

Archaeological Desk-Based Assessment
in advance of the proposed extension at
the parish church of St Peter & St Paul,
Ash, Kent TN15 7HD

NGR: TQ 60181 64565



Report for St Peter & Paul Parish Church

Date of Report: 03/02/2016

SWAT. ARCHAEOLOGY

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1 SUMMARY

Swale & Thames Survey Company (SWAT Archaeology) has been commissioned to carry out an archaeological desk-based assessment in advance of the proposed extension at St Peter & St Paul Church, Ash, Kent as part of the planning application submitted on behalf of St Peter & Paul Parish Church

This Desk Based Assessment examines the wide variety of archaeological data held by Kent County Council and other sources.

Based on this data the potential for archaeological sites either on or in the near vicinity of the proposed development can be summarised as:

- *Prehistoric: Low*
- *Iron Age: Low*
- *Romano-British: Low*
- *Anglo-Saxon: Moderate*
- *Medieval: High*
- *Post-medieval: High*
- *Modern: High*

The Desk Based Assessment concludes that:

- *The site has **moderate to high** potential for any archaeological discoveries.*

St Peter & St Paul Parish Church is a Grade I Listed Building (TQ66SW64), dating to 13th century that stands in an isolated position within an L-shaped enclosure of 1.35 acres, bordered by mature trees. Open fields surround the church grounds to the north and west, while Ash Manor, a substantial house constructed in 1637 by Sir

Edmund Fowler, shares the east boundary extending to Ash Place Farm. A single road leads from the church and the Manor past the cricket ground and southwest to the village of Ash. The village is in an area located on the North Downs, in the county of Kent, south of New Ash Green. It shares the civil parish of Ash-cum-Ridley with the nearby village of Ridley and is in the district of Sevenoaks. The southwest corner of the church is Benchmark 483.68. (Figure.1)

2 INTRODUCTION

SWAT Archaeology has been commissioned by St Peter & Paul Parish Church to carry out an Archaeological Desk-Based Assessment to supplement a planning application for an extension to the Parish Church of St Peter & St Paul in Ash, Kent. (TQ66SW64) (Figure 7). The report has accessed various sources of information to identify any known heritage assets, which may be located within the vicinity of the Proposed Development Area. The PDA is centered on National Grid Reference TQ 60181 64565.

Archaeological investigations, both recent and historic have been studied and the information from these investigations has been incorporated in the assessment.

The installation of a gas pipeline 150m north of the church in 1969 prompted an intensive resistivity survey and trial excavations uncovering a Romano-British ditch believed to be an enclosure ditch (TQ66SW15). A second 23Km gas pipeline from Farningham to Hadlow resulted in several types of investigation including Field Walking in 2000 (EKE5745), a Geophysical Survey in 2007 (EKE9896), an Evaluation of 38 trenches in 2008 (EKE10029) and Excavations and Watching Briefs in 2010 (EKE14480). Various archaeological features and deposits were observed including areas of high concentrations of burnt flint and slag (EKE5745), possible boundaries, ditches and pits (EKE9896), undated post-holes, gullies, ditches and quarry pits (EKE10029/TQ66SW138/TQ66SW139) and a Mesolithic paleochannel with a significant quantity of struck flint, over 15 ditches and pits of different orientations from the Late Iron Age and Romano British period, an oven/kiln and a series of post

holes that could not be dated (TQ66SW20) but were thought to be of the same period.

Fawkham & Ash Archaeological Group an archaeological assessment (EKE5401) at the church on 27th February 1998 in advance of the construction of a single storey meeting room to the west end of the north aisle. The trial trenching revealed a ditch possibly dating to the 12th/13th century based on two sherd of medieval pottery although no connection between the ditch and the existing church was established. Despite archaeological evidence from the surrounding area, there was no evidence of the Romano-British period.

This report is a desk-based appraisal from known cartographic, photographic and archaeological sources and is a research led statement on the archaeological potential of the proposed development.

It may be that intrusive investigations, such as a Geophysical Survey and/or an Archaeological Evaluation, with machine cut trial trenching, may be requested by the Local Planning Authority (LPA) as a Planning Condition.

2.1 Geology and Topography

The Geological Survey of Great Britain (1:50,000) indicates that the site's bedrock geology is formed of Seaford Chalk Formation and Newhaven Chalk Formation (undifferentiated) - Chalk. Sedimentary Bedrock formed approximately 71 to 89 million years ago in the Cretaceous Period in a local environment previously dominated by warm chalk seas. These rocks were formed in warm shallow 'Chalk' shelf seas with little sediment input from land. They often consist of a calcareous ooze of the microscopic remains of plankton, especially the disc shaped calcite plates or coccoliths that make up the spherical coccolithophores.

Superficial deposits of Clay-with-flints Formation - Clay, Silt, Sand And Gravel, formed up to 5 million years ago in the Quaternary and Neogene Periods in a local environment previously dominated by weathering processes. These rocks were

formed from the rock debris left behind. It varies according to source rock type, climate and processes and may include mechanical weathering by frost wedges to break rock apart; chemical weathering to decompose some minerals; and dissolution of carbonates. (BGS 1:50,000 digital).

The PDA's sits at an average height of 485.56ft (147.99m) AOD.

2.2 Planning Background

The National Planning Policy Framework (March 2012)

Policy 12 is the relevant policy for the historic environment:

2.2.1 Conserving and Enhancing the Historic Environment

Local planning authorities should set out in their Local Plan a positive strategy for the conservation and enjoyment of the historic environment, including heritage assets most at risk through neglect, decay or other threats. In doing so, they should recognise that heritage assets are an irreplaceable resource and conserve them in a manner appropriate to their significance. In developing this strategy, local planning authorities should take into account:

- the desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;
- the wider social, cultural, economic and environmental benefits that conservation of the historic environment can bring;
- the desirability of new development making a positive contribution to local character and distinctiveness; and
- opportunities to draw on the contribution made by the historic environment to the character of a place.

2.2.2 In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the

assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation (NPPF 2012).

Sevenoaks District Council Local Plan Policy EN4 states:

Proposals that affect a Heritage Asset, or its setting, will be permitted where the development conserves or enhances the character, appearance and setting of the asset. Applications will be assessed with reference to the following: a) the historic and/or architectural significance of the asset; b) the prominence of its location and setting; and c) the historic and/or architectural significance of any elements to be lost or replaced. Where the application is located within, or would affect, an area or suspected area of archaeological importance an archaeological assessment must be provided to ensure that provision is made for the preservation of important archaeological remains/findings. Preference will be given to preservation in situ unless it can be shown that recording of remains, assessment, analysis report and deposition of archive is more appropriate (Allocations and Development Management Plan Feb 2015)

Regional Policies

The South-East Research Framework (SERF) is on-going with groups of researchers producing a Resource Assessment, which will identify research questions and topics in order to form a Research Agenda for the future.

This Archaeological Desk-Based Assessment has been prepared in accordance with the guidance in the National Planning Policy Framework and the Good Practise Advice notes 1, 2 and 3, which now supersede the PPS 5 Practise Guide, which has been withdrawn by the Government. The Good Practise Advice notes emphasises

the need for assessments of the significance of any heritage assets, which are likely to be changed, so the assessment can inform the decision process. Significance is defined in the NPPF Guidance in the Glossary as “the value of the heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic, or historical. Significance derives not only from a heritage asset’s physical presence, but also it’s setting”. The setting of the heritage asset is also clarified in the Glossary as “the surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve”.

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.

2.3 The Proposed Development

The proposed development will comprise of an extension to the existing church. The church is Grade I Listed, rectangular in shape with an existing rectangular extension to the north and a car park to the south. The south and east brick boundary wall is shared with the adjacent Ash Manor; hedges form the north and west boundaries. The roof is of a steep pitch, tiled with plain red clay, the external walls are faced in flint with traces of lime mortar and the dressings are rag-stone with the exception of the south aisle and south porch which are sandstone. Some medieval fragments of stained glass survive in the east windows of the south chapel and there are areas of later red brick repair and render. There are burials within the churchyard. (Figure.7)

2.4 Project Constraints

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

3 AIMS AND OBJECTIVES

3.1 The Desk-Based Assessment was commissioned by St Peter & Paul Parish Church in order to supplement a planning application for an extension to St Peter & St Paul Parish Church (TQ66SW64), Church Road, Ash, Kent, TN15 7HD to establish the potential for archaeological features and deposits.

3.2 Desktop Study – Institute for Archaeologists (revised 2011)

This desktop study has been produced in line with archaeological standards, as defined by the Institute for Archaeologists (2014). A desktop, or desk-based assessment, is defined as being:

“a programme of study of the historic environment within a specified area or site on land, the inter-tidal zone or underwater that addresses agreed research and/or conservation objectives. It consists of an analysis of existing written, graphic, photographic and electronic information in order to identify the likely heritage assets, their interests and significance and the character of the study area, including appropriate consideration of the settings of heritage assets and, in England, the nature, extent and quality of the known or potential archaeological, historic, architectural and artistic interest. Significance is to be judged in a local, regional, national or international context as appropriate”. (CiFA 2014)

4 METHODOLOGY

4.1 Desk-Based Assessment

4.1.1 Archaeological Databases

The local Historic Environment Record (HER) held at Kent County Council provides an accurate insight into catalogued sites and finds within both the proposed development area (PDA) and the surrounding environs of Ash.

The Archaeology Data Service Online Catalogue (ADS) was also used. The search was carried out within a 500m radius of the proposed development site (20/11/2015).

Relevant HER data is included in the report. The Portable Antiquities Scheme Database (PAS) was also searched 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 considered not relevant to this specific study.

4.1.3 Cartographic and Pictorial Documents

A cartographic and pictorial document search was undertaken during this assessment. Research was carried out using resources offered by Kent County Council, the Internet and Ordnance Survey Historical mapping (Figs. 3-8).

Map Regression 1868-1983

A map regression exercise on maps was carried out on the proposed development area and has shown that the PDA has historically been a church since at least the 13th century, set in an isolated position, adjacent to the 14th century Ash Manor House and later the new house dated 1637.

Maps consulted for this period include the Andrews Dury maps of 1769, the Ordnance Survey Surveyors Drawings of 1798 and the first published OS County map of 1801.

The scale on the 1799 Ordnance Survey Surveyors Drawings and OS County map was too small to interpret detail of the site in question.

From the 1840s the Ordnance Survey started work on the Great Britain 'County Series', modelled on the earlier Ireland survey. A start was made on mapping the whole country, county by county, at six inches to the mile (1:10,560). From 1854, to meet requirements for greater detail, including land-parcel numbers in rural areas and accompanying information, cultivated and inhabited areas were mapped at 1:2500 (25.344 inches to the mile), at first parish by parish, with blank space beyond the parish boundary, and later continuously. (Figs. 1-6)

In the OS Map of 1868 (Figure 1) the PDA covers the enclosure of St Peter and St Paul churchyard (228), a rectangular section of the adjacent north field (225) and rectangular slither of field (122), south. St Peter & St Paul Parish Church (TQ66SW64) is set within a trapezoidal enclosure designated as a graveyard (228) and within a setting of open fields, some tree-lined, an orchard, gardens and a pond probably belonging to Court Farm (229) immediately to the east. Court Farm (Ash Manor Farm) is an open courtyard style farmstead set around Ash Manor House of 1637AD (TQ66SW56). Footpaths lead directly from the farm through the orchard and across the fields and to the pond and to the church. From the church they lead south to Church Road and The Rectory (TQ66SW54), west to The Swan public House and north across the fields and to the pond. The Rectory, a substantial building with several outbuildings, is found at the bottom of Church Road, accessed via a tree-lined entrance and set in large grounds of a paddock, a small orchard and cultivated gardens. Adjacent and south of The Rectory is Attwood Place (TQ66SW58), another large house with various outbuildings, sprawling grounds and a small orchard. The National School (endowed by the church) is located on the north side of the T-junction between these two estates. The village of Ash continues west along the road with a group of small low-density structures, probably shops and/or cottages, a post office and finishes at the White Swan public house and the guidepost directing the two roads away from the village.

In the OS Map of 1896 the field numbers have been re-designated and the PDA covers the enclosure of St Peter and St Paul churchyard (168), a rectangular section of the adjacent north field (167) and rectangular slither of field (165), south. The church is now set in enclosure 168 (1.122 Ac.). The trajectory of the footpaths has been slightly adjusted; the path from the swan continues through the graveyard and joins the path from the church across the fields and to the pond and the farm no longer directly accesses the church and the orchard path leads only to the pond. Several new outbuildings have grown up around the now Ash Place Farm (Court Farm). The Rectory remains unchanged, except for the dissipation of the tree-lined entrance and the addition of point SD marked in the garden to the north, which may

be a Sun Dial or a Single Drain. Attwood Place has only minor adjustments to the footpaths. The National School (121), however, has a second building of equal size and two small outbuildings and is set within an enclosure of 0.285 Ac., possibly creating a playground and playing field. There have been some small changes to the village in the removal and addition of buildings, but the post office remains and the White Swan public house is unchanged.

In the OS Map of 1908 the churchyard has increased to 1.347 Ac. Ash Place Farm has reduced the size of the orchard and installed three rectangular outbuildings on field 167 and another in 169. The tree-lined entrance to The Rectory has disappeared and only two trees remain at the top and the school is now the location of Benchmark. Attwood Place, the village and the White Swan public house remain unchanged.

In the OS Map of 1936 the structures in field 167 have been removed and the field has been amalgamated with 169, once an orchard. The courtyard of farm buildings at Ash Place Farm has been rearranged and both the pond within the courtyard and to the north of field 167 have disappeared along with the footpath that once lead there. Two buildings have appeared in fields to the northeast of the PDA. Trees have reappeared sporadically along the entrance to The Rectory. Attwood Place has also undergone a complete reorganisation of its outbuildings as well as the removal of two ponds. A guidepost has been installed opposite the school, a telephone call box to the road adjacent and a rectangular structure has appeared to the west boundary. Immediately west of the school is the new Church Hall and adjacent to this is a War Memorial; otherwise, the village and the White Swan public House remain unchanged.

In the OS Map of 1962 Benchmark 483.68 has been installed at the church. To the northeast the buildings have proved to be the residential dwellings of 'Church End' and 'The Pallard' and have been further developed. Ash Manor is now named separately from Ash Place Farm. A 'Pavilion' and tennis courts have sprung up in the triangular plot opposite and the adjacent field has become the Cricket Ground. The changes made to Attwood Place are now visible; Attwood cottage (MKE88552) is to

the east, Flint cottages to the west and White House Farm (MKE84112) to the south. The cottages lining 'The Street' of the village have been named – Flint Cottage, Kiln Cottages, Netherfield, Vine Cottages, Russell Villa, Ashlands, Post Office Cottages, Topoz Cottage, White House and Lanivel. The school has been named Ash C of E Primary School and is the site of Benchmarks 482.68 and 482.51.

In the OS Map of 1983 the church is the site of Benchmark 147.43m. The footpaths that once lead from the church to the Swan Inn and north across the fields have been removed. Ash Place Farm has undergone another reorganisation of its outbuildings and the installation of a large modern outbuilding to the north. The tennis courts are no longer in the field opposite but the pavilion and cricket ground remains. The Rectory has lost the long entrance and is now accessed to the south of the property from the main road. Attwood Place has undergone further development; The Flint Cottages have been joined to form The Flint House, a new house named 'Little Poppins' has been built next door and White House Farm has been replaced with Attwood Place Yard. The Benchmarks at the school have been re-designated 147.12m and 147.07m

4.1.4 Aerial Photographs

The study of the collection of aerial photographs held by Google Earth was undertaken. From 1940-1960 the churchyard was open in character. Between 1960-1990 the churchyard has been cultivated with mature trees and hedges, an access road has been created to the west boundary and a strip of land to the north has become a graveyard (Plates 1-3). Ash Place farm has undergone some development with the replacement of farm buildings. By 2007 the trees and shrubbery to the churchyard have reduced and Ash farm has installed a ménage to the east. There is little change between 2007 and the present day. (Plates 4-5)

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.

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 within the area is diverse and comprises possible activity dating from the prehistoric period through to the modern period. The geographic and topographic location of the site is within a landscape that has been the focus of trade, travel and communication.

5.2 History of the site

There are two parishes named Ash in Kent, the Ash to the east of Kent being known as 'Ash-next-Sandwich' and the Ash that forms the subject of this document, known in ancient times as 'Peter's Ash' in reference to the patron saint of the Parish church. The discovery of flint tools and a Neolithic ditch (TQ66SW139), suggest some prehistoric activity. Archaeologists in the New Ash Green area discovered an early Iron Age farmstead and just north of the PDA Iron age features and deposits were uncovered with Romano-British (TQ66SW138/TQ66SW15) during excavations for a gas pipeline. The Romano-British period is represented by a Roman Villa with bathhouse that was excavated at White Ash Wood in 1912-13, a hypocaust discovered in Chapel Wood and at Hartley Bottom a cave paved with Roman floor tiles. At Eastwood Farm an excavation of a Roman Settlement is still on-going but has revealed a neatly cut gully, containing three complete bronze brooches dating to 40-70 AD, glass and pottery fragments, particularly one piece depicting the Roman God Bacchus dating to 69-79AD. A Roman settlement was also excavated prior to the construction of new housing at Westfield.

Ash-cum-Ridley refers to the amalgamation of two settlements; Ash and Ridley were first recorded in the Domesday Book of 1086 as 'Eisse' and 'Redlege'. Ash parish was, at this time, divided into the Manors of Scotgrove, South Ash Manor, The Manor House, North Ash Manor, Holywell House and Ash Manor. Scotgrove disappeared during the time of the Black Death, South Ash Manor set aside farming to become a golf course, The Manor House has been restored and North Ash Manor, partly dating to 13th century, has been extended; both now function as commercial premises. Holywell House is a retirement home.

Ash Manor (TQ66SW56) situated adjacent to the parish church of St Peter & St Paul dates to the 14th century and was held by the Knights Hospitallers. The house was demolished and the present house built in 1637. In 1718 it came under ownership of the Lambarde family whose descendants are still in occupation. The house still retains many features from its origins including the porch gable showing the date of 1637, panelled rooms, decorative panelling and balustrades and in the scullery a well some 365 ft. deep.

The Manor of Ash has changed hands many times and was, at one time, held by Bishop Odo of Bayeux and later by Thomas Cromwell. In the year 1207, the Prior and Brethren of the Hospital of St John of Jerusalem, otherwise known as the Knight Hospitallers, purchased the advowson; their fortunes were mixed until in 1313 when the Knights Templar were suppressed, they received some of their wealth, probably resulting in the construction of the new parish church.

The parish church of St Peter and St Paul (TQ66SW64) is a Grade I Listed building, noted for the example of 13th century construction found in the chancel and the two lower stages of the tower. It is Kentish by design, in three sections comprising of a low chancel rising to a higher nave and finally to a battlemented west tower with polygonal stair turret. The nave was rebuilt in the later middle ages and while the tower and chancel date to the 13th century, a church in Ash (Aeiace), paying chrisms fees to St Andrews, is mentioned in the Textus Roffensis believed to have been compiled about the year of 1115AD, suggesting that there was an earlier church in the village.

The external walls are constructed from faced flint and the windows and doors dressed with grey rag-stone, probably from quarries southeast of the site and rendered with a lime mix, although little of this fabric survives. The windows and doors are dressed with rag-stone and the porch and south aisle are built using sandstone, possibly originating from Tonbridge. The pitched, red, clay-tile, roof is supported by oak timbers and the interior walls are rendered and whitewashed.

The 13th century chancel is two bays long with a simple piscina niche in the south wall of the sanctuary. A large lancet window set within a blind arch provides light from the north and south walls, the east window having been replaced in 1860. An arch to each side would have opened into the small north and south chapels but the chapels have not survived and the arches are blocked.

The 14th century Lady Chapel is half the length it was at the time of its construction. Three windows survive, with flowing tracery and the remains of the original stained glass; ruby and gold borders with lozenge-shaped quarries each decorated with a maple leaf. A timber screen, no longer in situ dated to the 15th century.

According to records the church received a bequest for the repair of the nave in 1472. It was rebuilt with aisles and is spanned by three arches to the north and south

supported by slim octagonal moulded piers and a high arch leading to the chancel. The windows have perpendicular panel tracery and the south aisle houses a piscine at the east end, possibly from when it was used as a chapel dedicated to St Blaise. To the south is a porch with a stone recess serving as a holy water stoup.

A 13th century double arch leads to the tower where two lancet windows are located in the north wall. The angled buttresses, stair turret and top battlements date to the same period as the nave. Six bells, (three of 1717, one 1727 tenor, one 1795 treble and one recast 1856) dating from the 18th century are housed in the tower and the vibration from the bells has caused substantial repairs and modifications to be carried out.

The most notable memorial is a fine brass dated 1465, in the west end of the chancel, commemorating the Rector Richard Galon and depicting a half figure of a priest in vestments. In the south side of the altar, a brass plate from 1605 set in the pavement marks the resting place of rector, Dr John Maxfield and an alabaster wall-tablet of painted plaster effigies of the Rector and his wife kneel at a prayer desk with a verse inscription alluding to his doctors gown and hood indicating that he was a 'pastor, praecox, doctor' (pastor, preacher, teacher). Within the sanctuary is an oval ledger slab and at the west end of the church two benefaction boards to commemorate the bequest of £20 per annum to found a parish school by Rector Samuel Atwood 1701-1735. In the centre of the chancel is a grave slab of Rector Dr John Perry, for whom the Old Rectory was built. Thomas Lambard, whose father held the patronage of the living, and his wife are remembered in two tablets on the south wall of the chancel. He is known for the detail of the registers he kept that are now at the County Records Office in Maidstone.

The church had undergone a steady progression of improvements by each Rector so that by the Victorian era the only additions by Rector Richard Salwey (1841-95) were the east window, the organ and a new vestry. The Rev C J Lambarde (1894-1909) arranged for a second refitting and employed prestigious architect Sir Thomas Graham Jackson who is responsible for some of the repairs and a new altar rail, stalls, pulpit, lectern and pews. After 1910 the church's finances improved from regular collections and Rev H.B. Hennell arranged for a new parish hall, a robed choir, a Sunday school, a notice board and regular donations to Gravesend hospital.

The oldest lay burial is medieval in date and located partly under the chancel steps. By the 17th century the Lady Chapel was used and there is an array of ledger slabs dating from 1683 – 1799. Sir Edmund Fowler of Ash Place appropriated the area that was once St Blaise's Chapel for his family burial place. The graveyard is the site of the Grade II Listed tomb chest of the Lock family of Darent.

The White Swan, where the courts of the Manor of Ash met, dates to the 14th century and is the site of an earlier Inn. The Old Rectory (TQ66SW54) was built in 1739 about the same time as Court Farm House. Attwood Place (TQ66SW58) is a Grade II Listed house dating from 1700 to 1799, constructed in two storeys of red brick on grey headers and a base of flints with three hipped dormers. It was the home of Richard Rogers one of the principal farmers in the locality, owning and farming Attwood Place Farm (MKE84112/88552), Gowls farm and South Ash Farm and trustee of a charity laid down in 1811 by Mr Lance for the running of the local school. The local population were for the most part employed on the land; several oasts testify to hop growing, relics of orchards survive and the field opposite the Swan is still called 'The Vineyard'. The parish council was formed in 1894 but the manorial court of South Ash continued until the 1920's. Ash joined with Ridley in 1953.

5.3 Archaeological and Historical Development

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 (500m radius centered on each site of the PDA), followed by a full record of archaeological sites, monuments and records within the site's immediate vicinity. Time scales for archaeological periods represented in the report are listed on page 15 in **Table 1**.

A preliminary review of the cultural heritage data shows that the site has archaeological potential.

5.4 Scheduled Monuments; Listed Buildings; Historic Parks & Gardens and Conservation Areas

No historic parks & gardens or conservation areas are recorded within the confines of the proposed development area (PDA) or are visible from the PDA.

The parish church of St Peter & St Paul is itself a 13th century, Grade I Listed building (TQ66SW64), the graveyard also containing a Grade II Listed Chest tomb of the Lock family of Darenth Court, dated 1767 to 1799.

Within 100m to the east, is the 1637 AD, Grade II Listed Ash Manor (TQ66SW56) constructed in three storeys with parallel ranges from red brick and housing 17th and 18th century wood panelling, twisted stair balustrade and priest hole. The 8ft. garden wall, also built from red brick in English bond with bricked coping and cogged cornice (TQ66SW62) separates the manor from the Ash Place farm (MKE84077), a post medieval farmstead of regular courtyard-multiyard style with Oast. Map regression showed that the farm had undergone significant changes and is thought to have lost at least 50% of its original form.

The Old Rectory (TQ66SW54), a Grade II Listed Building, found 400m south of the PDA, was built for Rector Dr John Perry between 1700-1799. It is a two storey building, with three dormers and a hipped roof constructed from faced flint with red brick window dressings and quoins, built on the site of a medieval hostelry of the Knights Hospitallers of St John of Jerusalem.

Attwood Place (TQ66SW58) is a Grade II Listed building and with the farmsteads (MKE84112/88552) were the home of Richard Rogers, a principal farmer in the locality and trustee of a charity laid down by Mr Lance for the local school. The house is a Grade II Listed building dating from 1700 to 1799, constructed in two storeys of red brick on grey headers and a base of flints with three hipped dormers. Attwood Place Farm (MKE84112) is a loose courtyard plan with working agricultural buildings to four sides of the yard and additional detached elements and a centrally located farmhouse; following alterations shown in the map regression has lost over 50% of its original form. The farmstead to the southeast of Attwood Place (MKE88552) is a loose courtyard plan with working agricultural buildings to one side

and additional detached elements and detached farmhouse facing gable end to the yard; only the farmhouse remains.

The report has accessed various sources of information to identify any known heritage assets, which may be located within the vicinity of the Proposed Development Area. Archaeological investigations, both recent and historic have been studied and the information from these investigations has been incorporated in the assessment.

6. ARCHAEOLOGICAL POTENTIAL

6.1 Palaeolithic, Mesolithic, Neolithic and Bronze Age

The discovery of flint tools within the area and a Mesolithic ditch (TQ66 SW139) within 400m of the PDA suggests prehistoric activity, however an archaeological assessment carried out at the PDA in 1998 found no evidence relating to this period. Therefore, the potential for finding remains dating to the prehistoric period within the confines of the PDA is considered **Low**.

6.2 Iron Age

Despite Iron Age features and deposits (TQ66SW138/TQ66SW15) being found within 400m of the PDA an archaeological assessment carried out at the PDA in 1998 found no evidence relating to the this period. Therefore, the potential for finding remains dating to the Iron Age within the confines of the PDA is considered **Low**.

6.3 Romano-British

The local area is surrounded by Romano-British activity, (TQ66SW138/TQ66SW15) and metal detecting produced a Roman copper alloy coin (MKE95440) nummus of Helena dating to 326AD (Reece Period 16) Secvritas Reipvblice, Securitas standing left with branch and palladium, (Mint of Trier. RIC VII, p.209, no.481). However, an archaeological assessment carried out in 1998 at the PDA revealed no evidence of activity from this period. Therefore, the potential for finding Romano-British archaeology within the confines of the PDA is considered to be **Low**.

6.4 Anglo-Saxon

There is evidence of a church in the village of Ash that pre-dates the existing church. Although the position of that church is unknown, it may be within the confines of the PDA. It is also probable that a Manor house that predates the Medieval Manor House was in close proximity to the PDA. Metal detecting has produced coins from this period within 400m of the PDA; a silver sceat of Series BII (Bird on cross) of later primary to intermediate phase c. 700-710 (MKE97088) and a silver sceatta Series N type 41b/41a 715-720AD (MKE96365). Therefore, it is reasonable to conclude that the potential for finding remains dating to the Anglo-Saxon period in the PDA is considered as **Moderate**.

6.5 Medieval

The existing church and the original Ash Manor were constructed during the Medieval period and there was continued occupation and use of the site throughout this time. Metal detecting has produced coins from this period within 300m of the PDA; a silver half groat of Henry VII (MKE96342) issued under Archbishop Bainbridge with royal shield over long cross fourchee reverse (Martlet initial mark, mint of York, North Vol 2, p.104, no.1751/1) dating from 1501 to 1509AD; a complete silver penny of Edward I (MKE96343), class 10ab, Long cross reverse with three pellets in each quadrant, minted in Bury 1301-1310AD (North Vol II, p.31.No.1038). Therefore, the potential for finding remains on the development site is considered as **High**.

6.6 Post-Medieval and Modern

The new Ash manor House was constructed in 1637 and there were continued renovations to the church, occupation and use of the site throughout this period. Metal detecting has produced coins from this period within 300m of the PDA; a silver groat (MKE72376) from the reign of Elizabeth I and a silver half groat (MKE72398) from the reign of James I 1603-1625AD. Therefore, the potential for finding remains dating to the post-medieval period is therefore considered as **High**.

6.7 Summary of Potential

The desk-based assessment has considered the archaeological potential of the site but this potential can only be tested by fieldwork. Research has shown that the PDA may contain archaeological sites and these can be summarised as:

- Prehistoric: **Low**
- Iron Age: **Low**
- Roman: **Low**
- Anglo-Saxon: **Moderate**
- Medieval: **High**
- Post-Medieval and Modern: **High**
-

7. IMPACT ASSESSMENT

7.1 Introduction

Cartographic Regression, Topographical Analysis, and and Historic Research have provided evidence for the historic use of the site. By collating this information we have assessed the impact on previous archaeological remains through the following method of categorisation:

- **Total Impact** - Where the area has undergone a destructive process to a depth that would in all probability have destroyed any archaeological remains e.g. construction, mining, quarrying, archaeological evaluations etc.
- **High Impact** – Where the ground level has been reduced to below natural geographical levels that would leave archaeological remains partly in situ either in plan or section e.g. the construction of roads, railways, buildings, strip foundations etc.
- **Medium Impact** – Where there has been low level or random disturbance of the ground that would result in the survival of archaeological remains in

areas undisturbed e.g. the installation of services, pad-stone or piled foundations, temporary structures etc.

- **Low Impact** – Where the ground has been penetrated to a very low level e.g. farming, landscaping, slab foundation etc.

7.2 Existing Impacts

7.2.1 Cartographic regression (4.1.3), Topographic analysis (4.1.4) and Historical research (5.2) indicate that the churchyard has been subject to the construction of the church and to the excavation relating to inhumations. These processes will have significantly affected any buried archaeological deposits, however, there is the potential for survival between the areas of disturbance. Therefore, previous impacts through construction and excavation are considered **medium**.

7.2.2 Agriculture became gradually more intense over time and by the modern era it was mechanised. Although the farming process rarely penetrates below the upper layers of the ground, plough truncation can have a significant impact on preserved shallow deposits. The site is within an enclosure that provides the churchyard and there is no evidence to suggest that the ground has been subject to agricultural use, however, landscaping and the cultivation of mature trees and hedges may have had some affect in the upper ground levels. Therefore, the impact of gardening and root damage is considered to be **Low**.

7.3 Proposed Impacts

7.3.1 The general development of the site

At the time of preparing this archaeological assessment, the extent of the proposed development was for the construction of an extension to the existing parish church. In addition to the construction of the extension there will be foul drainage to a new cesspool, surface water drainage to a new soakaway and a new footpath graded on to the existing path (Figure 7).

7.3.2 The very nature of construction can have a negative impact on below ground deposits through the movement of plant, general ground disturbance and contamination and excavation. Therefore, extensive impact can be expected within the development area once construction begins.

7.3.3 With due consideration to the impacts sited above the following is an assessment of the specific impacts and their relation to this development:

- Ground contamination from the storage and use of materials may have an adverse effect on soil sampling and recording of shallow deposits – **Low impact**
- Ground vibration, weight displacement and surface disturbance from the movement and use of plant and machinery may cause disruption of shallow features and deposits – **Low impact**
- Ground penetration from the erection of access equipment, barriers etc. could result in isolated damage to shallow features and deposits – **Low impact**
- Landscaping may result in the displacement of shallow features and deposits – **Low impact**
- Ground stripping and levelling could remove shallow deposits and features and leave the archaeological horizon open to damage or destruction from the foot, plant or vehicle traffic – **Medium impact**
- Trenching for the installation of services may involve the removal of shallow deposits or features and further damage the archaeological horizon sited immediately below or neighbouring archaeology – **High impact**
- The excavation of the foundations may result in the entire removal of the archaeological feature or deposit from a localised area, subsequently intruding on related neighbouring archaeology – **High impact**

- The long-term effect of the development will be in the new use of the site and changes resulting therein. In this case the possibility of higher foot traffic to the site of a Listed Building – **Low impact**

7.4 Proposed mitigation for the impact of the construction process

In addition to the adherence to the general requirements required by HSE to increase safety, reduce risk and lessen the impact of the construction process, the developer has provided the following mitigation proposals for the construction of the extension to the church.

The extension will be structurally independent of the existing masonry walls and the north aisle door and doorway will be protected during the construction process. Internally, two pews are to be relocated within the building to accommodate the relocation of the font. The hanging memorial is to be relocated 2-3m eastwards as a precaution to protect it from steam damage from the new kitchenette.

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 may be impacted upon during any proposed construction works.

The assessment has generally shown that the area to be developed is within an area of **Moderate to High** archaeological potential.

9. OTHER CONSIDERATIONS

Setting of Listed Buildings

One of the tasks of the site visit was aimed to identify any designated heritage assets within the wider context of the PDA in accordance with *The Setting of Heritage Assets – English Heritage Guidance* (English Heritage 2011). This guidance states that

“setting embraces all of the surroundings (land, sea, structures, features and skyline) from which the heritage asset can be experienced or that can be experienced from or with the asset” (The Setting of Heritage Assets, English Heritage 2011).

The church is itself a Grade I Listed building (TQ66SW64) with a Grade II listed tomb chest (TQ66SW74) within the graveyard. Ash Manor House (TQ66SW56) and garden wall (TQ66SW62) a Grade II Listed building, being situated immediately to the east boundary shares intervisibility with the church. The Old Rectory (TQ66SW54) and Attwood House (TQ66SW58) both Grade II Listed Buildings, can be found 400m south of the church along a country road bounded by open fields and so may share some intervisibility with the PDA. (Plates 9-10)

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 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 St Peter & Paul Parish Church (and representatives) for the use of this document in all matters directly relating to the project.

Paul Wilkinson PhD., MCIfA., FRSA.

3rd February 2016

10 REFERENCES & BIBLIOGRAPHY

IFA (2014) STANDARD AND GUIDANCE for historic environment desk-based assessment.

National Planning Policy Framework 2012.

Data provided by Kent HER

APPENDIX 1 ARCHAEOLOGICAL SITES

HER Ref.	Location	Period	Summary
EKE14480	N of the site	Late Iron Age to Anglo Saxon	Pipeline from Farningham to Hadlow – Various observed
EKE14688	N of the site	n/a	Route of High Speed 1 - Geomorphological Survey
EKE5401	SE of the site	Medieval	Ash Church – Eval. - 12 th /13 th C ditch
EKE9896	NW, NE & E of the site	Undated	Pipeline from Farningham to Hadlow - Geophysical Survey Poss. Boundaries, Ditches & Pits
EKE10029	NW, NE & E of the site	Undated	Pipeline from Farningham to Hadlow –Eval – Post holes, Gullies & Ditches
EKE4511	N of the site	n/a	Nr Ash Church – Geophysical Survey
EKE4512	Unknown	n/a	Nr Manor House – WB

Plates



Plate 1. 1940 Google Earth



Plate 2. 1960 Google Earth



Plate 3. 1990 Google Earth



Plate 4. 2007 Google Earth



Plate 5. 2015 Google Earth showing location of site



Plate 6. View of site (looking south) showing location of proposed extension (Fig. 11)



Plate 7. View of site (looking north-east)



Plate 8. View of site (looking north)

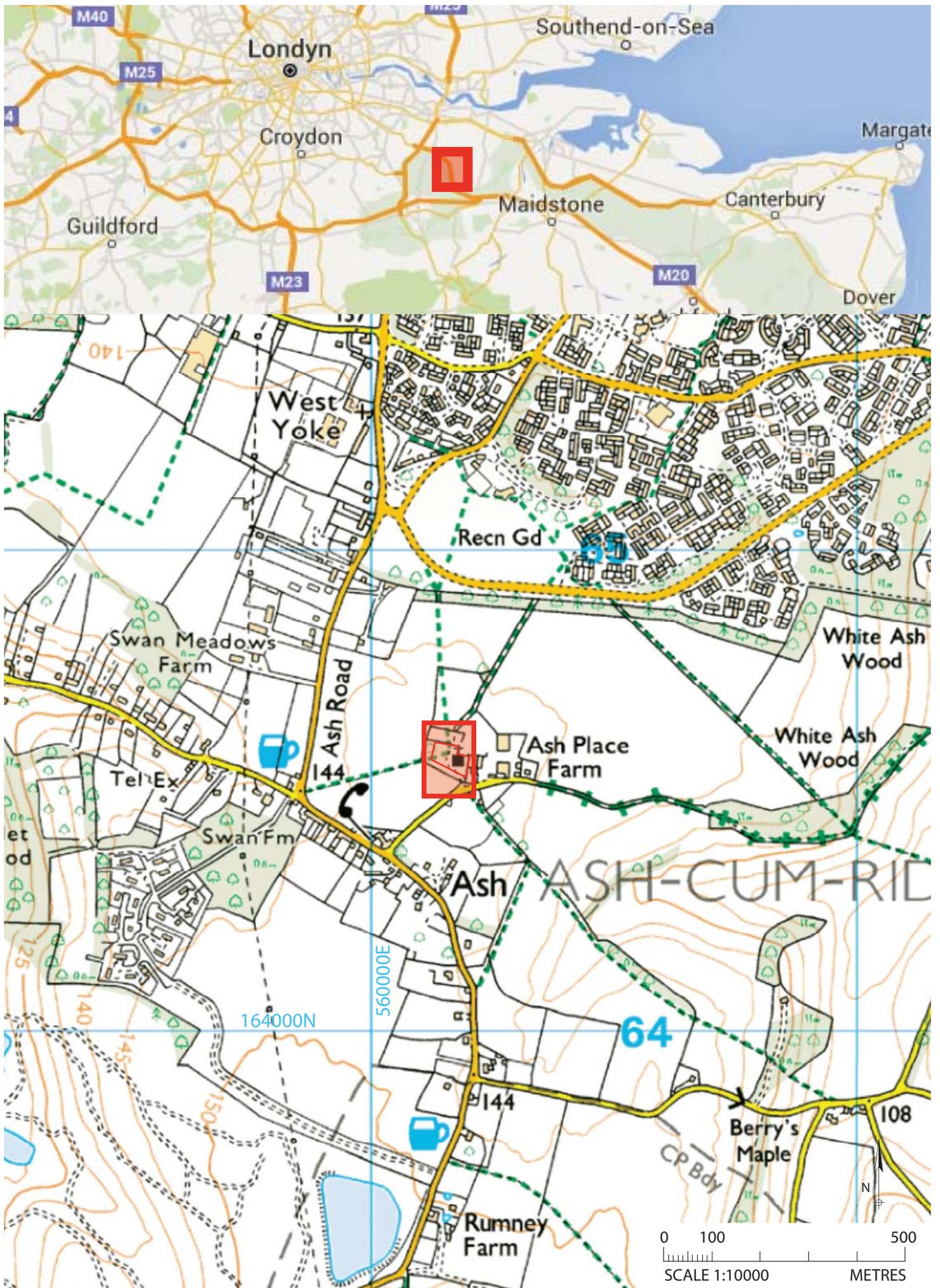


Figure 1: Site location map, scale 1:10000

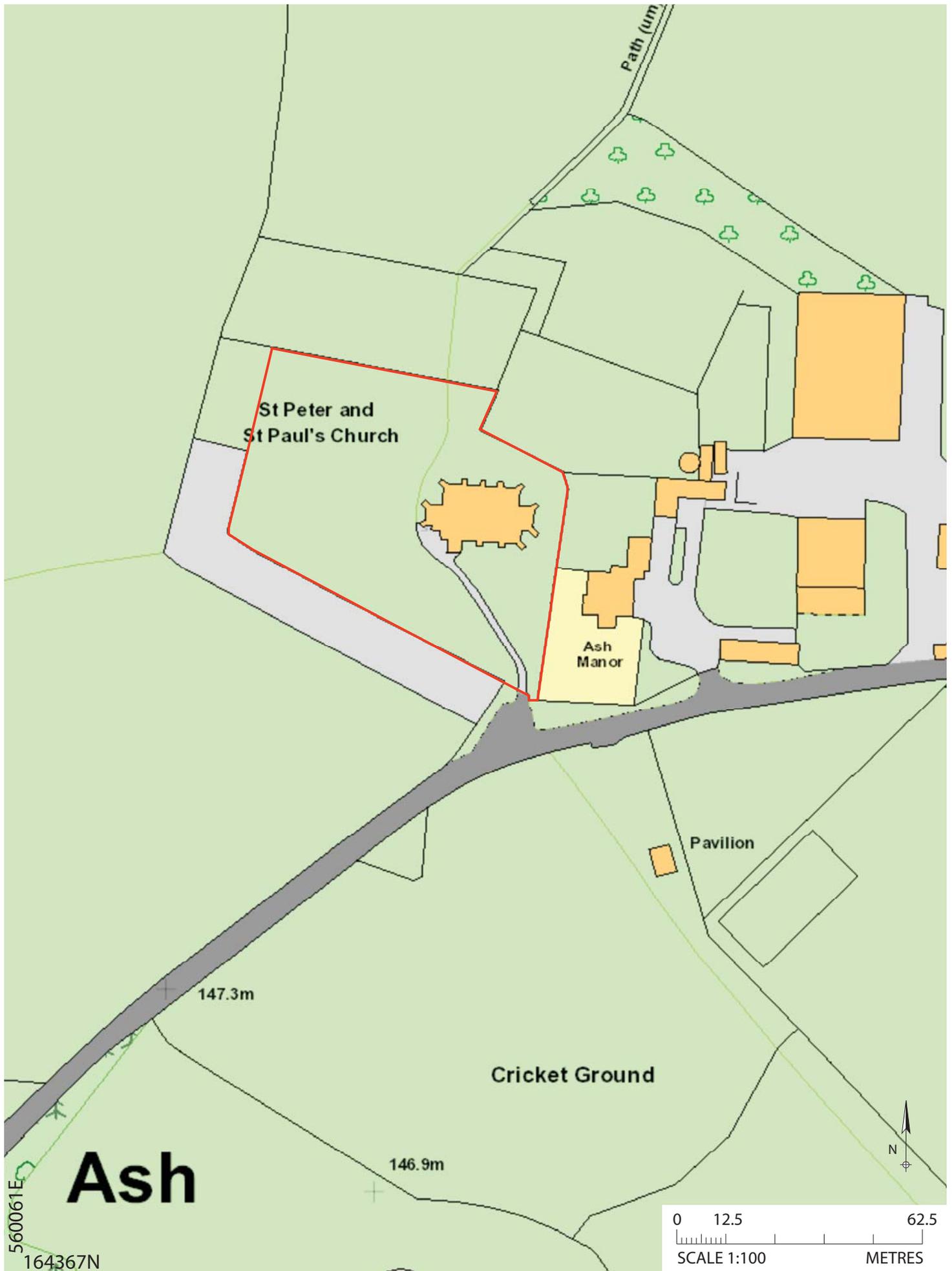


Figure 2: Site location plan, scale 1:1250.



PROPOSED SITE PLAN
1:500 @ A3



chartered architects
and planning consultants

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Canterbury St Johns Lane, Canterbury, Kent CT1 3DD Tel: 01227 784444
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PROJECT
Ash Church, Sevenoaks : new toilets & kitchen

CLIENT
St Peter & St Paul, Ash Church, Sevenoaks

DRAWING TITLE
Proposed Site Plan

ISSUE STATUS
DATE: 05/10/15
DRAWN + CHK: HC
SCALE: 1:500 @ A3

DRAWING NUMBER
08133-PL (00) 009

Figure 3: Plan of proposed development, scale 1:500

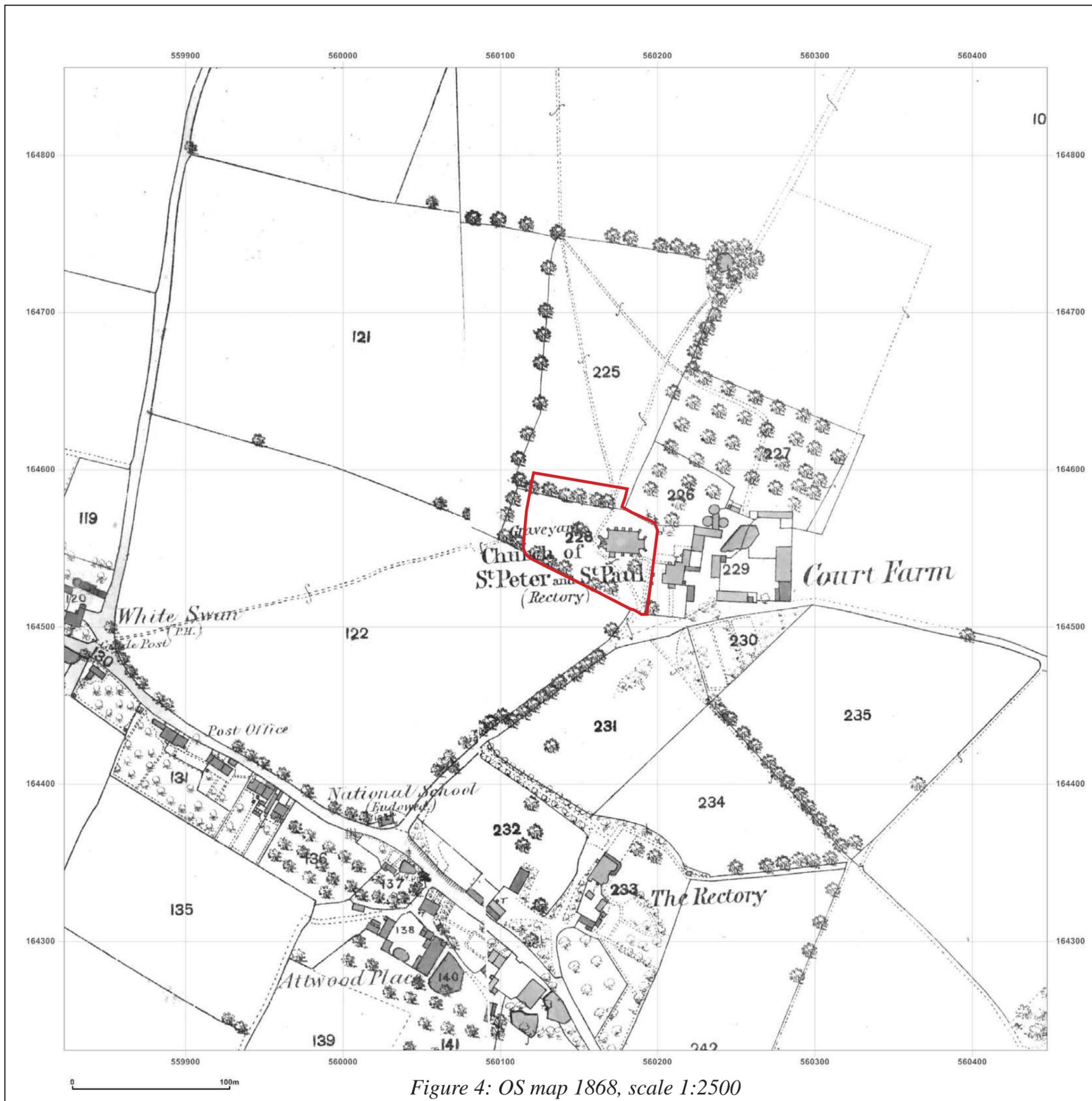


Figure 4: OS map 1868, scale 1:2500

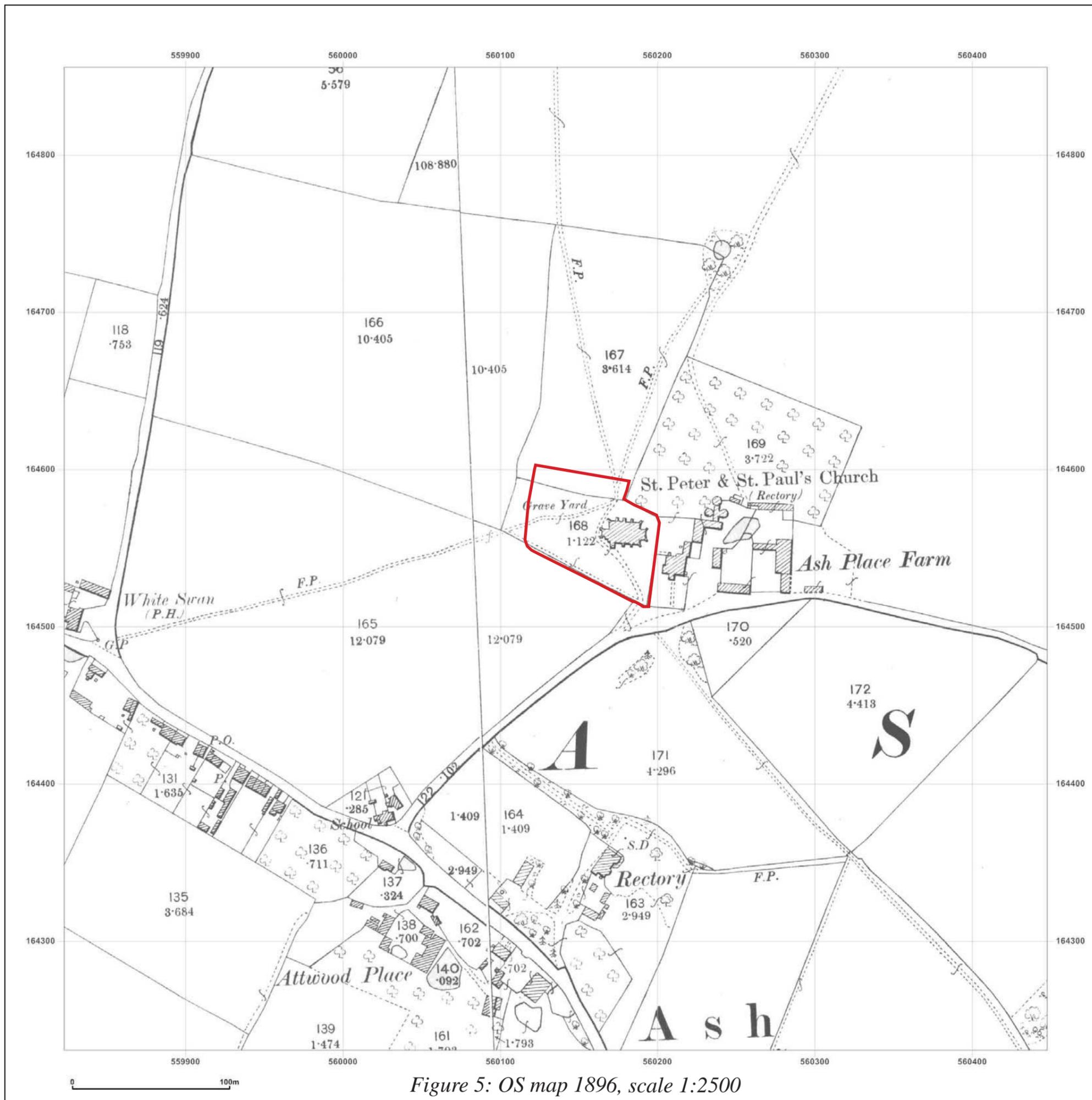


Figure 5: OS map 1896, scale 1:2500

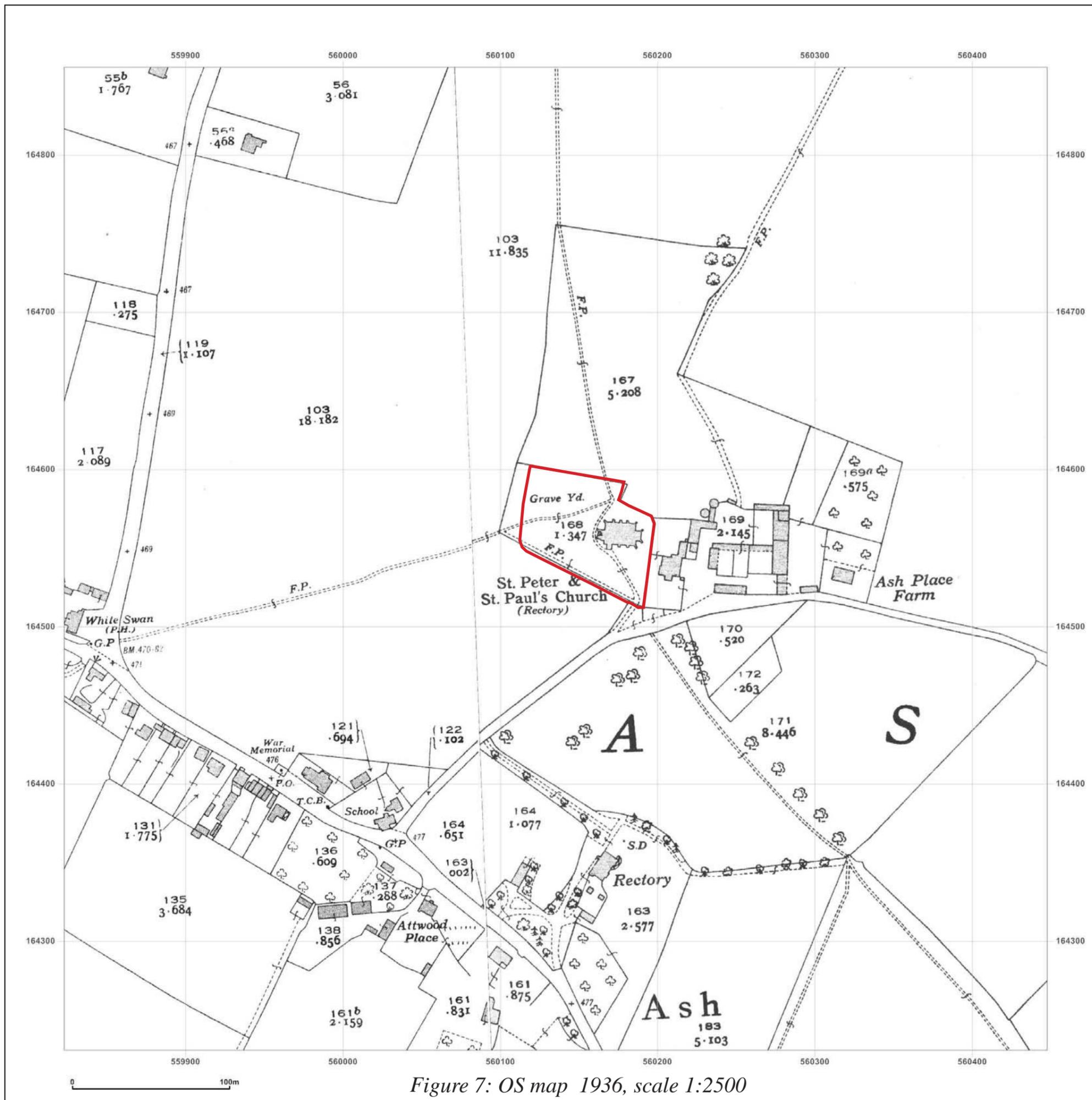


Figure 7: OS map 1936, scale 1:2500

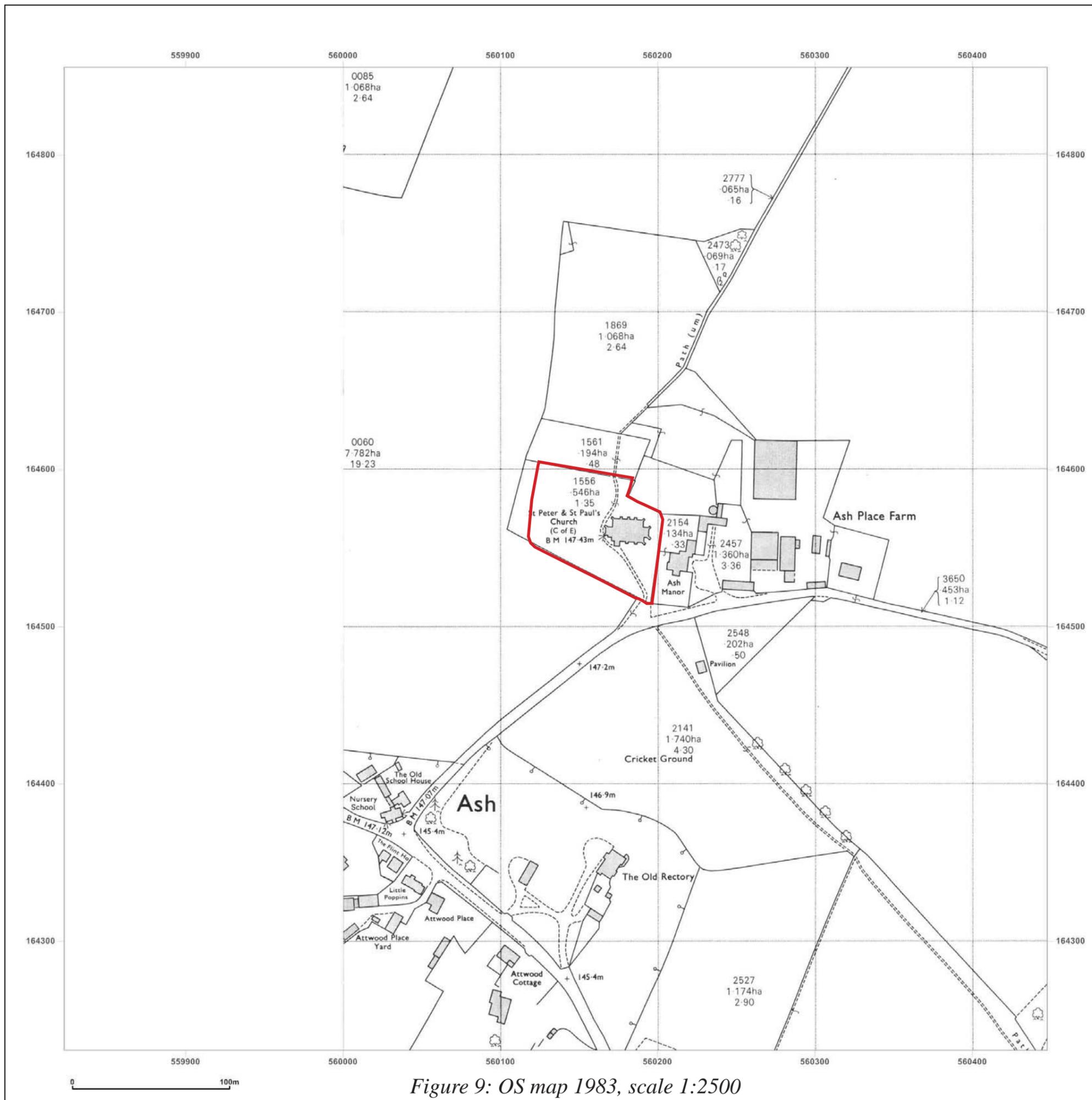


Figure 9: OS map 1983, scale 1:2500

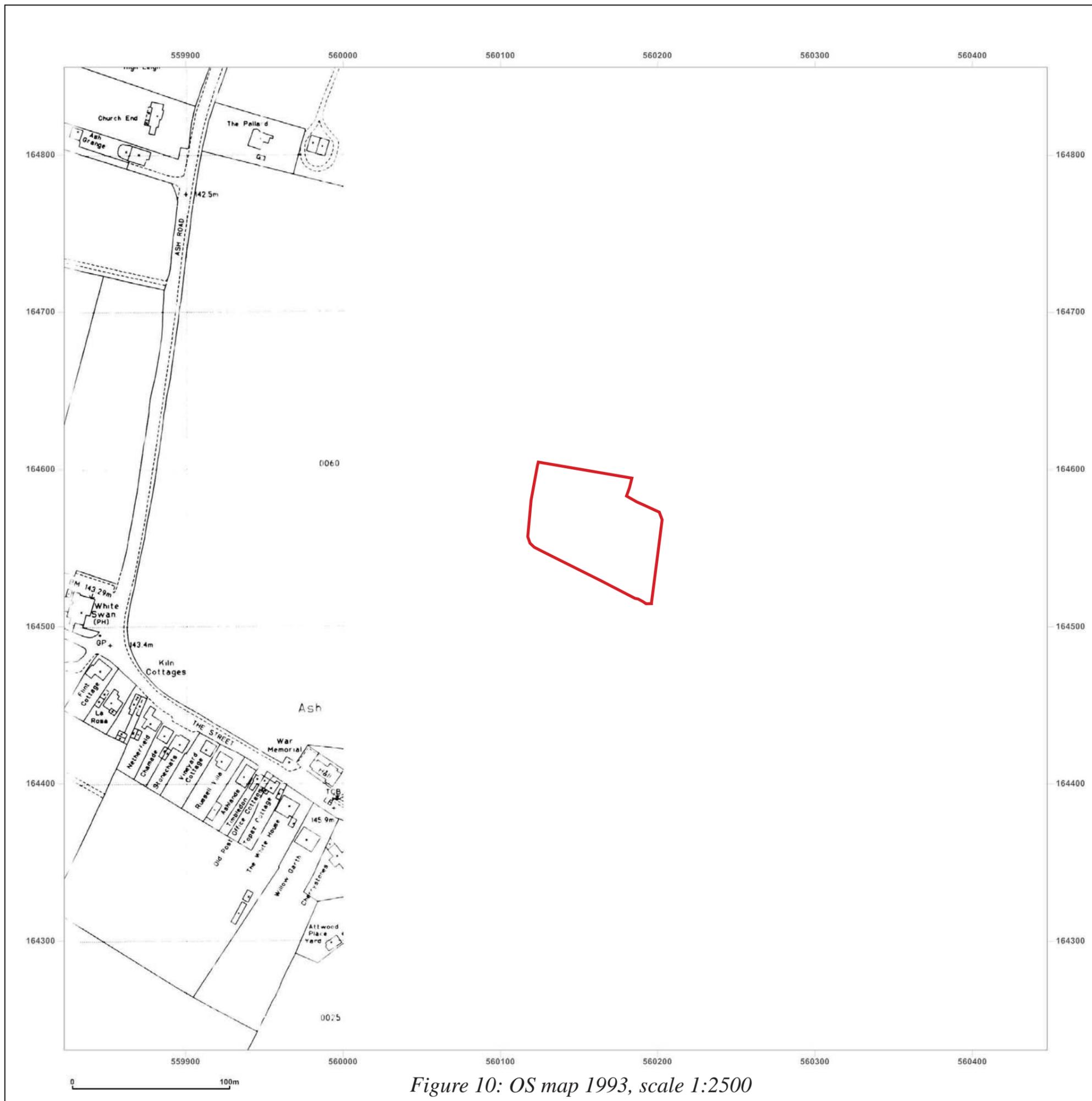
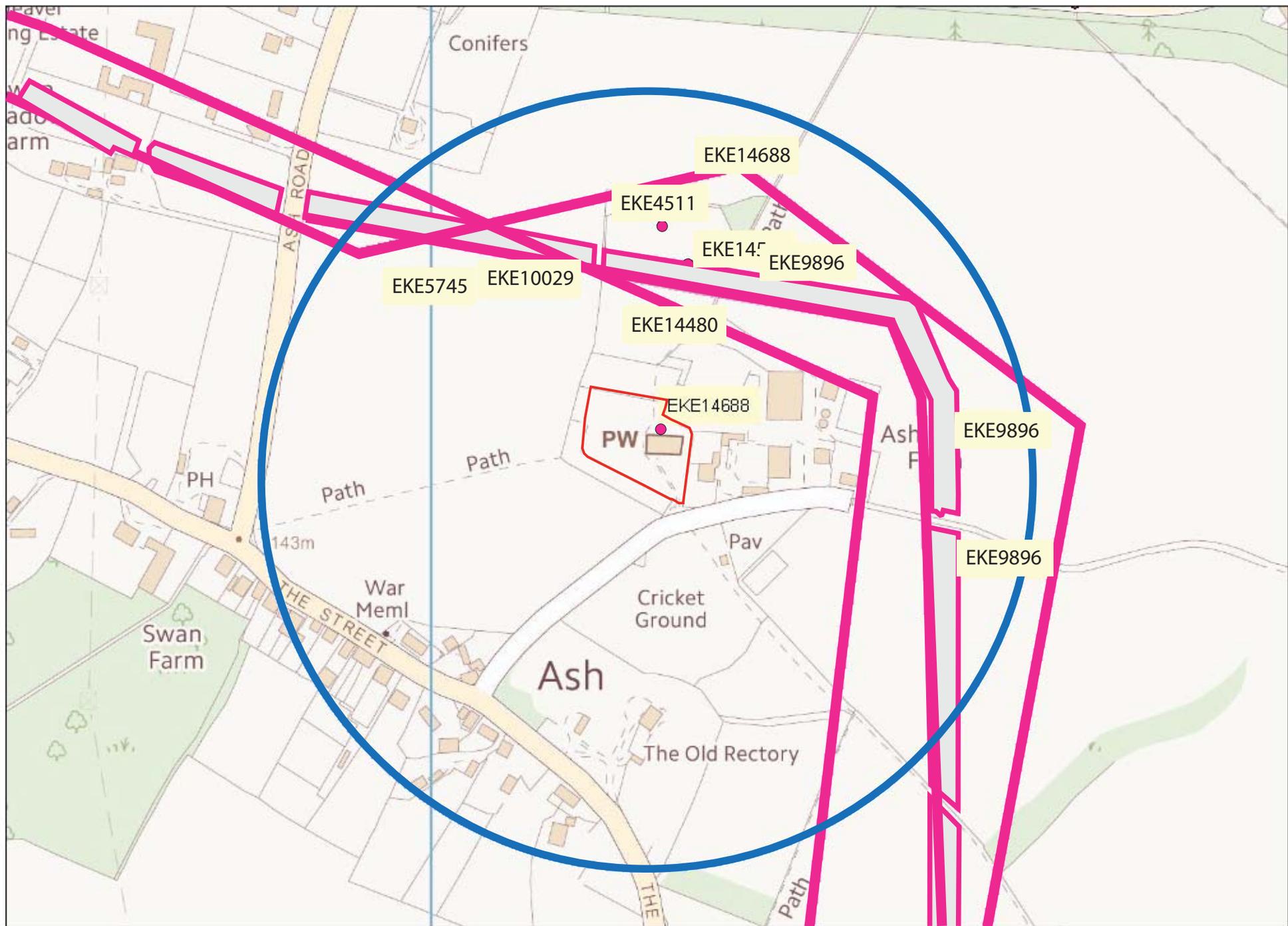


Figure 10: OS map 1993, scale 1:2500



Legend:
 ● Event (point)
 — Event (line)
 ■ Event (polygon)

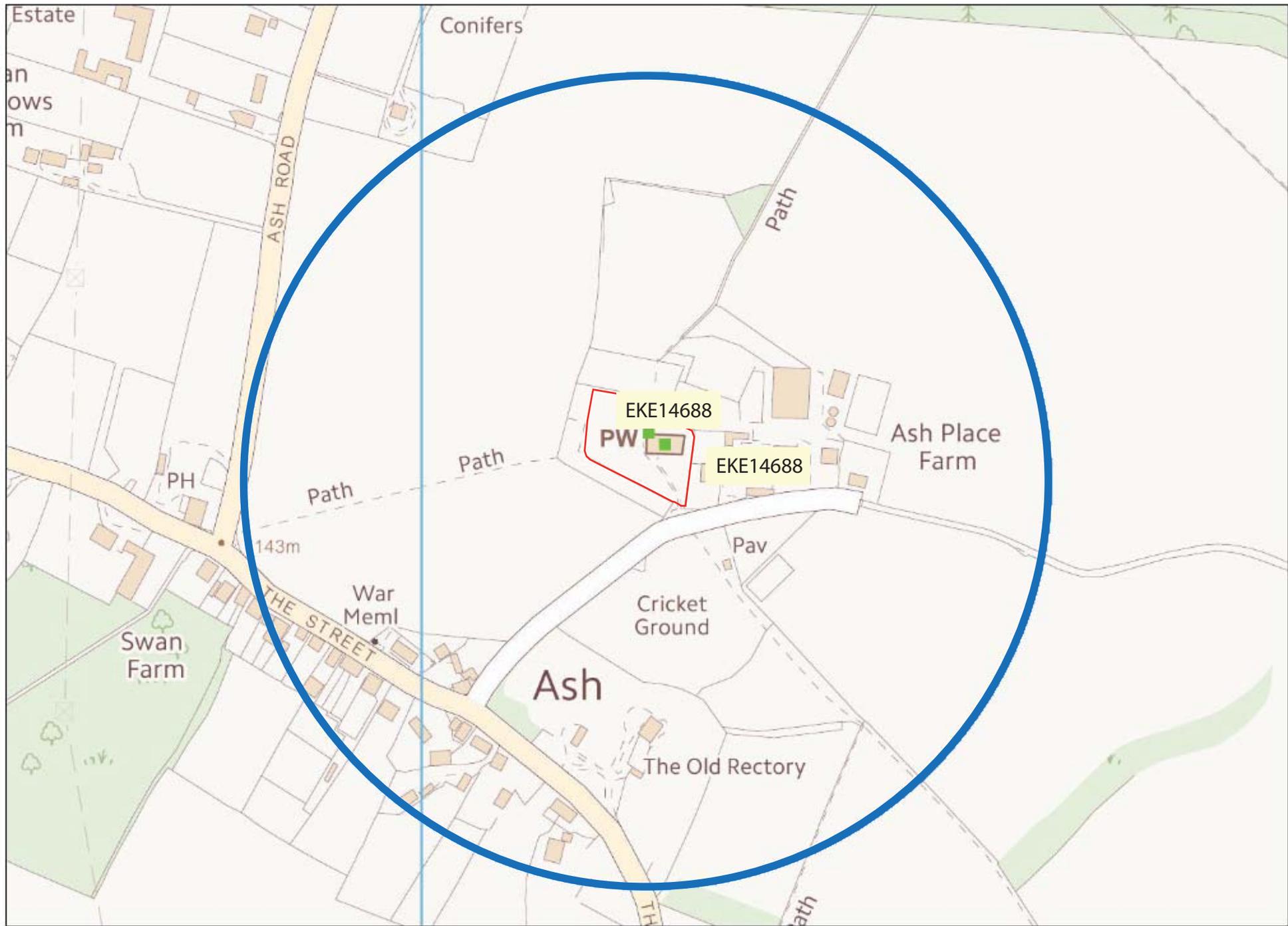


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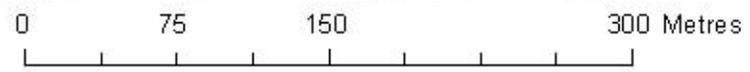
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Figure 11: Kent Historic Environment Record - Events



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Legend



Figure 13: Kent Historic Environment Record - Reports