER DATA MAP	

List of Figures

Title Page; the Development Site: facing the main entrance and farmhouse.

- Figure 1. Ford Manor Farm-ancient and modern.
- Figure 2. Ford Manor Farm-ancient and modern.
- Figure 3. Proposed development of Grain Store.
- Figure 4. GoogleEarth image of site.
- Figure 5. Reconstruction by Bennett.
- Figure 6, 7.Reconstruction by Bowen.

List of Plates

- Plate 1. Photograph of proposed Development Site
- Plate 3. Photograph south of oast.
- Plate 3. Photograph north of spring.
- Plate 4, 5 Photograph of recently discovered foundations.

Archaeological Heritage Statement on the Proposed Development at Ford Manor Farm, Hoath, Kent

NGR: TR 2063 5634
Site Code FORD/11

1.0 Summary

1.1 Swale & Thames Survey Company (SWAT) have been commissioned to carry out an archaeological desk-based Heritage Statement of a proposed development of a Grain Store and associated hard-standing at Ford Manor Farm, Hoath, Kent (Figure 3). This Desk-Based Heritage Statement 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.

1.2 The site is within an area of high archaeological potential associated with Prehistoric, Roman and Medieval periods, which is to be expected from an established farmed landscape and its known adjacent Roman road. 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 commissioned within the footprint of the proposed Grain Store and hard-standing. If features are identified a programme of Strip, Map and Sample to be implemented. This will provide an immediate 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.

1.3 In April 2011, the Swale and Thames Archaeological Survey Company (SWAT Archaeology) were invited to participate in an site soil investigation exercise undertaken in and around the farm.

1.4 Four 50cm circular investigation holes were cut by machine under archaeological and geological supervision, mainly to investigate the stability of the ground and soil contamination in the area of the proposed Grain Store. Of the archaeology, none was found. The soil revealed was in general Flood Plain River Gravels overlayed by Sand and Head Brickearth, here with a yellowish, orange sandy-like consistency. Additional work by the landowner to verify the extent of the known medieval buildings exposed the top of two substantial brick and mortar walls of unknown date (Figure 2 and Plate 5).

2.0 Introduction

2.1 Planning Background

A planning application for the construction of the Grain Store (Figure 3) will be submitted to the Local Authority. As part of that application this Heritage Statement as defined in PPS 5 has been prepared.

3.0 Methodology

3.1 Archaeological databases

The Archaeology Data Service Online Catalogue (ADS) and the local Site and Monuments Record (HER) held at Kent County Council, were both used. The search was carried out within a 250m radius of the proposed development site (5th April 2011). A full listing of the relevant HER data is included on page 5. The Portable Antiquities Scheme Database (PAS) was also used as an additional source as the information contained within is not always transferred to the local HER.

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

3.3 Cartographic and pictorial documents

A full map regression exercise was not applicable to this particular study, however the maps and diagrams from two papers in *Archaeologia Cantiana* (1933: 168 & 2001: 251) were utilised.

3.4 Aerial photographs

Google Earth was used to define the wider landscape with interesting results, namely crop marks to the south of the development site that could be a large and extensive Roman villa (Figure 4). This hypothesis was subsequently confirmed by supporting data from the HER. The historical aerial photograph were taken for Google Earth on March 7th 2007.

4.0 Schedule of Visits

4.1. An archaeologist attended the development site and monitored the soil investigation works and conducted a Site Assessment and GPS Survey on March 29th and April 12th 2011.

5.0 Archaeological and Geological Background

5.1 The underlying geology at the site according to the British Geological Survey map is in general Flood Plain River Gravels overlaid by Sand and Head Brickearth, and at an elevation of about 11m OD.

5.2 Topographically the site is situated in a river valley adjacent to the Roman road from Canterbury to Reculver. According to the Kent Historic Environment Record (KCC 2011) the site lies within an Area of Archaeological Potential associated with archaeological remains from Prehistoric to the Late Medieval.

5.3 The site of the farm is itself built into the remains of the Bishops' Manor House and associated buildings. The manor house was built by Cardinal Moreton in about 1480AD and the buildings were demolished in 1658 and the materials sold for £840 (Bennett in *Arch Cant* 1933: 168).

5.4 Bennett, a professional surveyor, attempted a reconstruction based on evidence from the Parliamentary Survey of 1647 (LPL Comm. XIIa/23) and an estate map dated 1624 now unfortunately lost. The reconstruction drawing is not without its drawbacks (Figure 5) but shows a quadrangular layout of buildings set around one large courtyard and two smaller ones.

5.5 John Bowen's plan (Gough in *Arch Cant* 2001:262) shows the present layout of the Ford Manor farmyard with present and earlier buildings (Figs 6, 7). Of particular interest is an earlier moated? site adjacent to the stream which is likely to have been the site of fishponds.

5.6 In 1963 the Church Commissioners sold the farm without statutory listing and the new owner decided to demolish the remainder of the ruins to make way for modern barns. The Notice of Scheduling arrived late and the remains of the Hall and Chapel walls were demolished on 24th July 1964.

5.7 SWAT Archaeology carried out in April 2011 a GPS survey of the present farm buildings and the surviving possible Late Medieval walls to the south-west. These walls are highlighted in the Bowen plan as 'walls extant here'. However, there has to be a question mark over the date of these walls as they do appear to have been built out of *spoila* and are not Late Medieval work- but the foundations they sit on may be the original outer courtyard walls built around 1494-1497 (*Arch Cant* 2001: 253)

5.8 Two plans have been produced by SWAT Archaeology on the data collected in the field. Figure 1 shows the location of the exposed walls including two walls recently exposed to the north of the walled spring. The fit of Bowen's drawing to the modern farm yard is slightly skew and by rectifying this (Figure 2) a better fit is achieved. The recently exposed walls above the spring are almost certainly part of the foundations of the Long Gallery which seems wider at about 7m than Bowen allowed for.

5.9 The site of the proposed grain store is to the east of these recently exposed walls but the turning yard for farm transport and lorries will be immediately above them.

5.10 Other sites of Archaeological Interest were exposed through sand and gravel extraction either side of the Roman road, and although not on the HER Register included Roman cremations and Saxon remains including a claw-beaker and a drinking cup (*Arch Cant* 2001: 253).

5.11 Sites noted in the KCC HER in a 500m radius are shown on the map file (Appendix 1) with details below:

TR 26 NW 10

Five mid-2nd century A.D. cremation burials, were found about 1923 in a gravel pit on a hill top at Millbank, to the west of the Canterbury road at Ford. On exhibition in Herne Bay Museum is a selection of pottery from Millbank including Samian ware, platters, urns, ring-necked jar etc. Also on exhibition is a small burial urn, three and a half inches high, from Highstead and probably from this cemetery. The gravel pit has been long abandoned. Also on exhibition in Herne Bay Museum is a fragment of a 2nd century A.D. inscribed slab, part of a tombstone or memorial tablet, found between 1880 and 1890 in the debris of the Archbishops Palace at Ford. Mr. H.E. Gough suggests that it may have come with building material for the palace either from Reculver or Canterbury. Excavations for a modern oasthouse at TR 20646571 on the site of the palace, uncovered a number of Roman coins which were subsequently dispersed among school children and lost. No details are known about them. At the same time, foundations of alleged Roman buildings were found but as much Roman building material is used in the construction it is only probable.

TR 26 NW 102

Cropmarks from aerial photographs taken in 1966 show a possible Roman villa on the south bank of the stream immediately adjacent to Ford Manor Farm. The cropmarks in GoogleEarth (Figure 0) show a possible substantial building, courtyard and ancillary buildings (TR 20573 65467).

TR 26 NW 101

Anglo-Saxon grave goods located on the east side of the Roman road from Canterbury to Reculver.

TR 26 NW 1172

Ford Manor Farmhouse, a building with others in the vicinity listed by English Heritage of Special or Historic Interest. (TR 20626574). The remains of the Bishop's Manor House at Ford (built by Cardinal Moreton between 1486 and 1501 and demolished in 1658) consists of a few fragments of massive walling. The present farmhouse known as Ford Manor stands on or near the site of the gate-house or lodge. A 16th century farm to the N.E. of the farmhouse was probably part of the manor house buildings. Local tradition speaks of "fishponds" on the site and within comparatively recent years a moat adjoining the ruins has been filled in. There is, however, no reference in the Parliamentary Survey of 1647 to features such as these and so they may be subsequent additions. A fragment of map dated 1624 shows "Forde Parke" extending as far as Oxenden Corner and contained on the W. and N. sides by roads. The remains of Forde manor-house consist of three fragments of walling and traces of a crosswall of a range of buildings lying EW. The walling, standing to a maximum height of 4.0m is built of knapped flint and Kentish Ragstone bonded with medieval tile and Roman brick. It has a moulded string course on the S. side. At TR 20566574 there is a 16th century brick tithe barn with a king post roof. It is in fair condition. No evidence of the gatehouse, fish ponds or park pale could be found. Centred at TR 20556566, on low-lying ground beside a stream, there is a sub-rectangular piece of raised ground enclosed on three sides by a shallow depression. It bears a superficial resemblance to a homestead moat. Ford Manor Farmhouse. Grade II. This building incorporates part of the late mediaeval gatehouse of the Palace of the Archbishops of Canterbury. Most of the Palace was demolished in 1658. Barn at Ford Manor situated to north-east of the house. Dated to 16th century.

6.0 Archaeological Potential

6.1 It is apparent from the HER data there is a substantial Roman, Anglo-Saxon and Medieval presence on or close to Ford Manor Farm. On the farm itself substantial Medieval and Post-Medieval remains can be expected to be found whilst the potential Roman villa on the opposite south bank plus Roman cremations and Anglo-Saxon graves indicate a wealth of potential Roman and Anglo-Saxon archaeological remains.

6.2 It is worthwhile to remember that the Anglo-Saxon Chronicle notes that in 699 the chapelry of Hoath was given to a priest called Bassa by King Egbert of Kent.

6.3 It is said that King Ethelbert retired to his palace and estate at Reculver but many years of excavation at Reculver have failed to find any trace of the palace and it may be that it was located in the vicinity of Ford Manor Farm -if not on the farm itself.

7.0 Archaeological Impacts

7.1 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 as the archaeological record of the surrounding landscape offers little potential for surviving archaeological deposits dating to this period.

7.2 Iron Age

The potential for finding remains dating to the Iron Age is considered low for the above reasons.

7.3 Romano-British

The archaeological evidence for this period within the development area is considered high as the archaeological record of the surrounding landscape offers the potential for surviving archaeological deposits dating to this period.

7.4 Anglo-Saxon

The potential for finding remains dating to the Anglo-Saxon is considered high.

7.5 Medieval

The archaeology from this period, represented by excavated features (or parts of) and a distribution of artefact discoveries within the assessment area suggests that there may be a substantial presence of medieval archaeology within the development area. The archaeological potential for finding remains dating to the Medieval period, within the development area is therefore considered as high.

7.6 Post-Medieval

The evidence for Post-Medieval occupation and other activities in the area is abundant. This era is also the period we associate as immediately preceding our present time frame, and is by its nature one that usually survives in the archaeological record within urban (and rural) 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 high.

8.0 Impact Assessment

8.1 Existing Impacts

The archaeological and historical records suggest that Ford Manor Farm and the assessment area have been, for the most part, a hive of human activity until the present, although little is actually known this is probably a reflection of limited historic archaeological excavations rather than a true picture of the archaeological nature of the area.

8.2 Given known occupation of this part of Kent. Romano-British, Anglo-Saxon and Medieval finds should be anticipated in any excavation in the area. Consequently the impact to any existing uppermost archaeological horizons could be high.

8.3 Extensive impact is to be expected within the development area once construction begins. The excavation of footings (of various depths) and the installation of services will be the main cause of this impact and it is therefore considered as high.

8.4 Proposed Impacts

At the time of preparing this archaeological historical assessment, the extent of the proposed development was for the construction of a new grain store, together with associated access, parking and utilities.

9.0 Mitigation

9.1 The purpose of this archaeological Historical Statement 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.

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

9.3 It is therefore recommended in this case that further archaeological assessment will be required

and that an Archaeological Evaluation inside the footprint of the Grain Store Building followed by, if deemed necessary, a focussed archaeological excavation on areas of interest 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.

10.0 Other Considerations

11.1 Archive

Subject to any contractual requirements on confidentiality, two copies of this desk-based Heritage Statement will be submitted to Canterbury City Council within 6 months of completion.

10.2 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 Kent County Council, and therefore considered as being reliable.

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 Rural Partners Ltd (and representatives) for the use of this document in all matters directly relating to the project.

11.0 Acknowledgments

The authors would like to thank J. E. Batchelor & Partners for commissioning this report. We would also like to thank Ben Croxford of Kent County Council for supplying much of the information and the HER data needed to compile this report, and with special thanks to Richard Cross, Canterbury City Council Archaeological Advisor.

Paul Wilkinson PhD., FRSA., MifA.

12.0 References

Anglo-Saxon Chronicle Penguin 1987

B. J. Bennett in *Archaeologia Cantiana* Vol. XLV 1933: 168-173.

Everitt A. *Continuity and Colonization the evolution of Kentish settlement*: 1986.

Harold Gough in *Archaeologia Cantiana* Vol. CXXI 2001: 251-268.

Hussey, A. *Ford Manor House and Lands in 1647* *Archaeologia Cantiana* Vol. XXVI 119-32.

IFA (1999 & 2008) *Standards and Guidance for Archaeological Desk-Top Assessments*

13.0 Figures and Plates

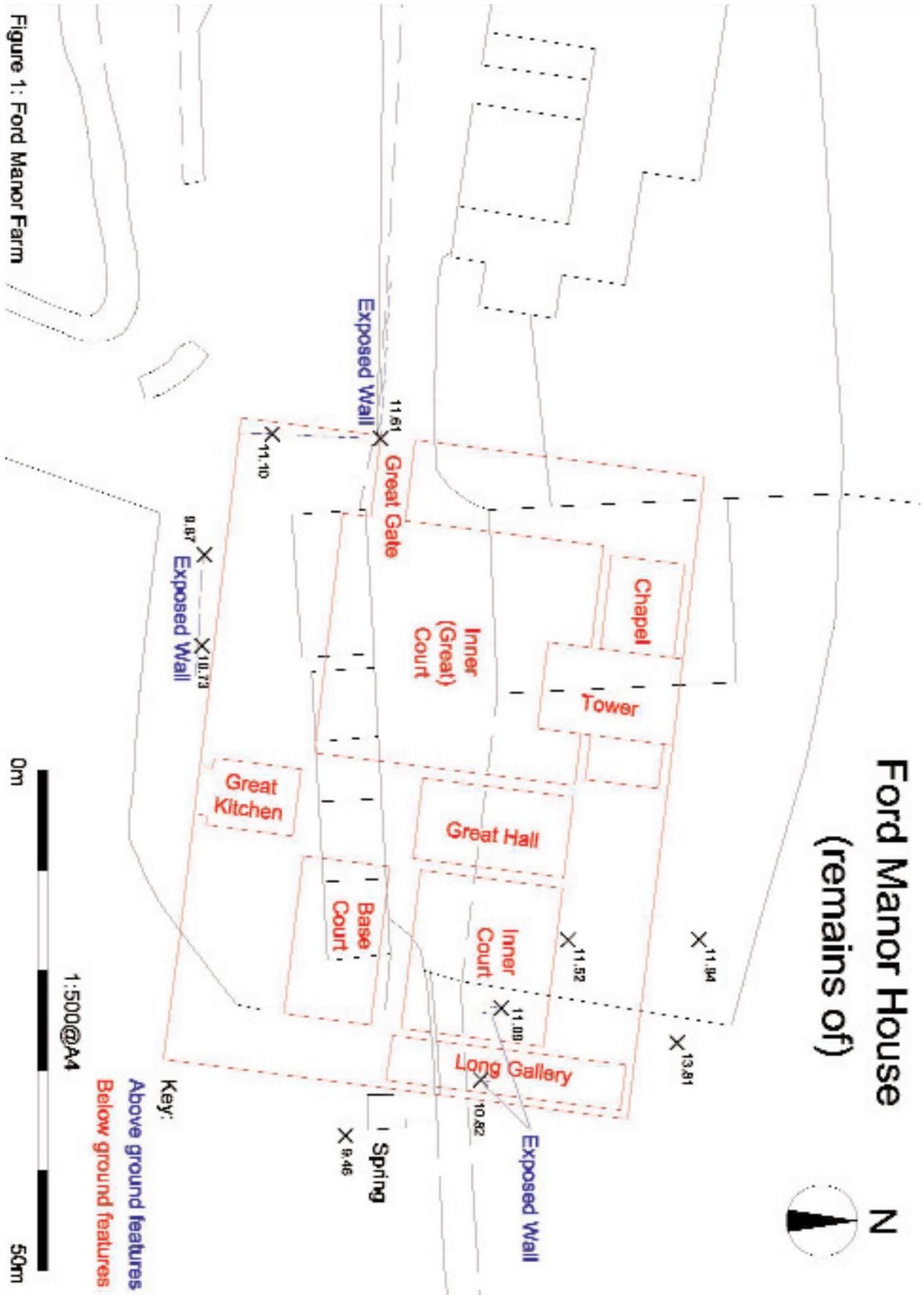
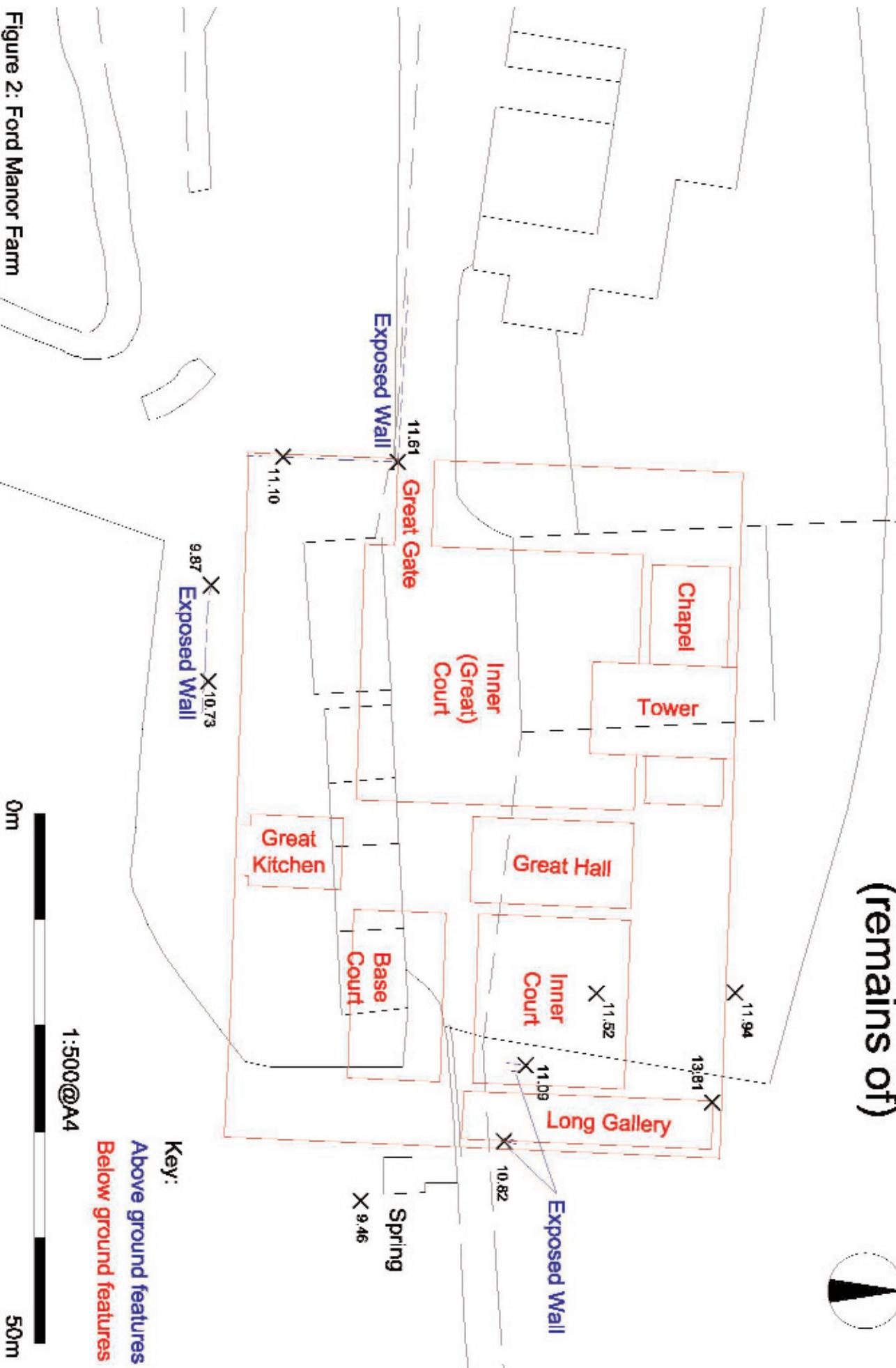


Figure 1: Ford Manor Farm

Ford Manor House (remains of)



Key:
Above ground features
Below ground features

1:500@A4



Figure 2: Ford Manor Farm

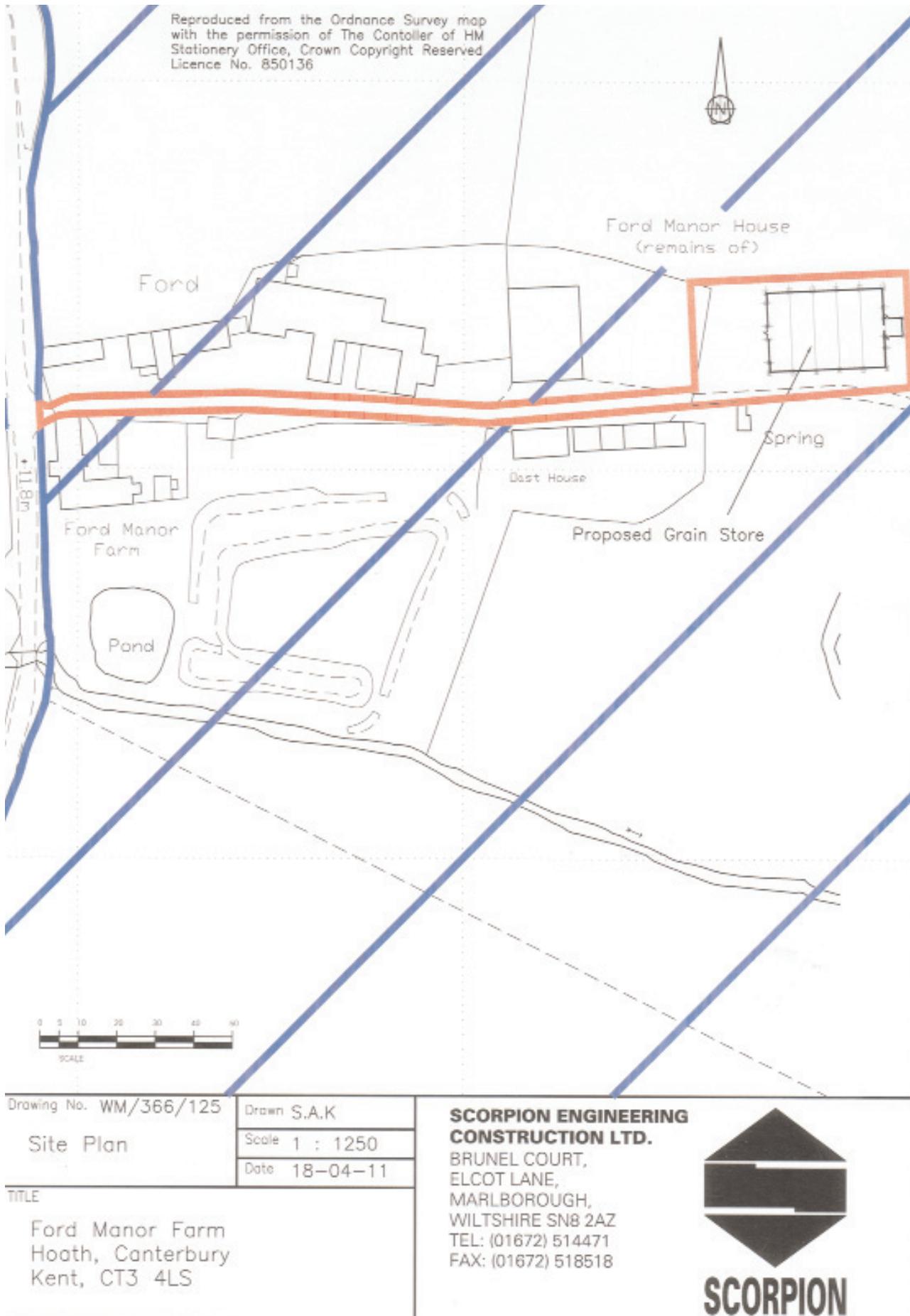


Figure 3. Proposed development



Figure 4. GoogleEarth photograph indicating the location of a possible large Roman villa (red circle). The blue arrow indicates the proposed location of the Grain Store to the east of Ford Manor Farm.

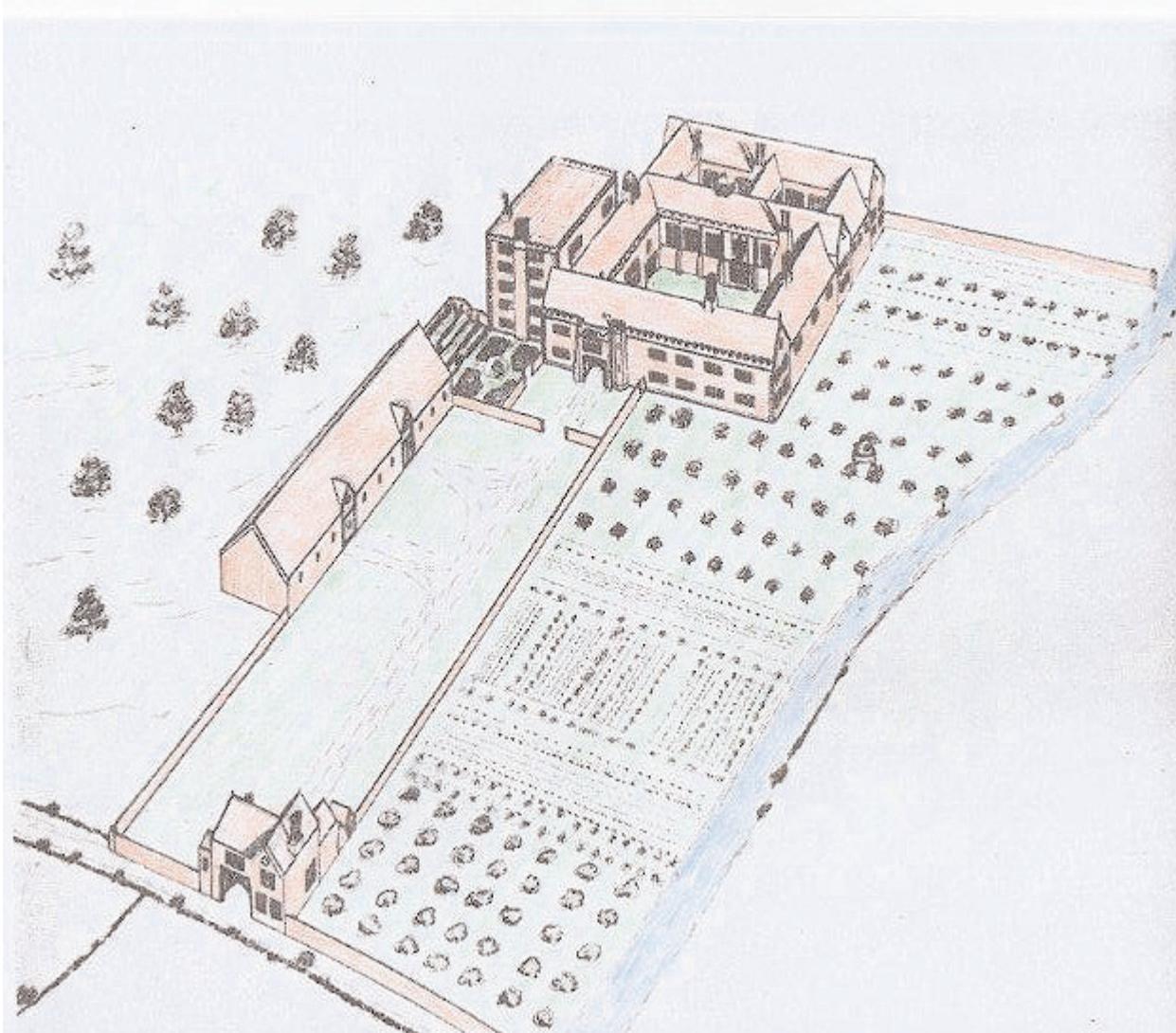


Figure 5. Reconstruction of Ford Manor House in 1647, looking to the north-east. Drawn by B. J. Bennett and published in the 1933 *Archaeologia Cantiana* Volume XLV: 168.

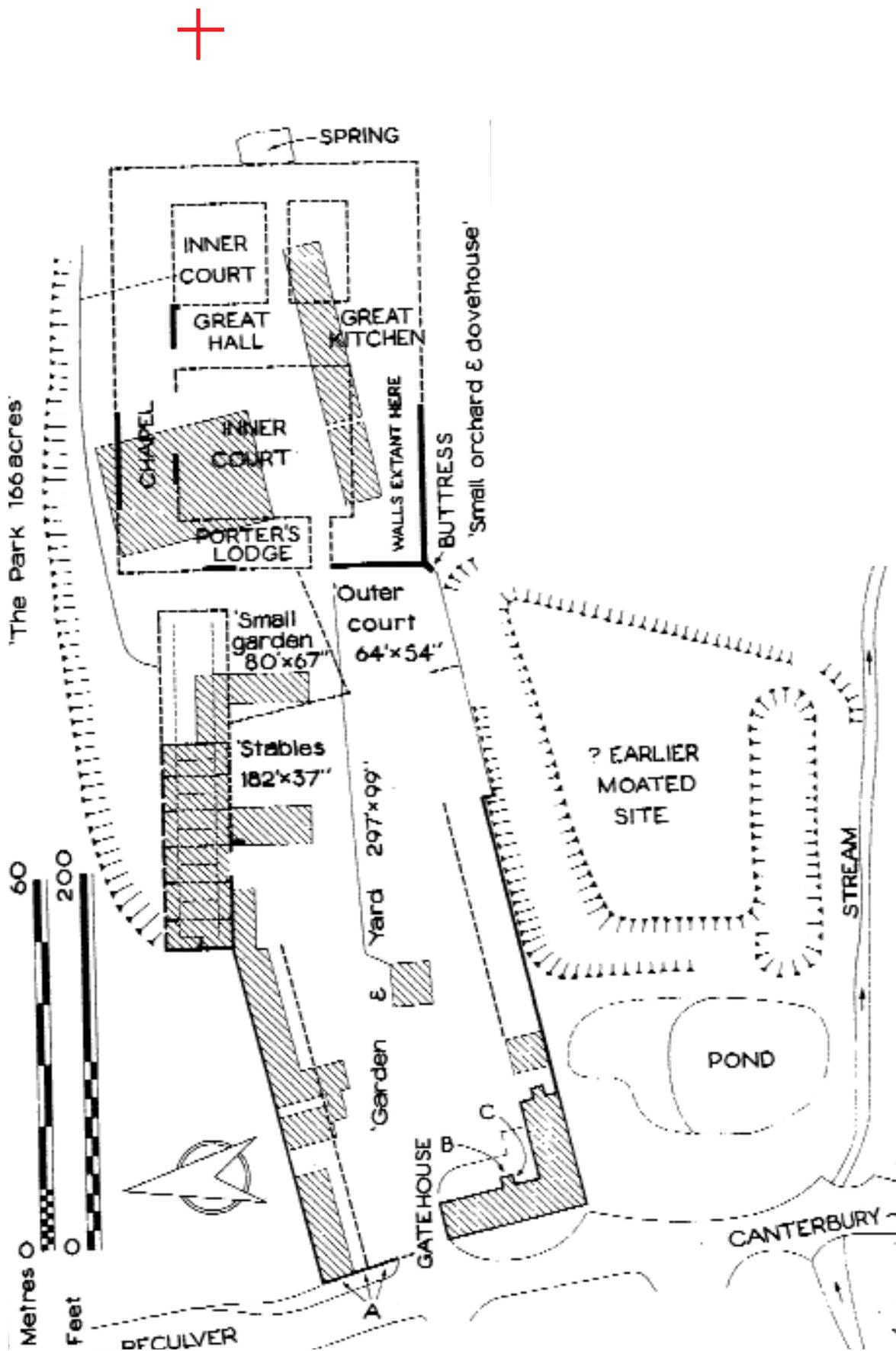


Figure 6. Plan of Ford Manor Farm with present and earlier buildings. Drawn by John Bowen for Harold Gough and published in *Archaeologia Cantiana* Volume CXXI: 262. Red cross is the proposed location of the Grain Store.

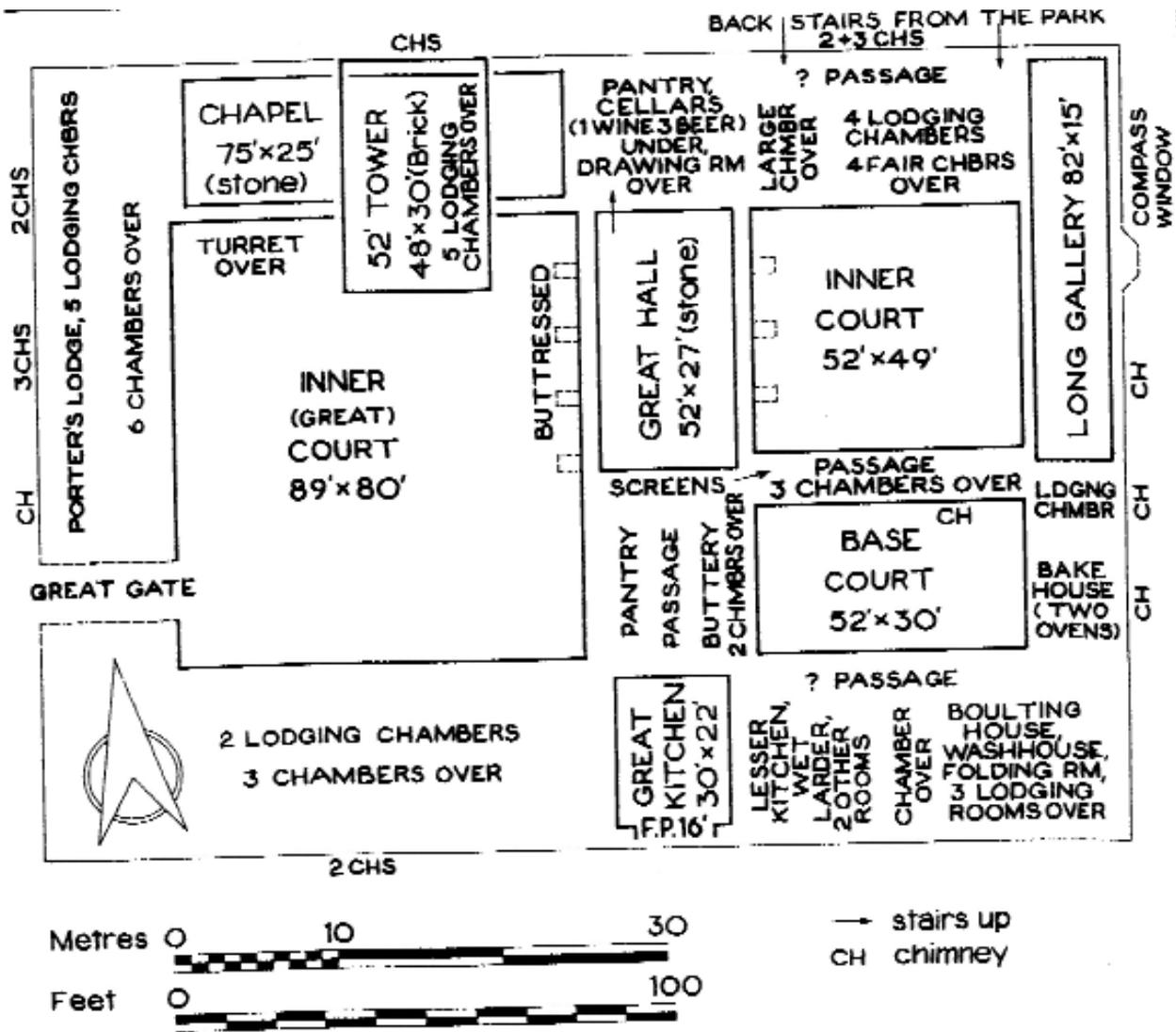


Figure 7. Close-up plan of Ford Manor Farm with earlier buildings. Drawn by John Bowen for Harold Gough and published in *Archaeologia Cantiana* Volume CXXI: 258.



Plate 1. Looking east from the farmyard towards the proposed development site (blue arrow).



Plate 2. View to the east but to the south of the oast house. The wall is the postulated Medieval external wall on the south side of the Great Court (blue arrow).

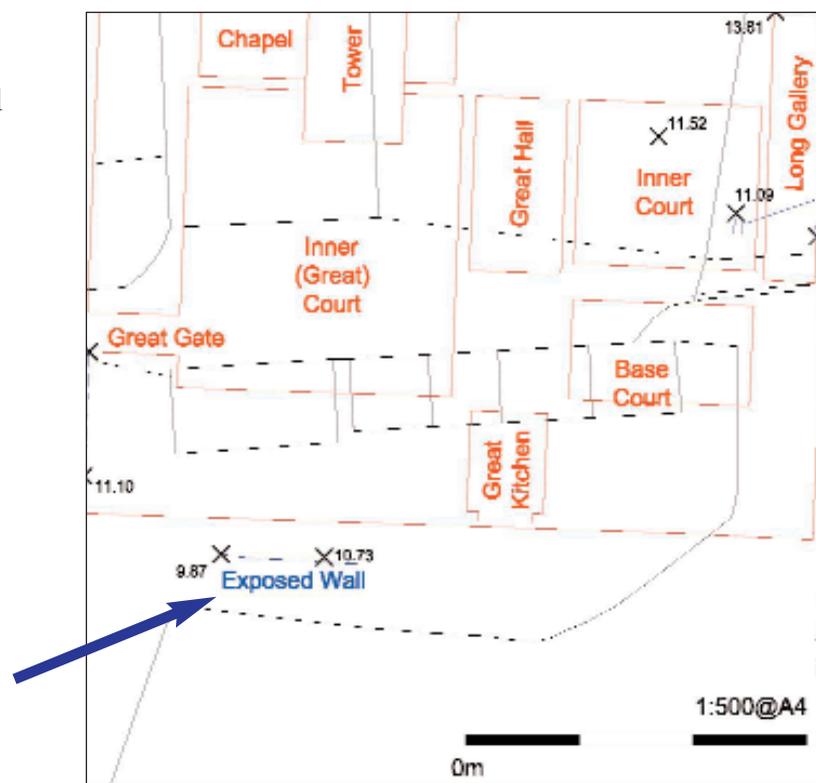




Plate 3. Looking to the north past the spring with the proposed development site on the right (red cross).

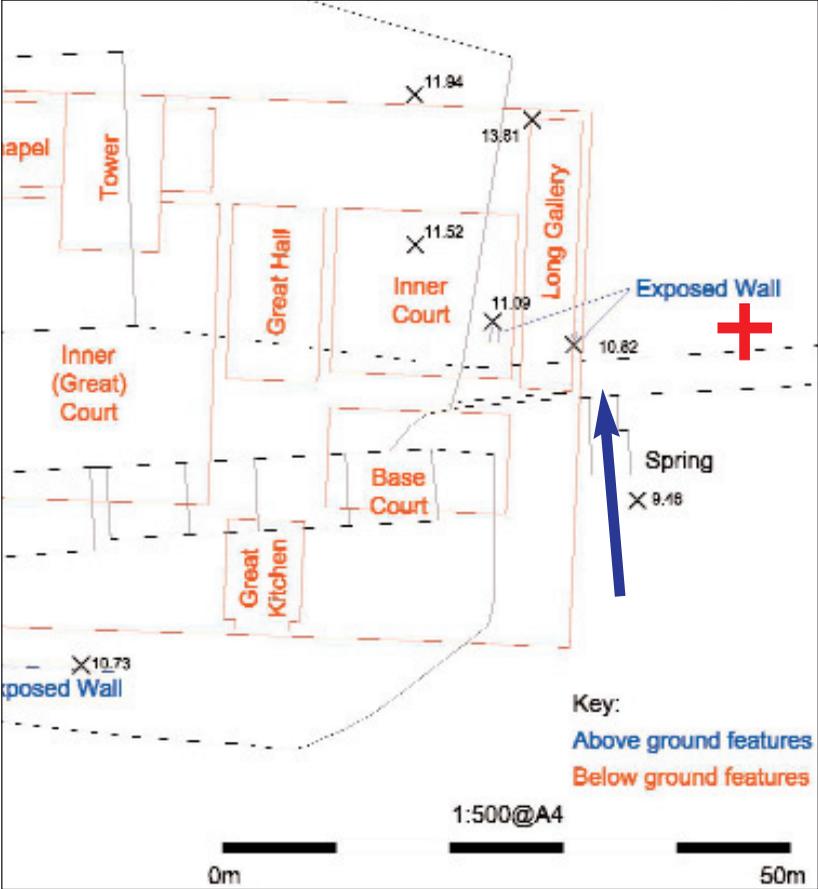




Plate 4. Looking to the north past the west-east farm track and adjacent to the development site on the right. The exposed brick foundations are probably one of the Long Gallery walls.

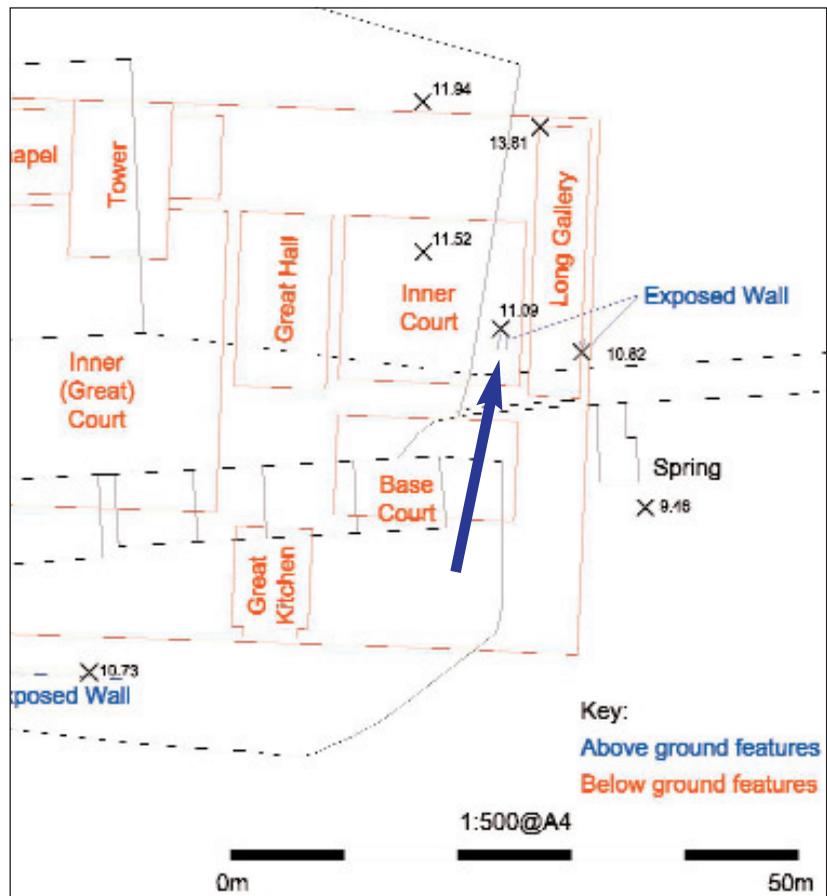




Plate 5. A closer look at the exposed brick foundations which are probably one of the Long Gallery walls (facing north).

