

Archaeological Desk-Based Assessment
In advance of Development of Land at
3 Falcon Gardens, Minster, Sheppey, Kent

NGR: 582520 109514



Report for
Mr and Mrs Friday

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1 SUMMARY

1.1 SWAT Archaeology has been commissioned by Mr and Mrs Friday to carry out an archaeological desk-based assessment of land at 3 Falcon Gardens, Minster in Kent. The proposed development is to comprise the erection of a single and two storey extension within the curtilage of a Scheduled Ancient Monument (No. 1012674).

1.2 In mitigation of the potential impact that the development may have on the buried archaeological resource and in accordance with the provisions of Planning Policy Statement - Planning for the Historic Environment (2012), in particular Policy 12, and Scheduled Monuments, of which the application site is one, as protected by Part I of the Ancient Monuments and Archaeological Areas Act 1979 and investigation for archaeological purposes is provided for in designated areas by Part II of that Act.

Guidance in Circular 11/95 states in paragraph 80:

80. Scheduled ancient monuments are protected by Part I of the Ancient Monuments and Archaeological Areas Act 1979, and investigation for archaeological purposes is provided for in designated areas by Part II of that Act. Where these provisions apply, their effect should not be duplicated by planning conditions (cf paragraphs 21-23 above), although authorities granting planning permission in such circumstances are advised to draw the attention of the applicant to the relevant provisions of the 1979 Act.

81. Where, however, planning permission is being granted for development which might affect a monument which has not been scheduled, or which might affect land in an area which is considered to be of archaeological interest but which has not been formally designated as such under section 33 of the 1979 Act, the local planning

authority may wish to impose conditions designed to protect the monument or ensure that reasonable access is given to a nominated archaeologist - either to hold a "watching brief" during the construction period or specifically to carry out archaeological investigation and recording before or in the course of the permitted operations on the site.

1.3 *An application for Scheduled Monument Consent will be required.*

1.4 *This Desk Based Assessment examines the wide variety of archaeological data held by Kent County Council and other sources. This data is reviewed and it is recommended in this case that an Archaeological Evaluation will be required. The proposed development area (PDA) is the build of a new kitchen and bedroom extension to No. 3 Falcon Gardens (Figure 1).*

1.5 *Archaeological investigations (events) in the near vicinity include an archaeological excavation in 1983-1988 by Brian Philp on land to the north of the Minster Abbey where archaeological remains from the Late Bronze Age to the Post-medieval period were examined (Philp 1992). In 1993 twenty evaluation trenches were excavated by Canterbury Archaeological Trust to the north of the Abbey and Philp's work revealing Prehistoric archaeology and the remains of stone buildings possibly dating back to the 12th century (CAT 1995 year book). In addition various investigations by the Sheppey Archaeological Society in the vicinity of Falcon Gardens have taken place (TQ 97 SE 65 & 67).*

1.6 *Examination of cartographic sources shows that from the 1960's development at Falcon Gardens had taken place within the curtilage of the Abbey of which the present proposed development is an extension to one of these houses (Figs. 1-6)..*

2. Introduction

This report presents the findings of a provisional desk-based archaeological assessment of land at No. 3 Falcon Gardens in Minster, Kent (centred NGR 595700 173000; Figs. 1-6).

This provisional desk-based archaeological assessment is a consultation document prepared for the client which may be submitted as part of a planning proposal. It constitutes a pilot study assessing the potential for further research, either desk-based or in the field. Additional desk-based research and/or fieldwork may be requested by planning authorities or specified as conditions on any planning consent, although such a request should clearly demonstrate the benefits of future desk-based work rather than fieldwork, for example.

The objective of the desk-based research, agreed with the client and in accordance with Planning Policy Statement 5, was to view readily available existing evidence in order to assess the extent and nature of any heritage assets with archaeological interest within the Proposed Development Area (PDA) and its setting, and thereby gauge the likelihood of heritage assets of archaeological interest being affected by development within the PDA.

Research has been undertaken to an appropriate level of detail in response to funding limitations which affect the affordable scope and provisional nature of the study, as well as the particular circumstances of the proposed development.

While no precise details of the proposed foundation works have been viewed in preparation of this report, a basic (interim) impact assessment of the likely effects of any proposed foundation trenching, service trenching or landscaping on the buried or extant archaeological resource is offered below. Recommendations for appropriate mitigation of potential impacts on the buried and extant archaeological resource within the PDA have also been made.

2.1 POLICY AND RESEARCH FRAMEWORKS

This report has been prepared in accordance with national and regional policy regarding heritage assets and with reference to research frameworks.

National policy

Planning Policy Statement 5: Planning for the Historic Environment (PPS5; DCLG March 2010a; see also DCLG March 2010b).

Policy HE6.1 states that 'Local planning authorities should require an applicant to provide a description of the significance of heritage assets affected and the contribution of their setting to that significance.' Heritage assets include extant structures and features in the landscape as well as the buried archaeological resource. The existence of the latter within a proposed development area can be partially investigated and to an extent predicted via desk-based assessment, but field evaluation and/or archaeological monitoring of groundworks are likely to be a planning requirement and should be expected.

In terms of development proposals affecting known heritage assets, the following sections of Policies HE7 and HE9 are especially pertinent:

HE7.2 In considering the impact of a proposal on any heritage asset, local planning authorities should take into account the particular nature of the significance of the heritage asset and the value that it holds for this and future generations. This understanding should be used by the local planning authority to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposals.

HE7.4 Local planning authorities should take into account ... the desirability of sustaining and enhancing the significance of heritage assets, and of utilising their positive role in place shaping.

HE7.5 Local planning authorities should take into account the desirability of new development making a positive contribution to the character and local distinctiveness of the historic environment. The consideration of design should include scale, height, massing, alignment, materials and use.

Where heritage assets are designated:

HE9.1 There should be a presumption in favour of the conservation of designated heritage assets and the more significant the designated heritage asset, the greater the presumption in favour of its conservation should be.

HE9.4 Where a proposal has a harmful impact on the significance of a designated heritage asset which is less than substantial harm, in all cases local planning

authorities should ...weigh the public benefit of the proposal (for example, that it helps to secure the optimum viable use of the heritage asset in the interests of its long-term conservation) against the harm.

The issue of the 'setting' of heritage assets is qualified by Policy HE10, which requires that 'local planning authorities should treat favourably applications that preserve those elements of the setting that make a positive contribution to or better reveal the significance of the asset.

When considering applications that do not do this, local planning authorities should weigh any such harm against the wider benefits of the application. The greater the negative impact on the significance of the heritage asset, the greater the benefits that will be needed to justify approval.'

Policy HE10 also draws attention to historic landscapes, which are (often undesignated) heritage assets in themselves, guidance note 38 citing the European Landscape Convention definition: 'an area, as perceived by people, whose character is the result of the action and interaction of natural and/or human factors' (Council of Europe 2000: which came into force in the UK in March 2007; see research frameworks, below).

Regional Policy

Policy BE6 of the South East Plan (The Regional Spatial Strategy for the Southeast; May 2009) on management of the historic environment states that 'When developing and implementing plans and strategies, local authorities and other bodies will adopt policies and support proposals which protect, conserve and, where appropriate, enhance the historic environment and the contribution it makes to local and regional distinctiveness and sense of place.' In addition, 'historic environment includes the physical evidence of past human activity. It is all around us as part of everyday life, and it is therefore dynamic and continually subject to change. It is not limited to the built environment and archaeological sites, but includes landscapes, both urban and rural ... These environments are fragile and require protection, but also have an enormous potential to contribute to a sense of place and identity...'

Local Policy

The relevant Swale Borough Local Plan (Swale Borough Council 2008) policies are E14 (Listed Buildings) and E16 (Scheduled Ancient Monuments and Archaeological Sites). Of key relevance are the following statements (Swale Borough Council 2008): Development will not be permitted which would adversely affect a Scheduled Ancient Monument, as shown on the Proposals Map or subsequently designated, or other nationally important monument or archaeological site, or its setting.

Whether they are currently known or discovered during the Plan period, there will be a preference to preserve important archaeological sites in-situ and to protect their settings. Development that does not achieve acceptable mitigation of adverse archaeological effects will not be permitted.

Where development is permitted and preservation in-situ is not justified, the applicant will be required to ensure that provision will be made for archaeological excavation and recording, in advance of and/or during development.

Research Frameworks

The national and regional policy outlined above should be considered in light of the non statutory heritage frameworks that inform them. While the South East Research Framework for the historic environment (SERF) is still in preparation, initial outputs are available on-line and have been considered in preparing this report.

A key feature of 'landscape' is that it is conceptual, subjective and relative rather than absolute. A succinct Highways Agency (2007) definition states that 'Historic Landscape is defined both by people's perceptions of the evidence of past human activities in the present landscape and the places where those activities can be understood in the landscape today.

This definition highlights the role of perception and emphasises the rich cultural dimension implanted in landscape character by several millennia of human actions.'

When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset's conservation. The more important the asset, the greater the weight should be. Significance can be harmed or lost through alteration or destruction of the heritage asset or

development within its setting. As heritage assets are irreplaceable, any harm or loss should require clear and convincing justification.

Substantial harm to or loss of a Grade II listed building, park or garden should be exceptional.

Substantial harm to or loss of designated heritage assets of the highest significance, notably scheduled monuments, protected wreck sites, battlefields, grade I and II* listed buildings, grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional.

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

The existence of the latter within a proposed development area can be partially investigated and to an extent predicted via desk-based assessment, but field evaluation and/or archaeological monitoring of groundworks are likely to be a planning requirement and should be expected.

More recently English Heritage has issued detailed guidance on the *Setting of Heritage Assets* (2011). This guidance is based on principles and guidance already issued by English Heritage in the *Historic Environment Planning Practice Guide* (2010), and *Conservation Principles: Policies and Guidance for the Sustainable Management of the Historic Environment* (2008). It provides a framework for assessing impacts based on the identification of individual asset's cultural significance and the relationship between that and its surroundings followed by assessment of the degree to which change in the surroundings affects significance.

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

2.2 The Proposed Development

The proposed development will comprise of a planning application for a single and two storey extension to 3 Falcon Gardens, Minster in Kent (Appendix 1).

2.3 Project Constraints

No project constraints were encountered during the data collection for this assessment.

2.4 Geology and Topography

The Geological Survey of Great Britain (1:50,000) shows that proposed development site (PDA) is situated in an area of London Clay with some areas of Bagshot Beds. The geology as recorded by Brian Philp just to the west of the PDA was natural gravel of the Bagshot Beds (Philp 1992: 1).

3 AIMS AND OBJECTIVES

3.1 Introduction

The Desk-Based Assessment was commissioned by Keith Plumb of Woodstock Associates in order to supplement a planning application for the development of land at 3 Falcon Buildings, Minster in Kent.

4 METHODOLOGY

4.1 Desk-Based Assessment

4.1.1 Archaeological databases

A search of the Historic Environment Records (HER; Fig. 15) as well as a list of reports of archaeological investigations not yet included in the HER was commissioned from Kent County Council Heritage Conservation Group. The HER and reports search covers a radius of 500m around the PDA (centred NGR 595700 173000). These records (12 in total) have been assessed in terms of their particular relevance to the PDA and only significant evidence is cited in this report. HER records can be viewed on-line. Further (on-line) HER's (National Monuments Records, The National Heritage List for England) were also consulted in comparison.

A pilot survey of readily available aerial photographic evidence (generally on-line or within the HER) and satellite imagery (on-line) has also been carried out. Only photographs, images or results showing significant features or topographical developments are reproduced. No relevant geophysical surveys are known. The Archaeology Data Service Online Catalogue (ADS) and was also used. 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.

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

It has been considered beyond the means of this project to pursue detailed questions requiring an in-depth study of primary documentary and cartographic sources. General historical context for archaeological findings is provided where applicable, and a survey of published and unpublished maps (including geology and contour survey) has been undertaken. A full list of maps consulted is provided in the list of sources at the beginning of the report. Only maps showing significant topographical developments are reproduced in this report. Aerial photographs and satellite imagery may also supplement this study. All results of analyses are presented in synthesis and in order of chronology. Research was also carried out using resources offered by the Internet and Ordnance Survey Historical mapping (Figs. 1-11).

4.1.4 Aerial photographs

The study of the collection of aerial photographs by Google Earth was consulted (Plate 1).

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 Websites are considered appropriate to this type of study and have been included within this assessment where necessary (Figures 1, 4, & Plates 2, 3).

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

5.2 The Archaeological record for Minster is dominated by the Minster Abbey founded by Seaxburga in about AD 664 with a convent of about 77 disciples. Sheppey was overrun by Viking raiders in AD 835, 855, 1016 and 1052 and it is likely the nunnery did not survive.

The site was visited by Leland who recorded the buildings were ‘in a mean condition till the year 1130 when the monastery was re-edified and replenished by the Archbishop of Canterbury’.

A building inventory of 1536 lists the monastic buildings including St John’s Chapel, the Dorter; the Frater; the Great Hall; two Parlours; the Prioress’s Chamber; the

Great Bath; two kitchens; the Gatehouse, bakehouse, brewhouse and a milkhouse (Arch Cant 1868: 270).

In 1536 the monastery was dissolved and the site granted to Sir Thomas Cheyne.

5.2 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. Time scales for archaeological periods represented in the report are listed on the previous page in Table 1.

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

The PDA is located inside Scheduled Monument 10112574 (Figure 15).

The details of the Scheduled Monument from the National Heritage List for England: *'The monument includes the Benedictine nunnery of St Mary and St Sexburga situated at the west end of a ridge overlooking the Thames estuary to the north. The ground to the south drops away steeply.*

The upstanding remains include parts of the abbey church and the gatehouse which date to the 12th century. These are surrounded by the foundations and other buried remains of the rest of the 12th to 16th century monastic complex, all sited within the area of the precinct. In addition to these later medieval remains are the remains of the original Saxon nunnery which are known to survive within the later precinct boundary.

The church, Listed Grade A (equivalent to Grade I), is double aisled and includes remains of both the monastic church and the congregational church of the nunnery. To the north are the buried foundations of the rest of the claustral complex while further north and east are the monastic burial grounds.

On the south side of the church the High Street follows the line of the medieval terracing which stepped the south side of the hill on which the abbey was situated.

The gatehouse to the west of the church, Listed Grade I and excluded from the scheduling, survives practically complete to a height of three storeys and dates to the

13th century. It is built of ragstone and flint and has a castellated parapet of chequerwork stone and flint.

On the south side the gateway is divided into a pedestrian entrance on the east and a carriage entrance on the west. On the north side a single arch spans the whole opening. One metre to the north of the gatehouse is a stone-lined well believed to date from the 12th century. A second well is situated c.100m to the north east of the church. Its stone lining is also believed to date from the 12th century.

The abbey was founded in 664 by Queen Sexburga, the widow of Ercombert, king of Kent. A large and probably wealthy foundation with 77 nuns, the nunnery had become ruined and deserted by the time of the Conquest. It is likely that it was destroyed by Danes in the ninth century. In 1130 the house was re-edified as a priory by Archbishop William de Corbevil who, as an Augustinian canon, possibly refounded it for that order.

However, by 1186 it had returned to Benedictine rule. In 1396 Archbishop William de Courtney ordained that the nuns should be restored to the Augustinian order where it remained until its suppression in 1536. At the time of the nunnery's dissolution an inventory was taken and from this it is known that the nunnery included the church, a Lady Chapel, a dorter, 15 various chambers, a frater, a bathroom, two floors of kitchen, five chambers within the gatehouse, a porter's lodge, a cheese house, a bake house, a brew house, a bolting house, a milk house, a granary and a belfry. Evidence from excavations during 1991-1992 in the area to the north east of the church indicates occupation of the area between c.AD 650 and c.AD 850 with a break until c.1150. To the north of the church traces of foundations and burials were uncovered in the late 1980s.

Other remains uncovered over the years during construction work in the area include the remains of a probable iron bloomery, a metallised surface, possibly of a courtyard, as well as a number of other burials. Excluded from the scheduling are the Grade A Listed church building, the Grade I Listed gatehouse, all modern buildings, garages, sheds, paving, tarmac drive and road surfaces, rubbish bins, street lights, modern walling, railings, toilet, signposts, gates, fences, and fence posts, although the ground beneath all these features is included.

Reasons for Designation

A nunnery was a settlement built to sustain a community of religious women. Its main buildings were constructed to provide facilities for worship, accommodation and subsistence.

The main elements are the church and domestic buildings arranged around a cloister. This central enclosure may be accompanied by an outer court and gatehouse, the whole bounded by a precinct wall, earthworks or moat. Outside the enclosure, fishponds, mills, field systems, stock enclosures and barns may occur.

The earliest English nunneries were founded in the seventh century AD but most of these had fallen out of use by the ninth century. A small number of these were later refounded. The tenth century witnessed the foundation of some new houses but the majority of medieval nunneries were established from the late 11th century onwards. Nunneries were established by most of the major religious orders of the time, including the Benedictines, Cistercians, Augustinians, Franciscans and Dominicans. It is known from documentary sources that at least 153 nunneries existed in England, of which the precise locations of only around 100 sites are known.

Few sites have been examined in detail and as a rare and poorly understood medieval monument type all examples exhibiting survival of archaeological remains are worthy of protection.

Despite disturbance caused by development, the nunnery at Minster Abbey survives comparatively well. It is a rare example of a pre-Conquest nunnery with royal connections which was later refounded. Excavation has demonstrated the survival of archaeological remains and environmental evidence from both the original Saxon nunnery and the later 12th century complex.

This, combined with documentary evidence, can give an insight into the construction, use, destruction, reconstruction and later use of the nunnery as well as an understanding of the way of life peculiar to the inhabitants of both early and later medieval nunneries (English Heritage List Entry Summary).

Listed Buildings include the Abbey Gatehouse (TQ 97 SE 1052) and 49 Chapel Street (TQ 97 SE 105).

5.3 Prehistoric (Palaeolithic, Mesolithic, Neolithic and Bronze Age)

The Palaeolithic represents the earliest phases of human activity in the British Isles, up to the end of the last Ice Age. Evidence of prehistoric settlement within the county of Kent can be dated back to the Palaeolithic period and can be found around the River Gravels of the Thames and Swale.

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

The Neolithic period, the beginning of a sedentary lifestyle based on agriculture and animal husbandry is not represented within the assessment area.

The Bronze Age, a period of large migrations from the continent and more complex social developments on a domestic, industrial and ceremonial level is represented in the assessment area by the excavation of a large ditched enclosure centered on the Abbey church and dating from the Late Bronze Age/Early Iron Age. In addition four gullies, eight pits and 11 possible post holes produced 503 potsherds, mostly calcite-gritted wares and probably dating from about 800-400BC (Philp 1992: 5). This Late Bronze Age/Early Iron Age occupation was confirmed by Canterbury Archaeological Trust excavating Area MAP 93 in 1993 – see Figure 14 (CAT 1995: 26).

5.4 Iron Age

The Iron Age is, by definition a period of established rural farming communities with extensive field systems and large ‘urban’ centres and hillforts. The Canterbury Archaeological Trust (CAT) building on the evidence of Brian Philp and their own excavations in 1993 (Fig. 14) suggest that the hilltop where the Minster Abbey is situated could be the site of one of the series of lightly defended Late Bronze Age/Early Iron Age transitional farmsteads or hamlets found on hilltops along the northern coastline of Kent. In addition CAT investigating at 45 Queens Avenue in 2007 identified five phases of archaeological activity starting with the Iron Age and through to the Early Medieval (TQ 97 SE 39).

5.5 Romano-British

The Romano-British period is the term given to the Romanised culture of Britain under the rule of the Roman Empire, following the Claudian invasion in AD 43, Britain then formed part of the Roman Empire for nearly 400 years.

There is some archaeological evidence of Roman settlement at Minster in that Brian Philp in 1999 excavated an east-west running ditch dated by pottery to the Roman period (TQ 97 SE 57). In addition many hundreds of Roman building ceramics are to be found built into the fabric of the Saxon church. Philp in his 1987-1988 excavations recorded five probable Roman features which included two post holes dated by eight sherds of pottery to the 2nd-4th century. Of note is that given the paucity of Roman potsherds some 79 fragments of Roman tile were retrieved by Philp in his excavations which does suggest that the builders of the church had retrieved large numbers of tile from a Roman building somewhere in the vicinity- or the church was recycling Roman building material on a large scale as seen in some of the contemporary buildings at St Augustine in Canterbury.

5.6 Anglo-Saxon

The Anglo-Saxon period is represented by the standing buildings of the church and additional structures found by the excavations by Philp and CAT. In addition the Sheppey Archaeological Society (SAS) have undertaken numerous investigations in the vicinity of the PDA (TQ 97 SE 65 & 67) and recovered various assemblages of potsherds dating mid 7th-9th centuries.

5.7 Medieval

The medieval period is represented within the assessment area by Minster Church and the various buildings associated with it. CAT in their excavations of 1993 of the area MAG 93 found pottery dating from the 12th to 15th centuries (CAT year book 1995: 27).

5.8 Post-Medieval

The Post Medieval period within the assessment area is represented mainly by the Abbey Farm which is shown in some detail on the early Ordnance Survey maps (see below).

5.11 Cartographic Sources and Map Regression

It has been considered beyond the means of this project to pursue detailed questions requiring an in-depth study of primary documentary and cartographic sources. General historical context for archaeological findings is provided where applicable, and a survey of published and unpublished maps (including geology and contour survey) has been undertaken. A full list of maps consulted is provided in the list of sources at the end of the report. Only maps showing significant topographical developments are reproduced in this report. Aerial photographs and satellite imagery may also supplement this study. All results of analyses are presented in synthesis and in order of chronology.

A limited map regression exercise on large scale Ordnance Survey maps (Figs. 1-6) carried out on the proposed development area has shown that the site in 1866-1867 was orchard (Fig. 1) and adjacent to the Graveyard (site of).

By 1897 the area of the Graveyard seems to have expanded into the field in which the PDA is located (Fig. 2).

The 1908 OS map (Fig. 3) shows the PDA still in orchard and just to the east of St John's Chapel (Site of).

By 1933 the Vicarage had been built but the PDA was still orchard (Fig. 4).

The 1963 OS map shows that Falcon Gardens was now developed with four detached houses and two semi-detached houses (Fig. 5).

5.12 Aerial Photographs

The National Monuments Records were consulted during the writing of this report and Google Earth provided a 2013 location aerial photograph (Plate 1).

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 is therefore considered **medium**.

6.2 Iron Age

The potential for finding remains dating to the Iron Age within the confines of the development site is also considered **medium**.

6.3 Romano-British

The potential for Romano-British archaeology is considered to be **low**.

6.4 Anglo-Saxon

The potential for finding remains dating to the Anglo-Saxon period on the development site are considered as **High**.

6.5 Medieval

The potential for finding remains dating to the medieval period are considered as **High**.

6.6 Post-Medieval

Evidence for post-medieval occupation in the area is abundant. The potential for finding remains dating to the post-medieval period are considered as **medium**.

7 IMPACT ASSESSMENT

7.1 Existing Impacts

The search area is for the most part, subject to prehistoric and historic activity. The existing impact on the PDA is likely to be high.

7.2 Proposed Impacts

At the time of preparing this archaeological assessment, the extent of the proposed development was for the build of a single and two storey extension. Extensive impact is to be expected within the development area once construction begins. The excavation of footings and the installation of services will be the main cause of this impact and it is therefore considered as **high**.

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.

This desk-based assessment has identified a potential for below ground archaeology within the proposed development area. Groundworks associated with the redevelopment of the site could result in a negative impact upon this resource. In line with PPS5 HE6.1, to assess the archaeological resource, an archaeological field evaluation prior to any groundworks is recommended. This may be followed, if necessary, by excavation or a watching brief.

9 OTHER CONSIDERATIONS

9.1 Archive

Subject to any contractual requirements on confidentiality, two copies of this desk-based assessment will be submitted to Kent County Council (Heritage) 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 at Kent County Council, and therefore considered as being reliable.

9.3 Copyright

Swale & Thames Survey Company (SWAT Archaeology) 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 Mr and Mrs Friday (and representatives) for the use of this document in all matters directly relating to the project.

10 ACKNOWLEDGEMENTS

The author would like to thank Keith Plumb Associates for commissioning this report.

Paul Wilkinson PhD., MCifA., FRSA.

16/02/2015

MAPS AND VIEWS CONSULTED:

1769: Andrews, Dury and Herbert, 'A topographical map of the County of Kent'

1798: Ordnance Survey Surveyors Drawings (British Library)

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1866: Ordnance Survey

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Figures



Figure 7. Sea chart of the Swale and Sheppey c.1587



Figure 8. Sea Chart of Sheppey c. 1780

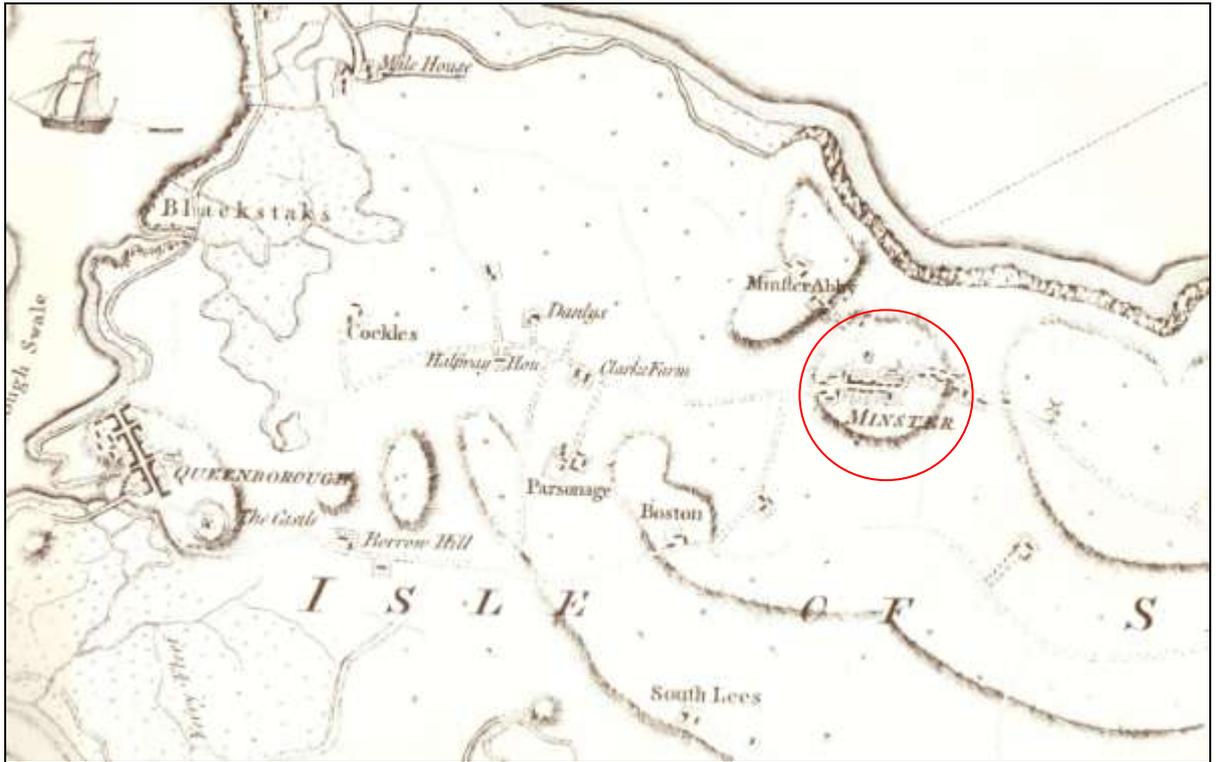


Figure 9. Andrews Dury map of 1769, and detail below

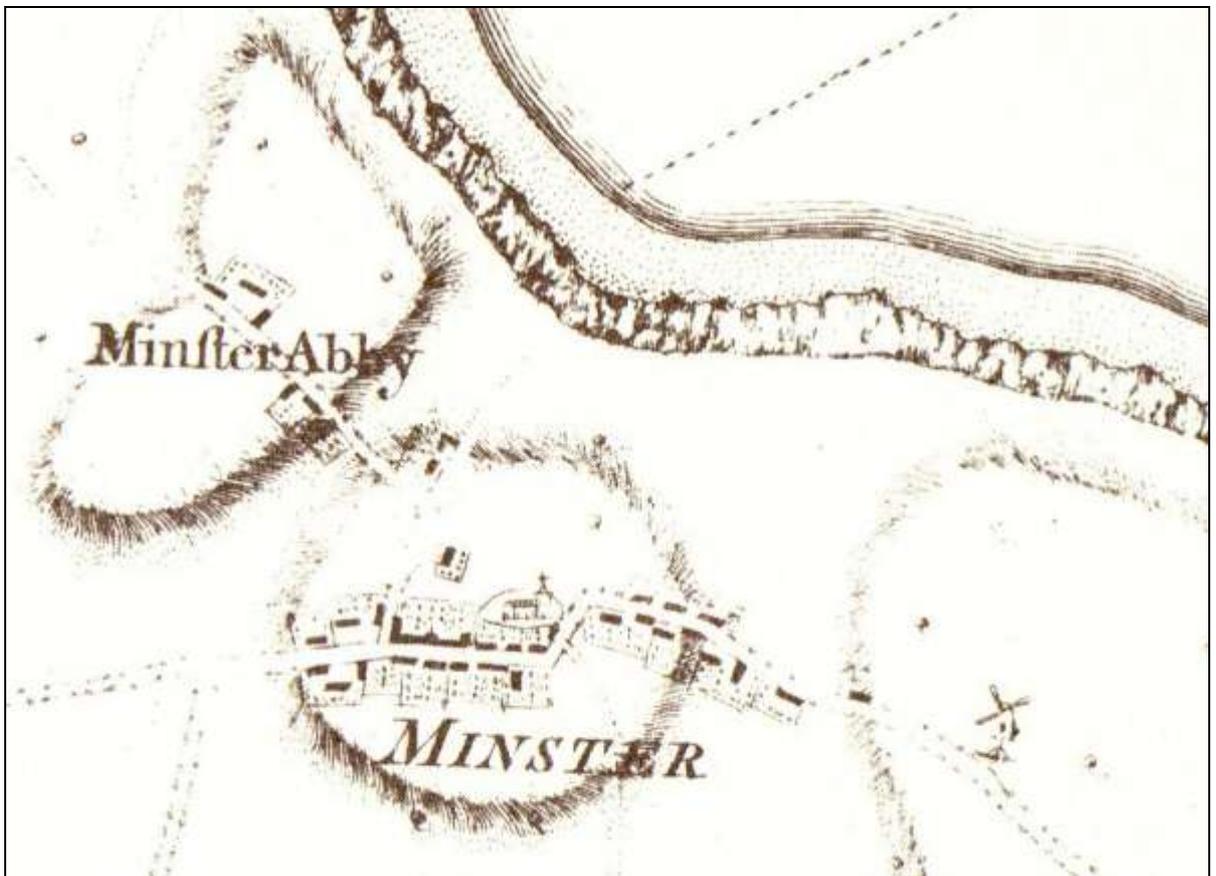




Figure 10. OS map of 1806



Figure 11. OS map of 1806 (detail)

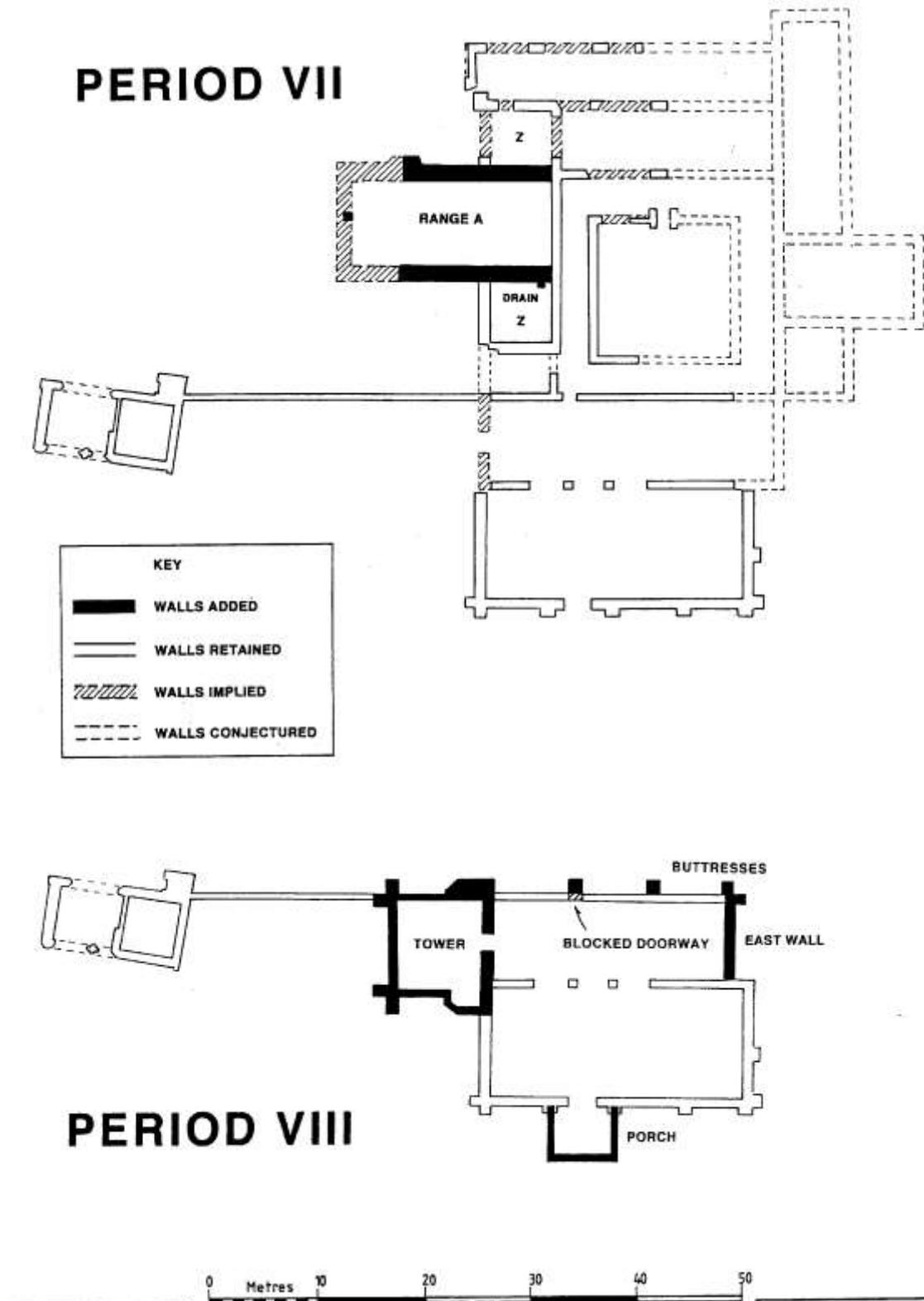


Figure 12. KARU investigations in 1988

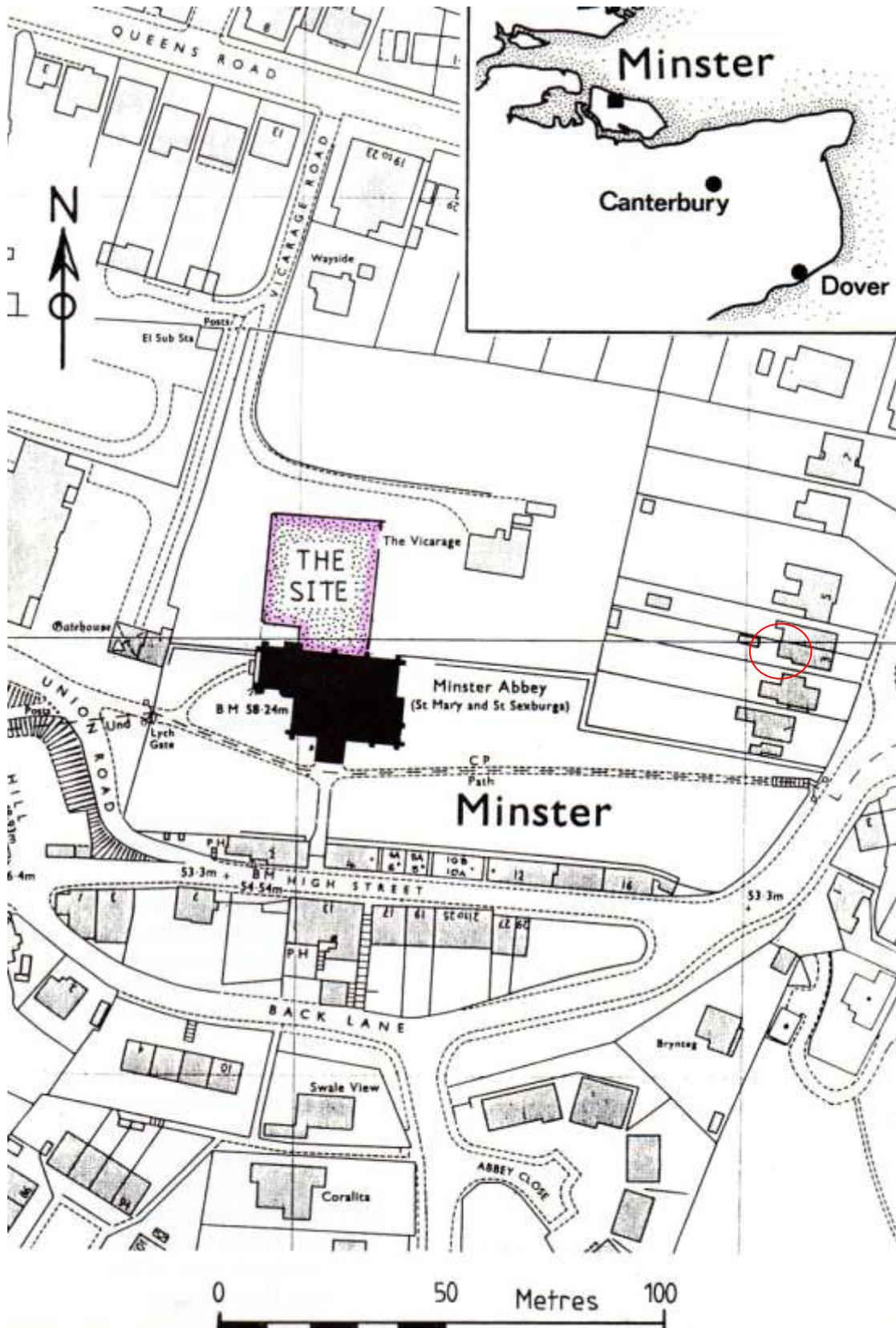


Figure 13. KARU investigations in 1988. The PDA in red outline

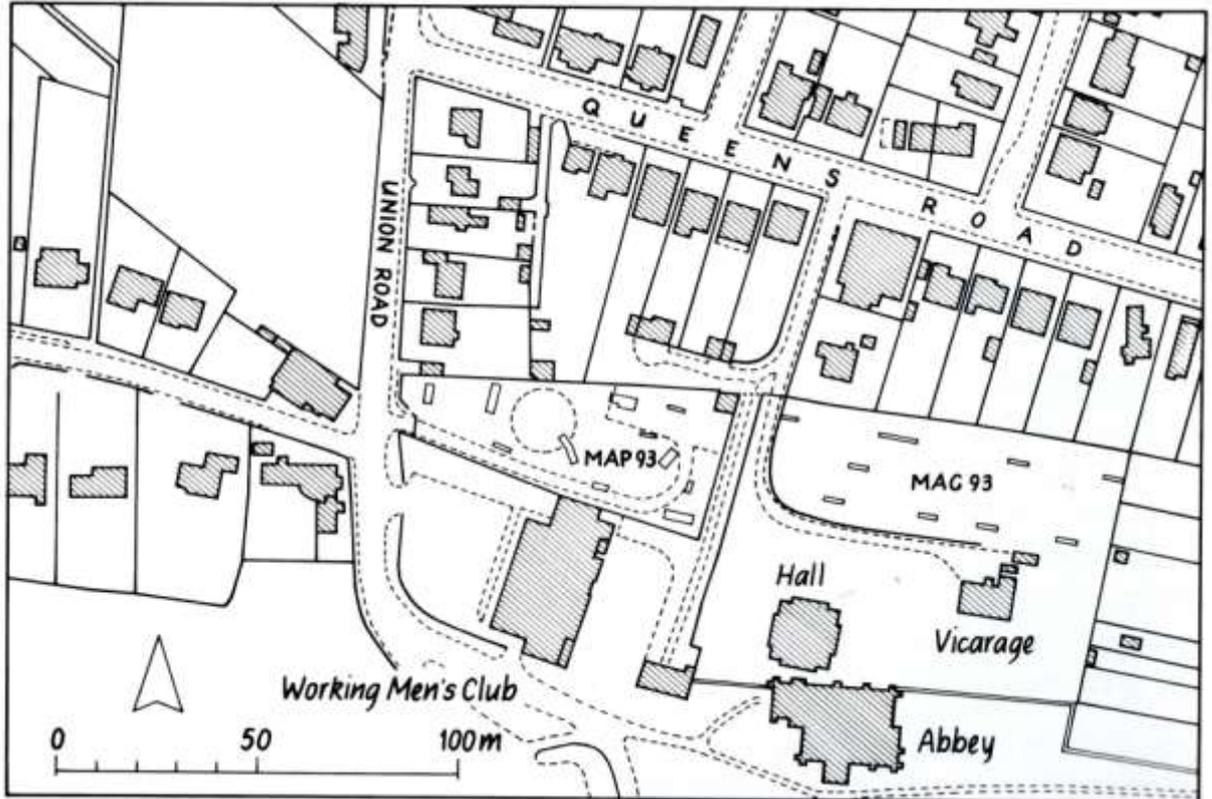


Figure 14. CAT excavations 1993. Areas MAP 93 and MAG 93



Plate 1. Google Earth dated 2013. Eye altitude 244m, site ringed in red