



Archaeological Desk-Based Assessment in
Advance of the Proposed Development of
Land Adjacent to Pond Farm, Grovehurst
Road, Iwade, Kent. ME9 8RD

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Farm, Grovehurst Road, Iwade, Kent.
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National Grid Reference TQ 590180 167080



Report for Persimmon Homes

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Archaeological Desk-Based Assessment in Advance of the proposed development of Land Adjacent to Pond Farm, Grovehurst Road, Iwade, Kent.

Summary

SWAT Archaeology has been commissioned by Persimmon Homes to prepare an Archaeological Desk-Based Assessment of the proposed development area (PDA) of land adjacent to Pond Farm, Grovehurst Road, Iwade, Kent.

This Desk Based Assessment is intended to explore and disseminate the known and potential heritage resource within the site and the surrounding area, and to assess the likely impacts of the development proposals on this resource. Based on this data the potential for archaeological sites either on or in the near vicinity of the proposed development can be summarized as:

- Prehistoric: **high**
- Iron Age: **high**
- Roman: **moderate**
- Anglo-Saxon: **low**
- Medieval: **high**
- Post-Medieval: **low**
- Modern: **low**

The above confirms that there is a high probability of finding archaeological remains. The PDA has historically been used as arable fields or orchards and the pond on the site appears to pre-date the maps. Pond Farm was added to the north eastern corner in the 19th century. Given the intense house building at Iwade over the past decade, large areas to the south of the village, and immediately to the north and west of the PDA have been excavated. These excavations have recorded evidence for agrarian, industrial, domestic and funerary settlement dating to the prehistoric, medieval and post-medieval periods. Evidence for Neolithic, Bronze Age and Iron Age activity consists of field systems, ditches, enclosures, ring ditches, barrows, trackways, barrows and a possible Henge, along with associated pits, post holes and several cremation deposits. Pottery recovered from these features suggests activity spanning the Neolithic to Bronze Age. Limited evidence of Romano-British activity was recorded comprising ditches and pits. Saxon and medieval activity comprised agrarian settlement, animal husbandry, quarrying, industry and localised domestic settlement. The Neolithic and Bronze Age activity is potentially of regional and national importance and the PDA has the potential to show continuation of some of the features seen in the excavations to the north and west.

The proposal is for a housing development of 72 dwellings, including open space, equipped play area, landscaping and associated works. The foundations and services required by the new houses will have a high impact on any potential archaeology. Therefore, the need for, scale, scope and nature of any further assessment and/or archaeological works should be agreed through consultation with the statutory authorities but it is recommended that initially an archaeological evaluation is appropriate.

1 INTRODUCTION

1.1 Project Background

1.1.1 Swale & Thames Survey Company (SWAT) was commissioned by Persimmon Homes (the 'Client'), to carry out an archaeological desk-based assessment of the proposed development area (PDA) of land adjacent to Pond Farm, Grovehurst Road, Iwade, Kent centred on National Grid Reference (NGR) TQ 590180 167080 (Fig 1).

1.1.2 This document will be used in support of planning applications associated with proposed development.

1.2 The Site

1.2.1 The proposed site sits at an average height of circa 15m. The land falls from the west to the east from circa 17m to 13m as the land falls towards Coldharbour Fleet, which also flows northwards before turning to the east and joining the Swale. Coldharbour Fleet is now a minor stream although recent fieldwork indicates that it may have once been much larger, possibly allowing boats to be brought up close to the site. The PDA is located on the western side of Grovehurst Road, and on the eastern side of the Sheppey Way. To the north is a new housing estate and to the south is Featherbed Farmyard and Farm shop. Just beyond the north western boundary of the PDA is Pond Farm, built sometime between 1797 and 1869. The site occupies the highest point in the immediate vicinity, centred around the 16m contour, and it commands views across the large expanses of marshes, the Swale and the Isle of Sheppey to the north, and the North Downs to the south. The PDA is located on the outskirts of Iwade, which itself is circa 2 miles north of the town of Sittingbourne. Iwade lies on the old route of the A249 road towards the Isle of Sheppey but was bypassed in 2006 when a new dual carriageway was built. The north Kent coast and the Swale is in the northern

boundary of the village. It separates the Isle of Sheppey from the mainland and the only access is via 2 bridges located 2km north of the village. The PDA appears to be on the parish boundary just within Iwade. To the southwest is the Parish of Bobbing and to the south east is the parish of Sittingbourne (Fig 1).

- 1.2.2 The British Geological Society (BGS 1995) shows that the local geology consists of bedrock comprising of the London Clay Formation – Clay and Silt and is bounded by the Cretaceous Chalk of the North Downs and the Chilterns.

Geotechnical Information

- 1.2.3 The recent excavations to the north of the PDA demonstrated that London Clay was present but locally brickearth, consisting of orange-brown sandy silt-clay up to 0.50m thick, was limited to those parts lying above 14m AOD. Below this contour, on the northern and eastern fringes of the site, the London Clay was mixed with frequent patches of sub-angular flint cobbles and gravels.
- 1.2.4 The recent excavation to the west recognised a common stratigraphic sequence across the site comprising topsoil/overburden overlying and loose reworked mottled subsoil consisting of moderately dense mid orange brown silt clay. The subsoil blended well with the underlying loessic/colluvial brickearth, sealing the majority of archaeological deposits recorded on site. An area excavated adjacent to the western side of the Sheppey way opposite the PDA located archaeology once the topsoil and subsoil were removed, at an average depth of 0.52m (16.7m AOD).

1.3 The Proposed Development

- 1.3.1 The proposed development of the site currently comprises of rough pasture and includes the curtilage of Pond Farm. The other site boundaries are of hedgerows or popular trees. A pylon line crosses the site with existing housing visible at the northern and western boundaries, as well as the nearby highway roundabouts and overbridges. Persimmon Homes is planning to use the site for housing development. It will consist of 72 dwellings, including affordable housing, open space, equipped play area, landscaping and associated works, with access from Grovehurst Road (Fig. 2).

1.4 Project Constraints

1.4.1 No constraints were associated with this project.

1.5 Scope of Document

1.5.1 This assessment was requested by the Client in order to determine, as far as is possible from existing information, the nature, extent and significance of the Historic Environment and to assess the potential impact of development on Heritage Assets. The assessment forms part of the initial stages of the archaeological investigation and is intended to inform and assist with decisions regarding archaeological mitigation for the proposed development and associated planning applications.

2 PLANNING BACKGROUND

2.1 Introduction

2.1.1 National legislation and guidance relating to the protection of, and proposed development on or near, important archaeological sites or historical buildings within planning regulations is defined under the provisions of the Town and Country Planning Act 1990. In addition, local authorities are responsible for the protection of the historic environment within the planning system and ensure that a Heritage Asset is protected to enable it to be passed on to future generations.

2.1.2 Statutory protection is also provided to certain classes of designated heritage assets under the following legislation:

- Planning (Listed Buildings and Conservation Areas) Act 1990;
- Ancient Monuments and Archaeological Areas Act 1979; and
- Hedgerow Regulations (statutory Instrument No. 1160) 1997
- Treasures Act 1996
- Burial Act 1857.

2.2 National Planning Policy Framework (NPPF)

2.2.1 The National Planning Policy Framework (NPPF) sets out the Government's core principles in relation to planning and the historic environment and is covered in section 16, paragraphs 185-202. These principles are designed to underpin the planning and decision-making process to ensure that Local Planning Authorities (LPA), developers and owners of heritage assets adopt a consistent approach to the conservation of the Historic Environment.

2.2.2 The Historic Environment, as defined in the National Planning Policy Framework (NPPF 2018): Annex 2, comprises:

'all aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora.'

2.2.3 NPPF Annex 2 defines a Heritage Asset as:

'a building monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage assets include designated heritage assets and assets identified by the local planning authority (including local listing).'

2.2.4 Paragraph 189 of the NPPF states that:

'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.'

2.2.5 Paragraph 190 of the NPPF states that:

'The LPA should take this assessment into account when considering the impact of a proposal on a heritage asset, to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposal.'

2.2.6 The NPPF further provides definitions of terms which relate to the historic environment in order to clarify the policy guidance given. For the purposes of this report, the following are important to note:

- **Significance.** The value of a heritage asset to this and future generations because of its heritage interest. This interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.
- **Setting.** The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.

2.2.7 The NPPF is supported by the Planning Policy Guidance, which includes Conservation Principles, Policy and Guidance (2008) as well as Good Practice Advice in Planning Notes 1 to 3, all issued by Historic England.

2.3 Local Policies

- 2.3.1 The Local Planning Authority for the study is Swale Borough Council.
- 2.3.2 The Swale Borough Local Plan 'Bearing Fruits 2031' was formally adopted July 2017. The Local Plan sets out the Council's spatial vision, strategic objectives, development strategy and a series of core policy themes. It also contains allocations of land for development; a framework of development management policies to guide determination of planning applications and a framework for implementation and monitoring of the Local Plan.
- 2.3.3 The land south east of Iwade of which this PDA is part of. The area has been identified under the Local Plan as allocated for potential development, where planning permission will be granted under Policy A17 for a minimum of 572 dwellings, together with new, community facilities, country park and landscape enhancements (Fig. 15).
- 2.3.4 The Local Plan also sets out a number of development policies. The relevant ones are detailed below:
- DM 32 Development Involving Listed Buildings – Development proposals, including any change of use, affecting a listed building, and/or its setting, will be permitted provided that: 1. The building's special architectural or

historic interest, and its setting and any features of special architectural or historic interest which it possesses, are preserved, paying special attention to the: a. design, including scale, materials, situation and detailing; b. appropriateness of the proposed use of the building; and c. desirability of removing unsightly or negative features or restoring or reinstating historic features.

- DM 33 Development affecting a conservation area. Development affecting the setting of, or views into and out of a conservation area, will preserve or enhance all features that contribute positively to the area's special character or appearance.
- DM 34 Scheduled Monuments and Archaeological Sites. Development will not be permitted which would adversely affect a Scheduled Monument, and/or its setting, or subsequently designated, or any other monument or archaeological site demonstrated as being of equivalent significance to scheduled monuments.

Local Planning Guidance

- 2.3.5 The Kent Design Guide. Prepared by the Kent Design Group, it provides the criteria necessary for assessing planning applications. Helps building designers, engineers, planners and developers achieve high standards of design and construction. It is adopted by the Swale Borough Council as a Supplementary Planning Document.

3 AIMS AND OBJECTIVES

3.1 Introduction

- 3.1.1 This Desk-Based Assessment was commissioned by Persimmon Homes, to support a planning application. This assessment has been prepared in accordance with guidelines set out by the Chartered Institute for Archaeologists (see below) and in the National Planning Policy Framework and the Good Practice Advice notes 1, 2 and 3, which now supersede the PPS 5 Practice Guide, which has been withdrawn by the Government.
- 3.1.2 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.

3.2 Desk-Based Assessment – Chartered Institute for Archaeologists (2017)

3.2.1 This desktop study has been produced in line with archaeological standards, as defined by the Chartered Institute for Archaeologists (2014, revised 2017). A desktop, or desk-based assessment, is defined as being:

‘Desk-based assessment will determine, as far as is reasonably possible from existing records, the nature, extent and significance of the historic environment within a specified area. Desk-based assessment will be undertaken using appropriate methods and practices which satisfy the stated aims of the project, and which comply with the Code of conduct and other relevant regulations of ClfA. In a development context desk-based assessment will establish the impact of the proposed development on the significance of the historic environment (or will identify the need for further evaluation to do so) and will enable reasoned proposals and decisions to be made whether to mitigate, offset or accept without further intervention that impact.’

(2017:4)

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

- *an assessment of the potential for heritage assets to survive within the area of study*
- *an assessment of the significance of the known or predicted heritage assets considering, in England, their archaeological, historic, architectural and artistic interests*
- *strategies for further evaluation whether or not intrusive, where the nature, extent or significance of the resource is not sufficiently well defined*
- *an assessment of the impact of proposed development or other land use changes on the significance of the heritage assets and their settings*

- *strategies to conserve the significance of heritage assets, and their settings*
- *design strategies to ensure new development makes a positive contribution to the character and local distinctiveness of the historic environment and local place-shaping*
- *proposals for further archaeological investigation within a programme of research, whether undertaken in response to a threat or not.*

CIFA (2017:4)

4 METHODOLOGY

4.1 Introduction

- 4.1.1 The methodology employed during this assessment has been based upon relevant professional guidance including the Chartered Institute for Archaeologists' *Standard and guidance for historic environment desk-based assessment* (CIFA, 2017).

4.2 Sources

- 4.2.1 A number of publicly accessible sources were consulted prior to the preparation of this document.

Archaeological databases

- 4.2.2 Although it is recognised that national databases are an appropriate resource for this particular type of assessment, the local Historic Environmental Record held at Kent County Council (KCCHER) contains sufficient data to provide an accurate insight into catalogued sites and finds within both the proposed development area and the surrounding landscape.
- 4.2.3 The National Heritage List for England (NHLE), which is the only official and up to date database of all nationally designated heritage assets and is the preferred archive for a comprehensive HER search.
- 4.2.4 The Archaeology Data Service Online Catalogue (ADS) was also used. The search was carried out within a 500m radius of the proposed development site and

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.

Cartographic and Pictorial Documents

- 4.2.5 A full map regression exercise has been incorporated within this assessment. Research was carried out using resources offered by the Kent County Council, the internet, Ordnance Survey and the Kent Archaeological Society. A full listing of bibliographic and cartographic documents used in this study is provided in Section 10.

Aerial photographs

- 4.2.6 The study of the collection of aerial photographs held by Google Earth was undertaken (Plates 1-8).

Secondary and Statutory Resources

- 4.2.7 Secondary and statutory sources, such as regional and periodic archaeological studies, archaeological reports associated with development control, landscape studies, dissertations and research frameworks are considered appropriate to this type of study and have been included within this assessment.

Walkover Survey

- 4.2.8 The Site is visited for a walkover survey. This is for the purpose of:
- Identifying any historic landscape features not shown on maps.
 - Conducting a rapid survey for archaeological features.
 - Making a note of any surface scatters of archaeological material.
 - Identifying constraints or areas of disturbance that may affect archaeological investigation.

5 ARCHAEOLOGICAL AND HISTORICAL DEVELOPMENT

5.1 Introduction

5.1.1 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 centred on each site of the PDA), followed by a full record of archaeological sites, monuments and records within the site's immediate vicinity. There are no Scheduled Monuments, Conservation Areas, Registered or Historic Parks and Gardens or Protected Military Remains in the assessment area. Time scales for archaeological periods represented in the report are listed in Table 1.

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	c. 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		

5.1.2 Features in and around the wider area of the PDA relating to the Neolithic, Bronze Age, Iron Age, Roman and Medieval periods. Predominately in the form of ditches and pits, representing enclosures, settlement, field systems and trackways. The table in Figure 12 details all the finds, features and buildings within the full 500m assessment area.

5.2 Designated Heritage Assets

5.2.1 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).

5.2.2 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).

5.2.3 There are three nationally listed buildings within the assessment area, along with Featherbed House, whose listing was removed in 2007. (Table 2). These designated assets are not impacted by the proposals at the PDA. Only Featherbed House and Great Grovehurst Farm are close to the PDA but they do not share any intervisibility with it due to the A249 dual carriageway and roundabouts between them and the PDA along with vegetation screening. Table 2 Designated Heritage Assets

TQ 86 NE 1166	Post Medieval	Coleshall Farm House Grade II listed (1116241). 16th century, clad 18th century and extended 19th century. Timber framed and clad with painted brick and plain tiled roof, and painted brick and slate roofed extension. Entrance front: 2 storeys on plinth, with slate roofed C19 wing left, 1 glazing bar sash to each floor, 2 storey gabled porch, with half-glazed door, and wood casement on first floor, returned hip of C16 building to centre and C18 hipped wing recessed with 1 wood casement to right. Stacks rear centre and right front. Left return: 2 storeys, hip and gable roof, central stack, 3 glazing bar sashes on each floor, with centre-right oriel on first floor, and central glazed door with open pediment on fluted pilasters. C19 wing to right. This is the original, possibly a Wealden, wing. Interior: evidence of jettied front, possibly Wealden or continuous jetty. Curved braces, coupled rafter roof, probably later.
TQ 96 NE 1155	Post Medieval	Great Grovehurst Farmhouse. Grade II listed (1057685). 18th century front, two storeys. Stuccoed, steeply pitched hipped tiled roof. Stringcourse. 5 sashes with glazing bars intact. Doorcase at back with pilasters, pediment and semi-circular fanlight.
TQ 86 NE 1167	Post Medieval	Pheasants Farmhouse. Grade II listed (1343861 & 1061047). Circa 1700, altered early C19. Painted brick and plain tiled roof. Two storeys on plinth with plat band, boxed eaves, 3 hipped dormers and stacks to left and right. Irregular fenestration of 3 sash windows and 1 tripartite sash, ground floor openings gauged and keyed: half-glazed door with rectangular fan-light and flat hood to centre right.
TQ 96 NW 1151	Post Medieval	Featherbed House. Grade II listed between 1974 until May 2007 when it was removed from listing. Late C16 or early C17.3 bay lobby entrance house restored in C20 with added porch. Timber framed, the ground floor stuccoed in plinth, the

		1st floor has clire studding with brick infill of some diagonal braces but this is now covered over by tile hanging. Hipped renewed tiled roof and off-central brick stack with renewed top. 2 storeys, 3 windows C20 triple casements with leaded lights, north east front has catslide roof and lean-to porch. Some C16 English bond brickwork to ground floor of south east front. Interior has 2 open fire- places. Parlour end has late C16 axial beam with 4 inch chamfer and lamb' s tongue stops and 2 inch chamfered floor joists with lambs tongue stops. A break in joists indicates there may have been a ladder access to the 1st floor here. 1st floor has jowled posts. Attic not seen but reported to contain old timbers.
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5.3 Previous Archaeological Works

5.3.1 Given the recent expansion of Iwade there has been a significant number of archaeological evaluations and excavations that have taken place. The KCCHER contains several entries relating to these previous archaeological investigations (Table 3). Focus will be given to those that took place in the area immediately to the north and west of the PDA. These excavations were undertaken by SWAT Archaeology and Pre-Construct Archaeology, both of which are in the process of producing or have produced monographs pulling together the various evaluations and excavations both companies have undertaken.

Table 3: Previous Archaeological Works

2003 – Pre-Construct Archaeology		Land at Iwade, Phase 5. 22 evaluation trenches. A single dated ditch was identified.
2000 – Pre-Construct Archaeology	Site B Borders North boundary of PDA	Land at Iwade (Sites A & B). Evaluation. Iron Age and Medieval finds recorded including ditches, hearths, pits, gullies, cremations, enclosures.
2012 – SWAT Archaeology	c. 300m NW	Land Adjacent to Coleshall Farm/Sheppey Way/School Lane. Archaeological Evaluation
2011/2012 – SWAT Archaeology	c. 50m E	Excavations on Land Adjacent to Coleshall Farm.
1996 – Wessex Archaeology	c. 300m SE	Great Grovehurst Farm – Archaeological Field Evaluation

- 5.3.2 Pre-Construct Archaeology excavated the Site B, directly to the north of the PDA and also Site A, which was to the west of Site B on the western side of the Old Sheppey Way. This was undertaken during 2000. Site B consisted of areas B, C and D. Area B included Neolithic pits, Bronze Age activity being pits and flints, some containing urns. A pit that could have been a Bronze Age well or waterhole was located in the southern part of Site B. A copper alloy palstave was found in a Bronze Age ditch as well as a quern stone. Cremated human remains were recovered from a couple of pits radiocarbon dated to the Bronze Age. More cremations were found in Area C. Area B had a 12th century boundary ditch running on a north south axis for circa 120m the continues to the north and south beyond the limits of excavations and is interpreted as either part of the field system or a precursor to the Holloway that developed to the west in Area A, a century later.
- 5.3.3 Area A in Site A identified a late Bronze Age field system with trackway along with a Mesolithic pit. An Iron Age enclosure settlement was seen in the form of a ditch with a number of circular structures. This enclosure ditch continued across the Sheppey Way and the eastern side was seen in Area B. It is not clear from the post hole arrangement or lack of entrances on some of these structures whether they were in fact roundhouses, animal pens or other ancillary buildings. Some were identified as roundhouses due to having hearths. Only residual sherds of pottery from the Roman and Saxon period were seen. Activity at the site commences again in the 12th century in the form of ditch relating to agricultural field systems. (Bishop B. and Bagwell M., 2005, Iwade: Occupation of a North Kent Village from the Mesolithic to the Medieval Period. Pre-Construct Archaeology Monograph 3)
- 5.3.4 Following an evaluation in 2011, SWAT Archaeology undertook a programme of excavation of various areas up until 2016. Area A was the field that bordered the eastern side of School Lane and was to the south of the Area A excavated by Pre-Construct Archaeology, whilst Area B was the field to the west of the Old Sheppey Way and to the north of the track to Coleshall Farm. Area B being the field immediately to the west of the PDA. The northern western area of Area A recorded archaeological features included ditches, pits and post holes dating predominantly to the Early Medieval – Medieval periods. These included enclosure ditches and field systems and possible animal pens. The southern part

of this north western section of Area A recorded had a reduction in the density of features as it moved away from the medieval settlement area. An older field system was seen relating to the prehistoric period. As well as an isolated Roman post hole, shallow gully and ditch assigned to the later Neolithic period. A single cremation, possibly Roman was also recorded. The eastern section of Area A in the centre of the site included Iron Age ditches along with Medieval ditches suggesting that the field system was established and in use for 1000 years. Another single cremation, possible Roman was also found. In addition, a separate enclosure ditch from middle Iron Age was also recorded along with pits, post holes, a horseshoe shaped gully and a ring ditch. An isolated Roman ditch was identified. There was also evidence of Neolithic activity was found comprising of ditches, pits and post holes. A Saxon ditch terminus that may be from an enclosure, along with Bronze Age pits and a linear feature that may be part of a Medieval eroded trackway or Holloway.

5.3.5 In Area B, the archaeology included three identifiable field systems, linear features, pits and post holes, relating to the Neolithic, Bronze Age and Medieval periods. Field System One, a series of narrow, linear 'Gullies' arranged at right angles and forming three distinctive land divisions is potentially Neolithic and is potentially of great importance as this is rare. Parallel to this first field system was Field System Two – a series of segmented linear features that have been dated to the Mid Bronze Age. The third field system observed in Area 4a1 was a continuation of the Medieval ditch. In addition, a Bronze Age Beaker Burial was discovered. A pit dated to the Bronze Age that went out of use at the beginning of the Iron Age contained charcoal, bone, cess, flint flakes, pottery and an antler tool. The pond in Area B found evidence of flint knapping, hammerstone and pottery suggesting Bronze Age activity as well as stake holes suggesting the pond had been fenced off at some point in time.

5.3.6 In the western end of Area B, a henge of 30m diameter was identified being a double ringed structure with the interior space between the inner and outer ring ditches extremely sterile with no traces of human or animal activity. The outer ditch was dated to the Neolithic. The inner ditch being 19 meters diameter was dated to the bronze Age. In addition, a ceremonial trackway leading to/from the outer ring ditch was seen and continued into the Pre-Construct Archaeology

excavation site and was dated to the bronze Age. To the west of the henge a second smaller ring ditch was located dated to the Neolithic. Saxon and Norman activity were identified in a large number of clay extractions pits. Another Neolithic ring ditch was found and interpreted as the remains of a barrow burial mound, now destroyed by *ploughing* (*Unpublished Document: SWAT Archaeology 2018a archaeological Excavations on Land Adjacent to Coleshall Farm, Iwade, Kent (2011-2016): Post Excavation Assessment Volume 1 (narrative). SWAT Report Ref.: 31040.01*)

Landscape Characterisation

- 5.3.7 The site is in an area characterised by KCC Historic Landscape Characterisation as orchards in the northern part of the site with the remainder as 'Prairie Fields (19th century enclosure with extensive boundary loss)'. The northern area classified as orchards has since been partly built on and effectively is now Post 1810 settlement. (Fig. 14).

0-100m Radius

- 5.3.8 There are two KHER entries for this area. Circa 100m to the north west of the PDA a Medieval field system was found in 2011 by SWAT Archaeology (TQ 96 NW 136). The same excavation also found a late Neolithic ditch (TQ 96 NW 137). The KHER does not ascribe any records specifically to the Area B excavated by Pre-Construct Archaeology that is directly north to the PDA although we know from the excavation reports that finds were found there of the Neolithic and Bronze Ages.

100-200m Radius

- 5.3.9 There are four KHER entries for this area. Circa 200m to the north, north west of the PDA, an Iron Age enclosure and settlement area was found, this being in Site A by Pre-Construct Archaeology (TQ 96 NW 103). They also found two isolated Bronze Age pits (TQ 86 NE 154) circa 120m north west. A hollow way from the Iron Age was found by SWAT Archaeology circa 150m to the NW of the PDA. (TQ 86 NE 155). Circa 180m east, south east was Grovehurst Cottage, which has since been destroyed (TQ 96 NW 74).

200-300m Radius

5.3.10 There are seven KHER entries for this area. Pre-Construct Archaeology found a series of late Bronze Age field systems circa 280m north west of the PDA (TQ 86 NE 160). They also found a Medieval pit and possible dew pond at Site A circa 200m north, north west of the PDA (TQ 96 NW 118). SWAT Archaeology found a Medieval enclosure in 2011 circa 260m north west of the PDA (TQ 86 NE 151). Neolithic pits, ditch terminus and post holes were discovered circa 270m north west of the PDA (TQ 86 NE 150). Grovehurst tile works, circa 250m south east of the PDA, were identified on the first 1st edition 6" map but had disappeared by the tithe map of 1839 (TQ 96 NW 75). Circa 210m south west, is an enclosure, which is undated (TQ 86 NE 115). A farmstead was located circa 250m south, south east and was to the west of Little Grovehurst. This was a dispersed type plan and the farmstead has since been completely demolished (MKE 85357). Featherbed House, circa 300m south east of the PDA used to be Grade II listed until 2007 (TQ 96 NW 1151). Originally thought to be late 16th century. It is not clear why the listed was lifted but the house is now separated from the name of the lane it was associated with by the A249 bypass. Little Grovehurst is a linear plan farmstead that has received little alteration and is circa 300m south east (MKE 85357).

300-400m Radius

5.3.11 There are 10 KHER records for this area. Finds and features include an Iron Age enclosure circa 400m north west (TQ 86 NE 148), and an isolated Roman ditch (TQ 86 NE 149). Wessex Archaeology in the fieldwalking and excavations around Great Grovehurst found concentrations of pottery from the Bronze Age Roman and Medieval periods circa 400m south east (TQ 96 NW 1083). A couple of possible hearths were also found circa 390m east and 400m east, south east respectively (TQ 96 NW 1082 & TQ 96 NW 1078). A possible field ditch was found in 2003, which has not been dated (TQ 96 NW 117). A farmstead circa 400m south east of the PDA for Great Grovehurst has been recorded. It was a multiyard farmstead with the farmhouse detached and in a central position (MKE 85355). The Grade II listed Coleshall Farmhouse is circa 310m west, north west of the PDA. Originally 16th century with 18th century cladding and 19th century extensions (TQ 86 NE 1166). The farmstead that relates to Coleshall is circa 410m west, north west of

the PDA. This was a multiyard farmstead with the farmhouse in a detached central position (MKE 88677). There is an associated barn at Coleshall that was formally Grade II listed from around 1700 in date (TQ 86 NE 1146).

400-500m Radius

- 5.3.12 Wessex Archaeology in the fieldwalking and excavations around Great Grovehurst found concentrations of pottery from the Bronze Age Roman and Medieval periods circa 430m south east (TQ 96 NW 1079). 460m to the north east, 19th century field drainage was found in 2003 (TQ 96 NW 47). Great Grovehurst Farm is also recorded (TQ 96 NW 72) along with the national Grade II listing (TQ 96 NE 1155) and is circa 440m south east. In the area, 450m east, south east of the PDA, possible Neolithic, Bronze Age field systems and pits were discovered (TQ 96 NW 1168). The same excavation also found a truncated pit containing late Bronze Age and Roman pottery (TQ 96 NW 1081) circa 480m east of the PDA, with a Medieval pit nearby (TQ 96 NW 1169) and a Roman ditch dated due to a coin and pottery circa 470m east (TQ 96 NW 66). Circa 500m to the north west a Bronze Age/ Iron Age field system was excavated (TQ 86 NE 146) as well as a possible Roman cremation (TQ 86 NE 147). To the north, north east circa 430m from the PDA Medieval activity was identified (TQ 96 NW 110) and the same excavation by the Canterbury Archaeological Trust in 1997 found a possible Neolithic or Bronze Age burial (TQ 96 NW 111) in an area where Bronze Age field system was found. Nearby, circa 490m north, Medieval pottery from the 12th to 16th centuries were found (TQ 96 NW 1140) along with Roman pottery (TQ 96 NW 108), Bronze Age flints (TQ 96 NW 113) and Medieval ditches (TQ 96 NW 109). A Medieval field system was identified including a trackway and field boundaries (TQ 86 NE 161), circa 480m north west Along with a post-built structure though to be a barn.
- 5.3.13 On the edge of the assessment area, south, south west is Pheasant Farm (MKE 88678) situated on the Old Sheppey Way between Bobbing and Iwade. This was a farmstead with agricultural buildings on four side and the farmhouse detached in a central position. The farmhouse is also listed and is Grade II and is thought to be circa 1700 in date with early 19th century alterations. From the Historic England listing, the farmhouse appears to be listed twice (TQ 86 NE 1167 And TQ 86 NE 1368) as well as a third detailing a Post Medieval building, Ferry Road (TQ 86 NE 116).

5.4 Archaeological and Historical Narrative

- 5.4.1 Iwade comes from the Old English 'iw' meaning a 'yew-tree' and 'wæd' as a 'ford'; therefore, a 'crossing-place where yew-trees grow', although, in this instance a 'crossing-place to the island' – the Isle of Sheppey. Sheppey is recorded as Scepeig in AD 696 – 716 and Scape in the Domesday Book, meaning 'Island where sheep are kept' (OE sceap + eg).
- 5.4.2 The coast would have altered with changing sea levels since the last glaciation where it would have risen considerably as well as there having been widespread erosion and sedimentation. Evidence of Mesolithic and Neolithic activity has been found in Iwade with limited presence with the area being visited sporadically.
- 5.4.3 By the Bronze Age, people are more settled and evidence of trackways and fields systems are to be found. Transitioning into the Iron Age, farmsteads are to be found with the creation of enclosed settlements. Iwade lay on a major north-south route linking the mainland with the Isle of Sheppey, was close to the route of Watling Street, often regarded as having a prehistoric antecedent, and had easy access to the Swale, and from there, the Thames estuary and beyond. North Kent coastal region has always been one of the most heavily populated and wealthiest parts of the county, and it is likely to have been amongst the first regions significantly taken under human management. This is supported by the evidently dense patterns of settlement and extensive systems of fields established by at least the Late Bronze Age, although somewhat of a hiatus may have occurred during the Early and Middle Iron Age. The region appears to have returned to being a fully developed agricultural landscape during the Late Iron Age. There was an abrupt abandonment of the settlement around the time of the Roman Conquest and little evidence in the area of Roman activity has been found.
- 5.4.4 This lack of activity continues through the Saxon period until the Medieval period. However, nearby at The Meads, circa 2km south of the PDA, an Anglo-Saxon cemetery was found and the nearby town of Milton Regis has Saxon origins. In 680 AD, Queen Seaxburh passed the Kingdom of Kent to her eldest son at a ceremony held at the doors of the Holy Trinity Church in Milton Regis church, before becoming a nun. When the Danes landed in 893 AD it has been suggested they built a stronghold on the west side of Milton Creek. In response, King Alfred, built a fortification on the eastern side of the creek. The town was known as Milton

Terra Regis from 'Middleton Royal lands' and may have been the early residence of the Kings of Kent. It was burnt to the ground in 1052 by Godwin Earl of Essex and rebuilt to the extent that it was recorded in the Domesday survey as a population of 393 households and given to Bishop Odo by his half brother William the Conqueror.

- 5.4.5 Iwade does not appear in the Domesday Book survey of 1086. The nucleated settlement of Iwade was probably formed in the 12th or 13th centuries, almost certainly as a secondary settlement from Milton to the south, extending the cultivated area into marshland reclaimed from the Swale by a system of embankments and ditches. The location of Iwade would have allowed the use of both the marshland, which was ideal pasturage, and the higher ground's fertile soils for arable crops.
- 5.4.6 In the Medieval period, a new settlement focus formed, perhaps linked to renewed attempts to utilize the marshes. This coincides with the establishment of a routeway that appears to continue through until the present day and affirms the site's importance in communications with the Isle of Sheppey. Iwade appear to have been a hamlet consisting of a cluster of farmsteads along 'the Street', being the continuation of the Medieval trackway and holloway, now established as Sheppey Way.
- 5.4.7 All Saints church at Iwade was built in the 13th century and has undergone few alterations since. The chancel, nave and tower all being 13th century in origin. The small size of the settlement throughout its history can be judged by the fact that the tiny All Saint's Church has received only minor alterations since its construction in the 13th century and even by the 19th century Iwade still only consisted of a small cluster of dwellings.
- 5.4.8 Between 1550 and 1560, water overwhelmed the flood defences. This prompted a new phase of reclamation between 1570 and 1630. The sea walls built during this period still form the basis of today's flood defences. 'Cottage industries' on the marshes, such as salt making, continued throughout the Medieval period and developed on a commercial scale during the 17th century.
- 5.4.9 According to Edward Hasted, in 1798, the manor of Warde, was within the hundred of Teynham had sixteen houses, and about 60 or 70 inhabitants. He

comments '*The lands are very even and flat, of a soft boggy nature, almost all of them are pasture ground and marshes, which have great quantities of sheep continually seeding on them*'.

- 5.4.10 The town remained sparsely populated. In 1801, the population was 106, rising to 235 in 1881 and 598 in 1961. In recent years, the village has grown significantly through new housing developments, with the population rising to 1,140 in 2001, circa 2000 in 2006 to 3,916 in 2016.

5.5 Cartographic Sources and Map Regression

Hasted, 1797

- 5.5.1 Iwade is a small hamlet along the main road to the Kings Ferry across to the Isle of Sheppey. The eastern side of Grovehurst Road is marshes and it appears that Featherbed Lane is not showing. The road known as Bramblefield Lane is shown here as Broomfield. There does not appear to be any buildings within the PDA area which is shown as fields (Fig. 3)

Ordnance Survey Surveyors Drawing from 1797

- 5.5.2 This is the earliest map that clearly shows the individual buildings and field boundaries. The PDA and immediate area are still fields. The road layout of the main Sheppey way can be seen running southwards from Iwade past the western boundary of the PDA. Grovehurst Road is also established at this point and forms the eastern boundary of the PDA. There are no houses showing within the PDA but the pond is there. The PDA area is a patchwork of smaller fields. Coleshall far can be seen to the west of the PDA. To the far east are Coldharbour marshes and Coldharbour Wall. Iwade at this time is a small cluster of houses around the church (Fig. 4).

OS Map 1869 1:10560

- 5.5.3 This shows that Pond Farm has now been built and a large pond situated at the rear. The patchwork of fields in the southern half have now been amalgamated into one larger field. Therefore, the PDA is now made up of two separate fields. The southern part that makes up the majority is orchards. The northern part is arable. It appears that the parish boundary crosses through the PDA. Aside from

Pond Farm, Grovehurst Cottages have been built on the eastern side of Grovehurst Road (Fig. 5).

Historic OS map 1897 1:2,500

- 5.5.4 The first detailed Ordnance Survey scaled map clearly shows the PDA as part of field 270 (10.963) and is an orchard. To the west of the Sheppey Way, there is a triangulation point. In this field is a trackway that runs from the Sheppey Way in a north westerly direction. This would be towards Coleshall Farm. At the far northern section of the map a vicarage has been built at the southern corner of the junction with the Sheppey Way and Grovehurst Road (Fig.6).

Historic OS map 1908 1:2,500

- 5.5.5 No changes are noted other than the parish boundary line is no longer showing (Fig.7).

Historic OS map 1938 1:2,500

- 5.5.6 The PDA is still comprised of mainly orchard with an arable field for the most northern part. Orchards are now in place on the eastern side of Grovehurst Road. The Sheppey Way is wider and straighter. (Fig.8).

Historic OS map 1962-1966, 1: 2,500

- 5.5.7 There have been some changes. On the eastern side of Grovehurst Road the orchards have expanded northwards. Grovehurst Cottages have been renamed The Tile Kiln House. To the west of the Sheppey Way is now mainly orchard as well. The Sheppey Way is also named the A249 and is straighter and wider again. Featherbed Lane appears untouched. (Fig.9).

Historic OS map 1978 1:1,250

- 5.5.8 There have been some changes within the PDA. Across the PDA at the southern end, electricity lines traverse across in a north easterly direction. The PDA has lost the majority of its orchards. There are now just two sections. One to the west of the pond and one irregular shaped to the south of the building. Around Pond Farm itself it no longer shows the boundary. To the east of Grovehurst Road, The Tile Kiln House has been demolished (Fig.10).

Historic OS map 1993 1:2,500

- 5.5.9 The area to the west of the pond is still orchards. The orchard that was to the south of the building is no longer there. Between the southern PDA boundary and Featherbed Lane are a complex of Farm buildings. (Fig.11).

5.6 Aerial Photographs

1940s

- 5.6.1 This shows the PDA as mainly orchards. Pond Farm can be seen with the large pond at the rear. Grovehurst Cottages are on the eastern side of Grovehurst Road. The field to the south of the PDA is arable. The fields around about are a mixture of arable and orchards. (Plate 1).

1960s

- 5.6.2 Northern of the PDA is a newly planted orchard. The area to the rear of Pond Farm does not appear to be formally part of the orchard. To the west of the pond is a newly planted area where the trees are widely spaced. For the remainder of the PDA the orchard has matured and does not appear orderly. The far south eastern corner appears to the grass. Grovehurst Cottages are still in place. (Plate 2).

1990

- 5.6.3 There have been significant changes. The PDA has lost most of its orchard to grass, except for an area to the west of the pond which has mature trees. The building that was in the main orchard area still remains to the south west of the Pond Farm. Beyond the southern boundary of the PDA a collection of farm buildings has been built on the northern side of Featherbed Lane. Grovehurst Cottages have been demolished (Plate 3).

2003

- 5.6.4 There have been more changes. The tree area to the west of the pond has continued maturing. The southern part of the PDA is arable and the farm building still remains although this area now appears to be delimited by a hedgerow. More buildings have been built in the farm area between the southern boundary and Featherbed Lane. To the far south east of the map can be seen the new A249 dual

carriageway and two roundabouts along Grovehurst Road which form the exit and access way onto the A249. The new A249 was a bypass to replace to the Old Sheppey Way. The roundabout there would have taken some of the far south eastern corner of the field. In addition, it appears that Featherbed Lane is no longer a through road from the Old Sheppey Way to Grovehurst Road. To the north of the PDA there is now a new housing estate up to the northern boundary and to the junction of the Old Sheppey way and Grovehurst Road. The Vicarage on the corner has remained. More new housing has also been built to the west of the Old Sheppey Way (Plate 4).

2007

- 5.6.5 There do not appear to be any changes to the PDA. However, a new housing estate has been built to the north eastern side of Grovehurst Road (Plate 5).

2011

- 5.6.6 There do not appear to be any changes (Plate 6).

2013

- 5.6.7 There do not appear to be any changes. To the eastern side of Grovehurst Road it appears that a new road has been built parallel, travelling north to Grovehurst Road before turning east. (Plate 7).

2015

- 5.6.8 There does not appear to be any changes to the PDA. The road that was to the east from Grovehurst Road appears to be no longer in use. To the west of the PDA on the western side of the Old Sheppey way it appears that construction is taking place in the field to the north of the trackway to Coleshall Farm (Plate 8).

5.7 Walkover Survey

The walkover survey is not intended as a detailed survey but the rapid identification of archaeological features and any evidence for buried archaeology in the form of surface scatters of lithic or pottery artefacts. The walkover survey was undertaken on the 27th April 2018. No artefacts or archaeological features were identified in the walkover. However, it was noticed on the western boundary there appears to be a ditch, possible for drainage but the bramble coverage

prevented a detailed look. Another ditch ran on the southern side of the southern boundary (Plates 8-16). The majority of the PDA was open grassland.

5.8 Summary of Potential

Palaeolithic

- 5.8.1 The Palaeolithic period represents the earliest phases of human activity in the British Isles, up to the end of the last Ice Age. The Kent HER has no records from this period within the 500m assessment area. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **low**.

Mesolithic

- 5.8.2 The Mesolithic period reflects a society of hunter-gatherers active after the last Ice Age. The Kent HER has no record from this period within the assessment area, although Pre-Construct Archaeology identified a possible Mesolithic pit in their Area A. The potential for finding remains that date to this period within the confines of the development site is considered **low**.

Neolithic

- 5.8.3 The Neolithic period was the beginning of a sedentary lifestyle based on agriculture and animal husbandry. The Kent HER has four records from this period within the assessment area. A Neolithic ditch was found circa 100m from the PDA (TQ 96 NW 137). Some potentially Neolithic field systems were found to the eastwards of the PDA at Great Grovehurst Farm along with a possible Neolithic cremation. Given the difficulty in dating this period it is possible that some of the features and finds may belong to the Bronze Age. Finds from the Neolithic period are of high significance and any found at the PDA will have a high group value to add to the other excavations found in the Iwade area in order to provide a wider and greater understanding of the Neolithic landscape. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **high**.

Bronze Age

- 5.8.4 The Bronze Age was a period of large migrations from the continent and more complex social developments on a domestic, industrial and ceremonial level. The Kent HER has six records from this period within the assessment area. Fields predominately relate to field systems in the form of ditches, pits and trackways. Bronze Age features and finds have been found to the north, west and east of the PDA and therefore any potential archaeology from this period within the PDA provides a group value with a high significance in understanding the move from the Neolithic into the Bronze Age in the wider area . Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **high**.

Iron Age

- 5.8.5 The Iron Age is, by definition a period of established rural farming communities with extensive field systems and large 'urban' centres (the Iron Age 'Tribal capital' or civitas of the Cantiaci). The Kent HER has three records from this period within the assessment area. Evidence for this period is mainly enclosure ditches and holloways with associated discrete features as well as possible roundhouses. From the plan of Site B from the Pre-Construct Archaeology excavation directly to the north of the PDA, is Iron Age enclosure ditch, which may continue into the north western area of the PDA, which has high significance to our understanding of the landscape in this period. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **high**.

Romano-British

- 5.8.6 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. The Kent HER has seven records from this period within the assessment area. There is limited activity for this period which consists of sporadic finds from fieldwalking and one coin in the Great Grovehurst area, an isolated ditch and truncated pit along with the possibility of a cremation. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **moderate**.

Anglo-Saxon

- 5.8.7 The Kent HER has no record from this period within the assessment area. Although the excavations by SWAT Archaeology suggests Saxon activity was identified although compared to other periods these were isolated areas. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **low**.

Medieval

- 5.8.8 The Kent HER has 10 records from this period within the assessment area. Evidence for this period comprises of field systems, enclosures relating to animal husbandry, quarrying and some domestic settlement. This includes pits and a possible dew pond. From the plan of Site B from the Pre-Construct Archaeology excavation directly to the north of the PDA, it appears that a 12th century ditch may continue into the northern western area of the PDA. In addition, Coleshall Farmhouse is thought to have late Medieval origins. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **high** and of local significance.

Post Medieval

- 5.8.9 The Kent HER has 15 records from this period within the assessment area. The map regression only shows the site as fields in the post medieval period. A 19th century field drainage has been excavated. Aside from this one feature, all the other Post Medieval records relate to buildings or farmsteads, some of which are listed. Therefore, the potential for finding remains that date to this period within the confines of the development site is considered **low**.

Modern

- 5.8.10 KHER has no records dating to this period. Therefore, the potential for finding remains dating to this period in the PDA is considered **low**.

Undated Records

- 5.8.11 There are a number of undated records within the assessment area. These relate to enclosures, ditches and hearths.

Overview

5.8.12 This desk-based assessment has considered the archaeological potential of the site but this potential can only be tested by fieldwork.

5.8.13 The desk-based assessment has considered the archaeological potential of the site. Archaeological investigations in the vicinity, map research, the historical environment record results and recent archaeological investigations have shown that the PDA may contain archaeological sites and these can be summarised as:

- Prehistoric: **high**
- Iron Age: **high**
- Roman: **moderate**
- Anglo-Saxon: **low**
- Medieval: **high**
- Post-Medieval: **low**
- Modern: **low**

6 IMPACT ASSESSMENT

6.1 Introduction

6.1.1 Cartographic Regression, Topographical Analysis, 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.

6.2 Historic Impacts

- 6.2.1 Cartographic regression (5.5), Topographic analysis (1.2) and Historical research (5.4) indicate that the site has primarily been used as arable fields or orchards. The only development is Pond Farm built in the 19th century and a later farm building to the south west of the farmhouse. The pond was in existence prior to the earliest map. Therefore, historically there has been **low** impact across the site. The new housing development will require foundations and therefore, the building of the houses will have high impact in those areas.

6.3 Summary of Impacts

- 6.3.1 Therefore, the impact overall is historically considered to be **low**.

7 ARCHAEOLOGICAL MITIGATION

7.1 Introduction

- 7.1.1 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.
- 7.1.2 The assessment has generally shown that the area to be developed is within an area of **high** archaeological potential for the prehistoric, Iron Age and Medieval periods, **moderate** potential for the Roman period and low for all other periods.

8 OTHER CONSIDERATIONS

8.1 Archive

- 8.1.1 Subject to any contractual requirements on confidentiality, two copies of this desk-based assessment will be submitted to the LPA and Kent County Council (Heritage) within 6 months of completion.

8.2 Reliability/Limitations of Sources

- 8.2.1 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.

8.3 Copyright

- 8.3.1 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 Persimmon Homes (and representatives) for the use of this document in all matters directly relating to the project.

Paul Wilkinson PhD MCifA.
SWAT Archaeology
October 2018

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Figure 1: Site location map, scale 1:10000.



Figure 2: Proposed Development Area,



Figure 3: Hasted, 1797



Figure 4: Ordnance Survey Surveyors Drawing from 1797

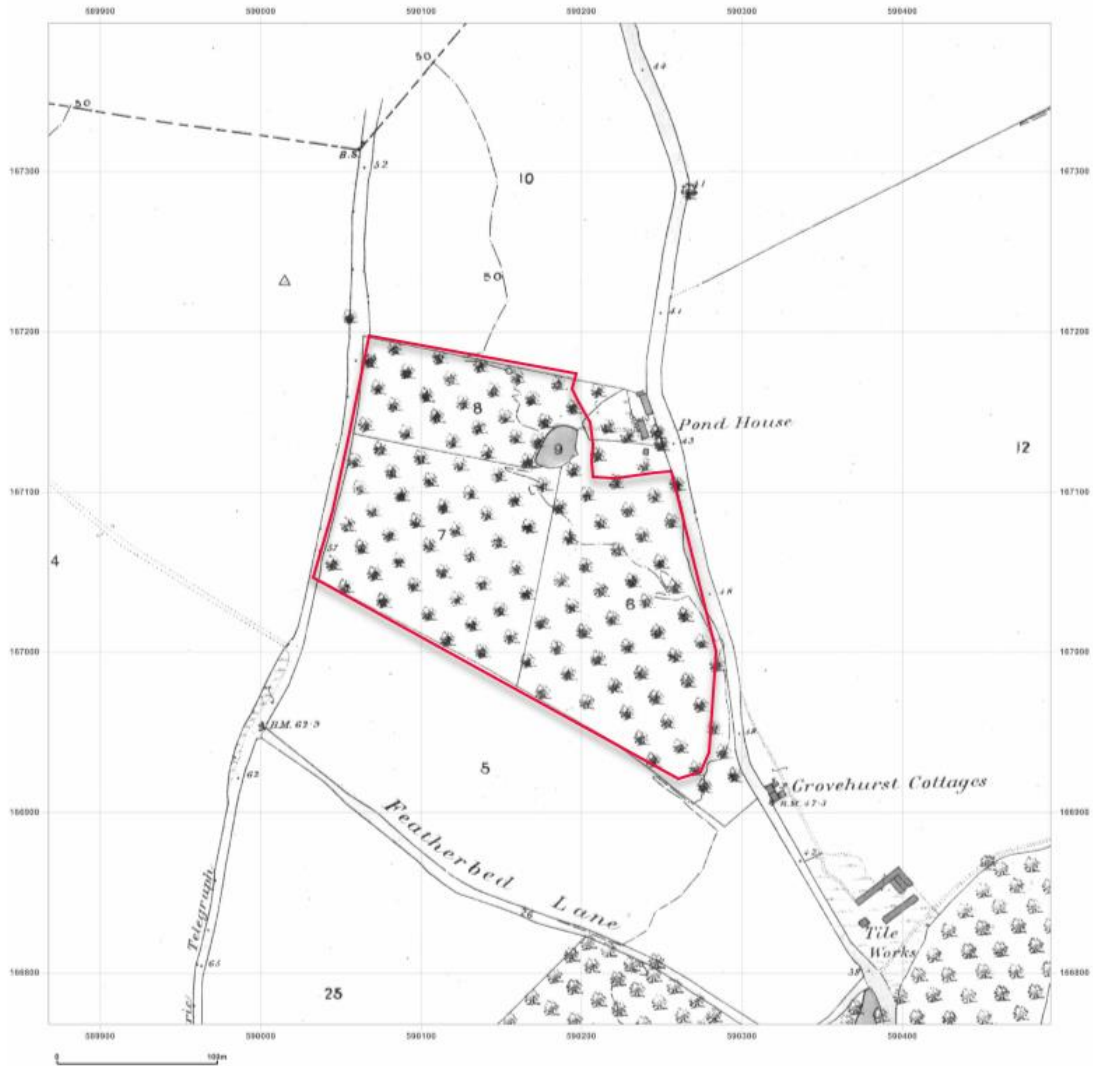


Figure 5: OS Map 1869 1:10,560

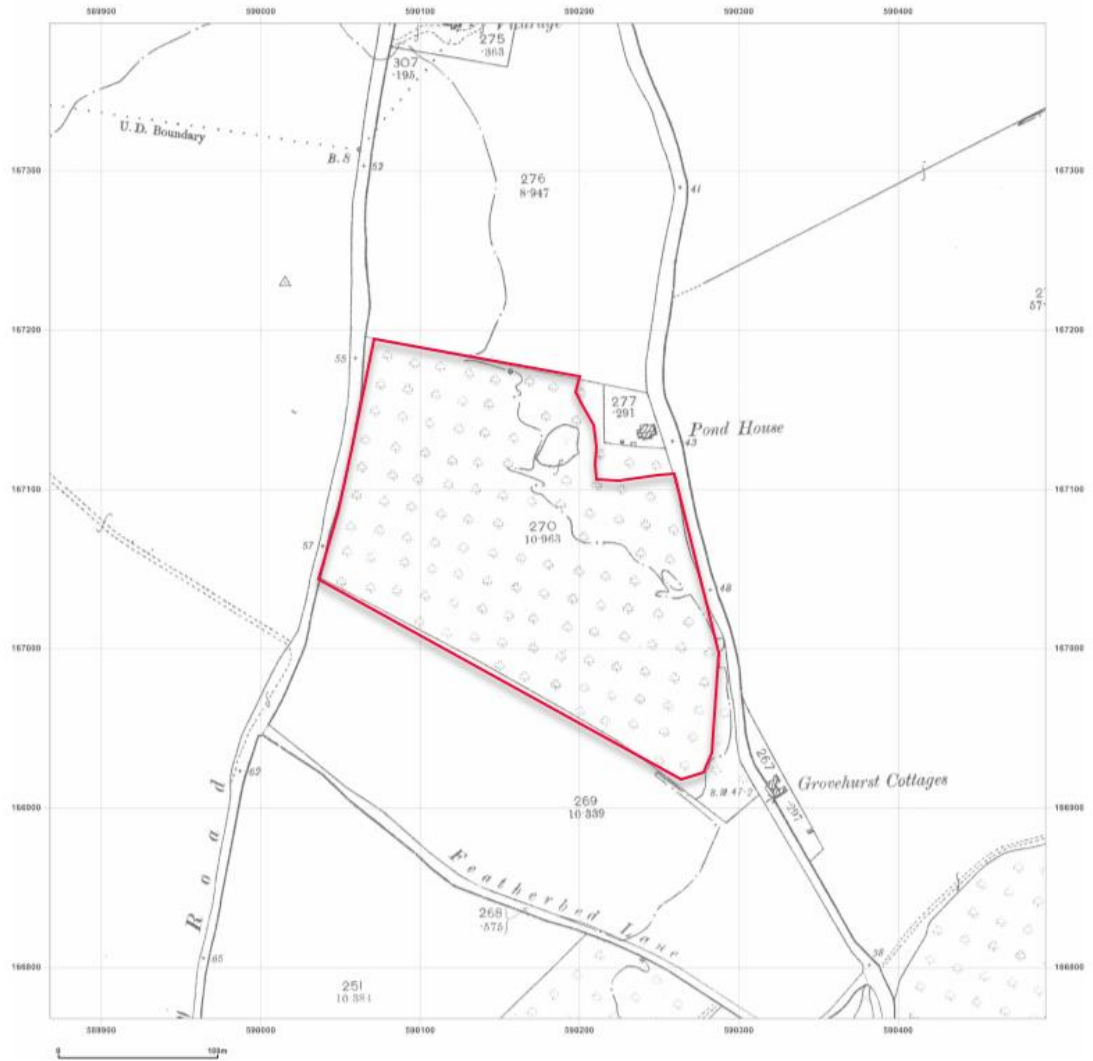


Figure 6: OS Map from 1897 1:2500

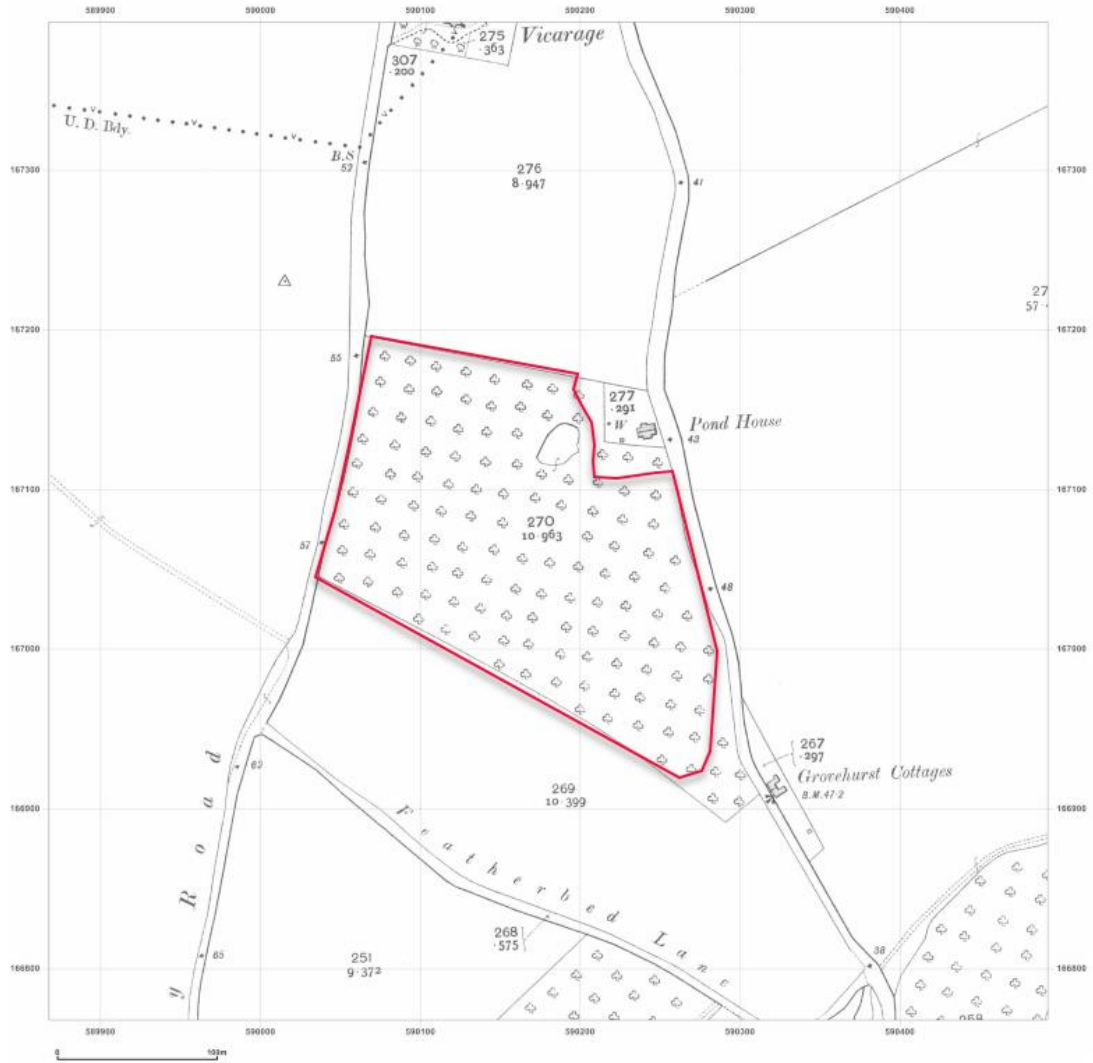


Figure 7: 1908 1:2500

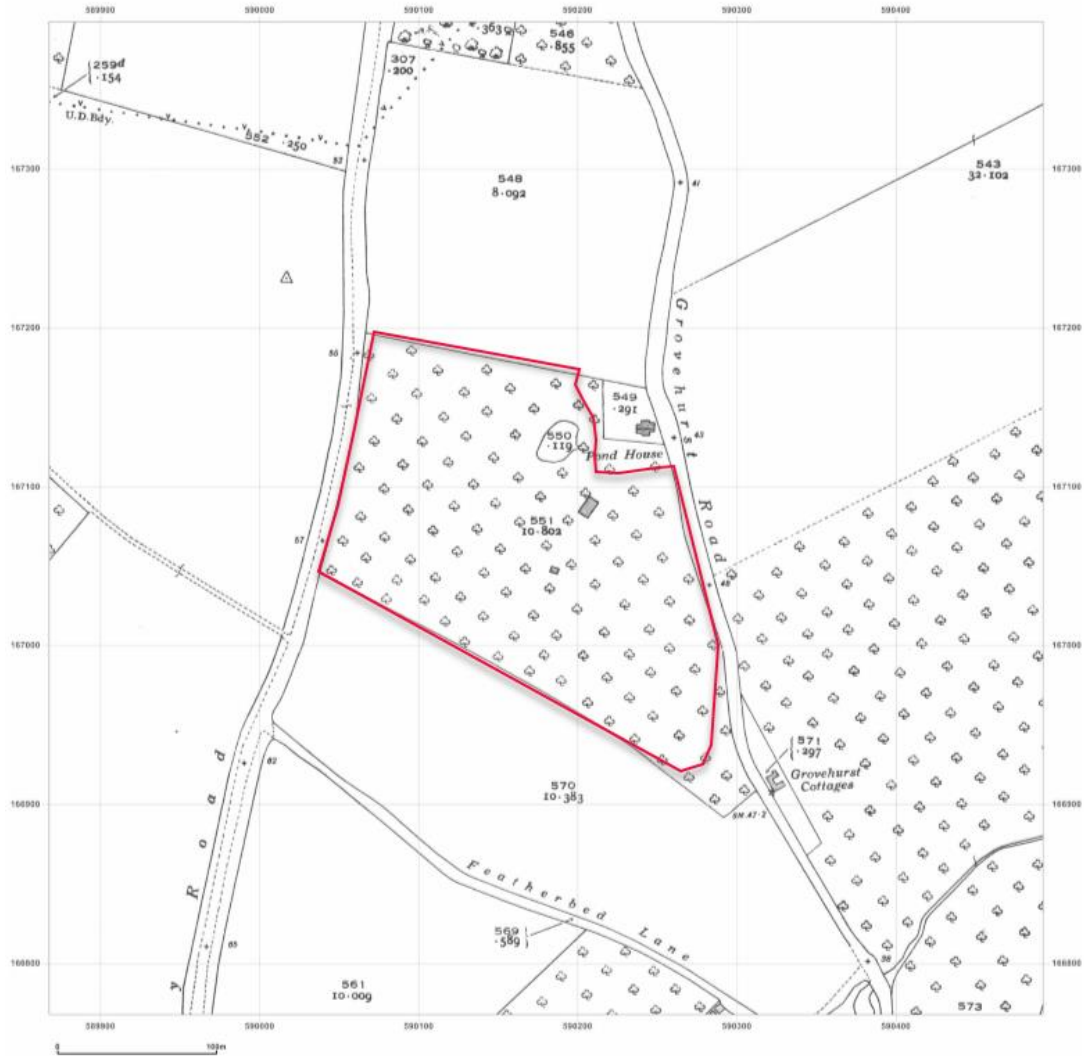


Figure 8 :1938 1:2500

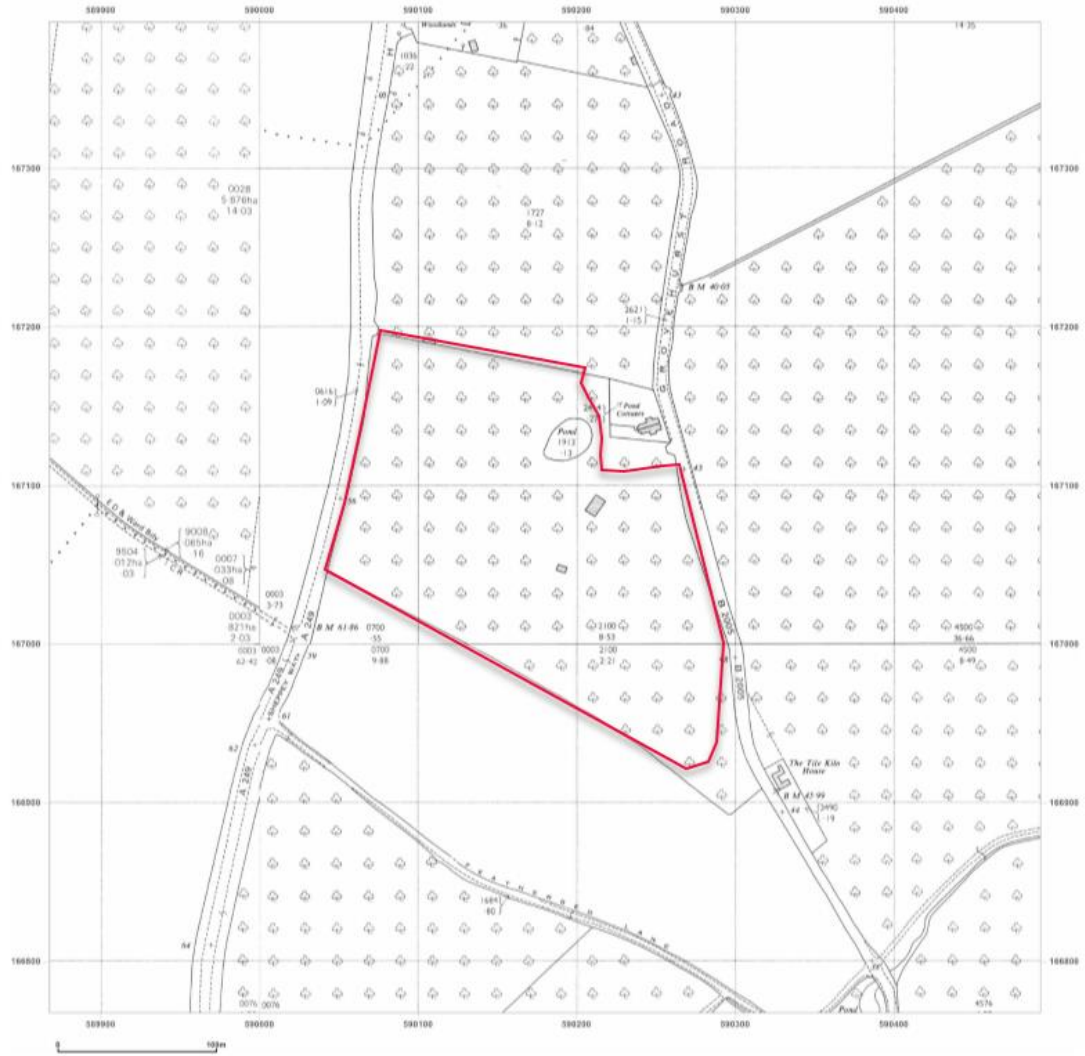


Figure 9: 1962-1966 1:2500

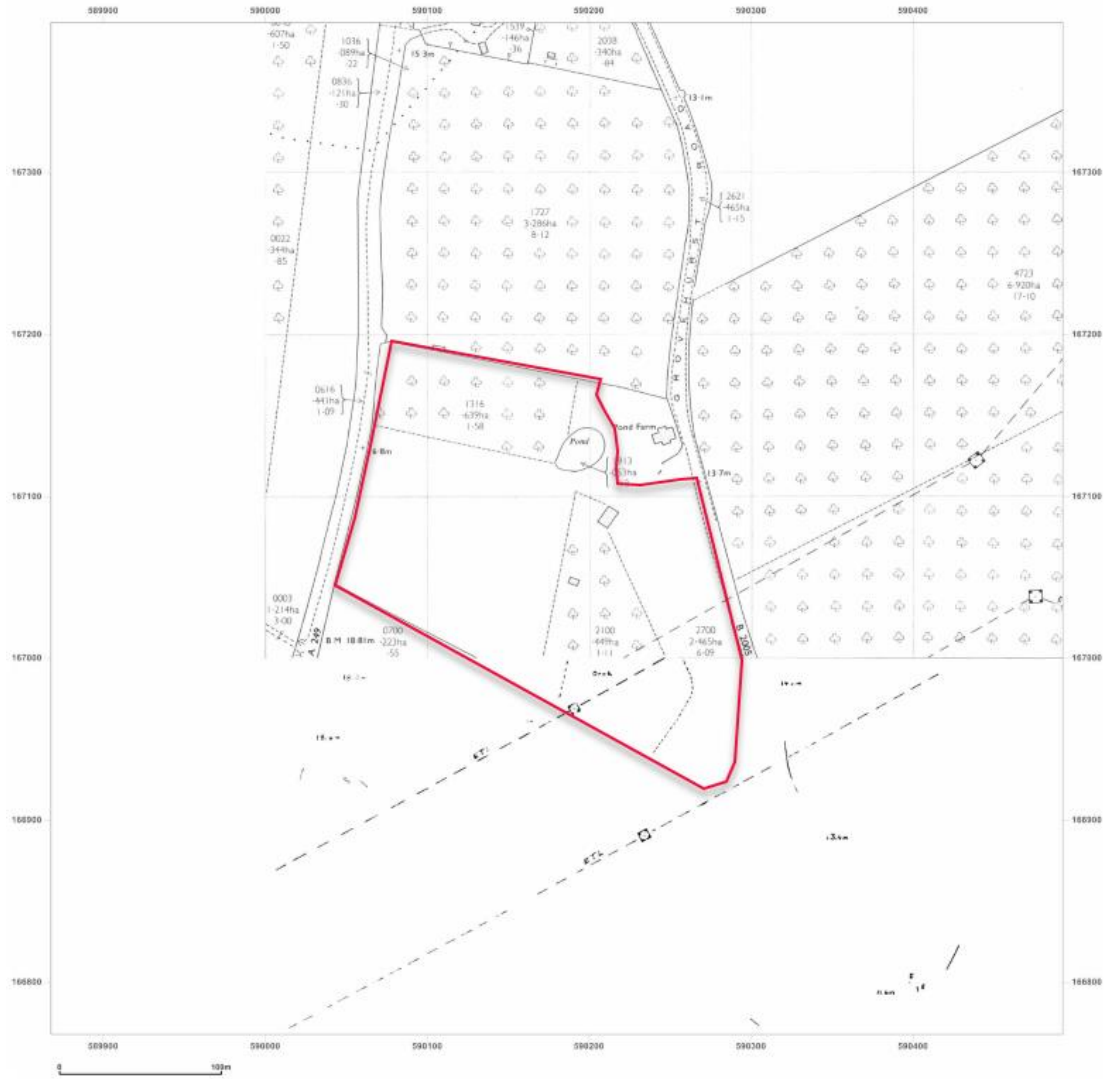


Figure 10: 1978 1:2500

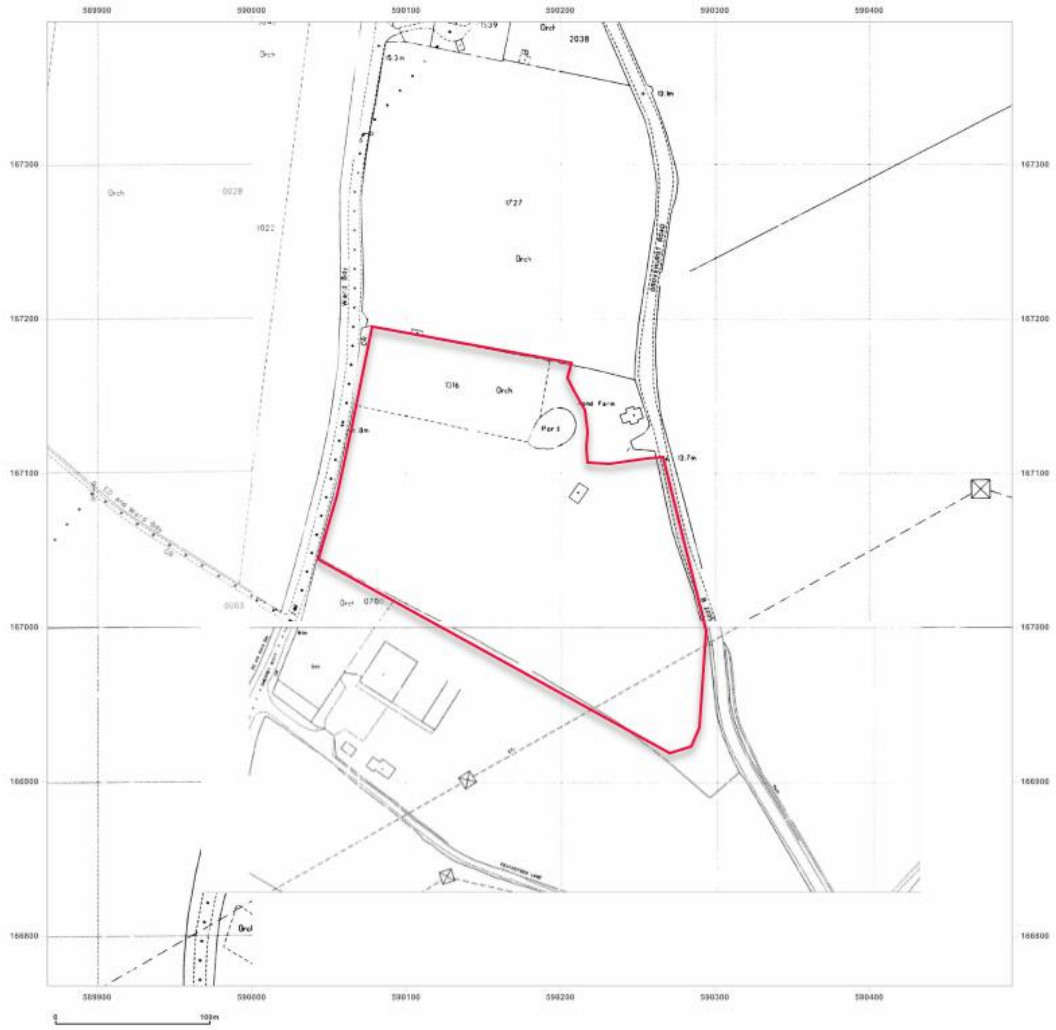


Figure 11: 1993 1:2500

10 APPENDIX 1 – KCC HER DATA (SEE FIGURES 12-14)

KHER	Type	Location	Period	Description
	HLC			The site is in an area characterised by KCC Historic Landscape Characterisation orchards in the northern parts of the site with the remainder as Prairie Fields (19 th century enclosure with extensive boundary loss). The northern area classified as orchards has since been partly built on and effectively is now Post 1810 settlement.
TQ 96 NW 103	Monument	c. 200m NNW	Iron Age	Mid-Late Iron Age enclosure with roundhouses, and field boundaries possible continuing into the early Roman period. 2000 Excavation at Iwade Site A and B (west) by Pre-Construct Archaeology. Finds included animal remains, pottery, slag, brooch, cremation and spindle whorl.
TQ 86 NE 160	Monument	c. 280m NW	Bronze Age	Late Bronze Age field system. Series of linear ditches representing an enclosed field and trackway. No settlement found but storage pits and hearths were detected. Finds included animal remains, pottery, querns and an axe head. A 2001 excavation at Site A and Site B (west) by Pre-Construct Archaeology.
TQ 86 NE 1166	Listed Building	c. 310m WNW	Medieval to Post Medieval	Coleshall Farmhouse. Grade II listed (1116241). 16 th century, clad 18 th century and extended 19 th century. Timber framed and clad with painted brick and plain tiled roof, and painted brick and slate roofed extension. Entrance front: 2 storeys on plinth, with slate roofed C19 wing left, 1 glazing bar sash to each floor, 2 storey gabled porch, with half-glazed door, and wood casement on first floor, returned hip of C16 building to centre and C18 hipped wing recessed with 1 wood casement to right. Stacks rear centre and right front. Left return: 2 storeys, hip and gable roof, central stack, 3

				glazing bar sashes on each floor, with centre-right oriel on first floor, and central glazed door with open pediment on fluted pilasters. C19 wing to right. This is the original, possibly a Wealden, wing. Interior: evidence of jettied front, possibly Wealden or continuous jetty. Curved braces, coupled rafter roof, probably later.
TQ 86 NE 161	Monument	c. 480m NW	Medieval	A medieval field system dating to between 1150 - 1350 AD. The features recorded included field boundaries a track and drove way, both running north-south, and a post-built structure. This structure, 10m by 6m, is possibly a barn, sheepfold or temporary dwelling. Discovered by Pre-Construct Archaeology in 2000.
TQ 96 NW 1151	Building	c. 300m SE	Post Medieval / Modern	Featherbed House. Grade II listed between 1974 until May 2007 when it was removed from listing. Late C16 or early C17.3 bay lobby entrance house restored in C20 with added porch. Timber framed, the ground floor stuccoed in plinth, the 1st floor has clire studding with brick infill of some diagonal braces but this is now covered over by tile hanging. Hipped renewed tiled roof and off-central brick stack with renewed top. 2 storeys 3 windows C20 triple casements with leaded lights, north east front has catslide roof and lean-to porch. Some C16 English bond brickwork to ground floor of south east front. Interior has 2 open fire- places. Parlour end has late C16 axial beam with 4 inch chamfer and lamb' s tongue stops and 2 inch chamfered floor joists with lambs tongue stops. A break in joists indicates there may have been a ladder access to the 1st floor here. 1st floor has jowled posts. Attic not seen but reported to contain old timbers.
TQ 86 NE 148	Monument	c. 400m NW	Iron Age	Middle Iron Age enclosure. A 2011 excavation by SWAT Archaeology uncovered ditches, gullies and pits relating to an enclosure.

MKE 88677	Farmstead	c. 310m WNW	Post Medieval	Coleshall Farm. A regular multiyard farmstead with the farmhouse detached in a central position. Altered with significant loss of original form (more than 50%).
TQ 96 NW 136	Monument	c. 100m NW	Medieval	Field system. Founding during the 2011 excavation by SWAT Archaeology.
TQ 86 NE 1146	Monument	c. 310m WNW	Post Medieval	Former site of a Grade II listed barn at Coleshall Farm. Circa 1700. Timber framed and clad with weather board and corrugated iron roof. Half-hipped with 2 hipped strays. Interior: 5 bays with aisles, queen post roof.
TQ 86 NE 155	Monument	c. 150m NW	Iron Age	Early Iron Age hollow way. Discovered as part of the 2011 excavations by SWAT Archaeology.
TQ 96 NW 1079	Monument	c. 430m SE	Bronze Age / Roman / Medieval	2006 fieldwalking survey by Wessex Archaeology found a concentration of pottery and flint at Great Grovehurst Farm. Archaeological Fieldwalking centred on TQ 9062 6694 identified 380 flint fragments and 8 pottery sherds of Late Bronze Age, Romano-British and medieval date. One of three densest concentrations occurred at TQ 9058 6670
TQ 96 NW 1083	Monument	c. 400m SE	Bronze Age / Roman / Medieval	Concentration of Late Bronze Age, Romano-British, Medieval, pottery and flints found from fieldwalking, Great Grovehurst Farm. identified 380 flint fragments and 8 pottery sherds of Late Bronze Age, Romano-British and medieval date.
TQ 86 NE 151	Monument	c. 260m NW	Medieval	Enclosure. 2011 excavation by SWAT Archaeology
TQ 96 NW 47	Building	c. 460m NE	Post Medieval	19 th century field drainage. Discovered during a 2003 evaluation by Pre-Construct Archaeology.
TQ 96 NW 118	Monument	c. 200m NNW	Medieval	Medieval pit and possible dew pond dated by pottery. A 2000 evaluation at Site A by Pre-Construct Archaeology.
TQ 86 NE 150	Monument	c. 270m NW	Neolithic	A 2011/2012 excavation by SWAT Archaeology found pits, ditch terminus and post holes.

TQ 96 NW 1078	Monument	c. 400m ESE	Unknown	A possible hearth was found at Great Grovehurst Farm in 1996 by Wessex Archaeology. Date not determined.
TQ 96 NW 1082	Monument	c. 390m E	Unknown	A possible hearth was found at Great Grovehurst Farm in 1996 by Wessex Archaeology. Date not determined.
TQ 96 NW 117	Monument	c. 350m NE	Unknown	During a 2003 evaluation by Pre-Construct Archaeology a ditch was found that contained no datable material. Probably a field ditch.
MKE 85355	Farmstead	c. 400m SE	Post Medieval	Great Grovehurst. Regular multiyard farmstead. Farmhouse detached in central position. Altered with significant loss of original form (more than 50%).
TQ 96 NW 137	Monument	c. 100m NNW	Neolithic	Late Neolithic ditch found during excavations by SWAT Archaeology in 2011/2012.
TQ 86 NE 149	Monument	c. 420m NW	Roman	Isolated Roman ditch found during excavations by SWAT Archaeology in 2011/2012.
TQ 96 NW 75	Monument	c. 250m SE	Post Medieval	Grovehurst Tile Works. Tile works marked on 1st ed. 6" map, but not present in 1839 when tithe map surveyed.
TQ 96 NW 74	Monument	c. 180m ESE	Post Medieval	Grovehurst Cottage. Site of cottage shown on 1st ed. 6" map
TQ 86 NE 154	Monument	c. 120m NW	Bronze Age	Two middle Bronze Age isolated pits found in the 2011/2012 excavations by SWAT Archaeology.
MKE 85356	Farmstead	c. 300m SE	Post Medieval	Little Grovehurst. Linear plan farmstead. Farmhouse attached to the agricultural range with no apparent alteration.
TQ 86 NE 115	Monument	c. 210m SW	Unknown	Undated enclosure.
MKE 85357	Farmstead	c. 250m SSE	Post Medieval	Farmstead west of Little Grovehurst. Dispersed plan type in an isolated position with the farmstead completely demolished.
TQ 96 NW 72	Monument	c. 440m SE	Post Medieval	Great Grovehurst Farm.
TQ 96 NE 1155	Listed Building	c. 440m SE	Post Medieval	Great Grovehurst Farmhouse. Grade II listed (1057685). 18 th century front, two storeys. Stuccoed, steeply pitched hipped tiled roof.

				Stringcourse. 5 sashes with glazing bars intact. Doorcase at back with pilasters, pediment and semi-circular fanlight.
TQ 96 NW 1168	Monument	c. 450m ESE	Neolithic / Bronze Age	Possible Neolithic-Middle Bronze Age Field System and Pits, Great Grovehurst Farm. Archaeological excavations at the site from June to October 2013 revealed a number of ditch and pit features in the Central and Southern areas of the excavation. 2 of these features had dates in the Middle Bronze Age. This was interpreted by the contractors, Wessex Archaeology, as being evidence of possible Middle Bronze Age field systems.
TQ 96 NW 1081	Monument	c. 480m E	Roman	Truncated pit, Great Grovehurst Farm. Archaeological evaluation by Wessex Archaeology centred on TQ 9062 6694 identified the base of a truncated pit visible at TQ 9075 6714, containing Late Bronze Age and Romano-British pottery. The feature yielded environmental evidence
TQ 96 NW 1169	Monument	c. 490m E	Medieval	Possible Medieval pit. Wessex Archaeology excavations as part of ongoing works ahead of proposed development uncovered a medieval pit feature close to a modern rubbish pit in the Northern area of the excavation.
TQ 96 NW 66	Monument	c. 470m E	Roman	Romano-British ditch at Great Grovehurst Farm. Archaeological evaluation by Wessex Archaeology centred on TQ 9062 6694. A ditch dated to the Romano-British period by the discovery of a possible coin, (TQ 9073 6712) also containing Romano-British pottery.
MKE 88678	Farmstead	c. 480m SSW	Post Medieval	Pheasant Farm. Regular courtyard farmstead with buildings to four sides incorporating an L Plan element. Farmhouse detached in central position. Altered with partial loss of original form (less than 50%).
TQ 86 NE 116	Monument	c. 480m SSW	Post Medieval	Post Medieval Building Ferry Road. Pheasant's Farmhouse. Circa 1700, altered EC19. Painted brick and plain tiled roof. 2 storeys on

				plinth with plat band boxed eaves. 3 hipped corners with stacks to left and right. Listed Grade 2.
TQ 86 NE 1167	Listed Building	c. 480m SSW	Post Medieval	Pheasants Farmhouse. Grade II listed (1343861). Circa 1700, altered early C19. Painted brick and plain tiled roof. Two storeys on plinth with plat band, boxed eaves, 3 hipped dormers and stacks to left and right. Irregular fenestration of 3 sash windows and 1 tripartite sash, ground floor openings gauged and keyed: half-glazed door with rectangular fan-light and flat hood to centre right.
TQ 86 NE 162	Listed Building	c. 500m SSW	Post Medieval	Pheasant Farmhouse. Grade II listed (1061047). An early C19 front to an older building that has mostly been rebuilt, but some ceiling beams remain inside. 2 storeys and attics painted brick. Tiled roof with 3 hipped dormers. Eaves cornice. Brick stringcourse. 4 sashes with glazing bars missing, one of which is a 3-light sash. Trelliswork wooden porch.
TQ 86 NE 146	Monument	c. 500m NW	Bronze Age / Iron Age	Field system. A 2011 excavation by SWAT Archaeology found ditches that could have formed part of a field system.
TQ 86 NE 147	Monument	c. 500m NW	Roman	Possible Roman creation. A 2011 excavation by SWAT Archaeology found an isolated post hole dated to the Roman period and an undated cremation that could also be of Roman date were found.
TQ 96 NW 110	Monument	c. 430m NNE	Medieval	Early Medieval activity at The Street, Iwade. Evaluation in 1997 by Canterbury Archaeological Trust found five roughly bowl-shaped features contained daub and pottery sherds indicating an early medieval date. The fills also contained much charcoal, together with both slag and hammerscale, indicating ironworking. The features probably represent either ploughed-out ash pits, metalworking hearths or fire pits.
TQ 96 NW 111	Monument	c. 430m NNE	Neolithic / Bronze Age	Possible Neolithic or Bronze Age cremation burial at The Street, Iwade. Excavation by Canterbury Archaeological Trust in 1997 found an isolated, shallow, flat-bottomed pit at the east end of the site, which contained four sherds of a flint-tempered Deverell-

				Rimbury type pottery vessel of Bronze Age date, a flint flake and charcoal No bone was seen, but it is thought likely that the feature was a solitary cremation burial although a hearth is also possible. A mid-late Bronze Age field system (TQ 96 NW 102) was found to the south of the area, and prehistoric features were found at Area III to the immediate north (TQ 96 NW 105)
TQ 96 NW 114	Findspot	c. 490m N	Medieval / Post Medieval	A small quantity of pottery sherds dating from the late 12th to 16th century found during a 2003 evaluation at Plantation House by Archaeology South-East.
TQ 96 NW 113	Findspot	c. 490m N	Bronze Age	A small quantity of hard hammer struck flints dated to the late Bronze Age found during a 2003 evaluation at Plantation House by Archaeology South-East.
TQ 96 NW 108	Monument	c. 490m N	Roman	Two sherds of Roman pottery found during the 1999 excavation by the Canterbury Archaeological Trust.
TQ 96 NW 109	Monument	c. 490m N	Medieval	Medieval activity found during the 1999 excavation by the Canterbury Archaeological Trust. Ditches of medieval date were found. It is probable that these were cut for drainage on the heavy clay. They appear to have been deliberately infilled. A hearth and scorched areas perhaps indicate rural crafts, possibly metalworking indicated in an evaluation of 1997. A presumed area of hard standing was uncovered but its specific function could not be ascertained. Oyster shell was found in several areas, including one obvious deliberate dump. Pottery totalled 167 sherds, of which 2 were Roman (TQ 96 NW 108), the rest mainly dating from c.1150-c.1300

Figure 12: KHER Monument Record

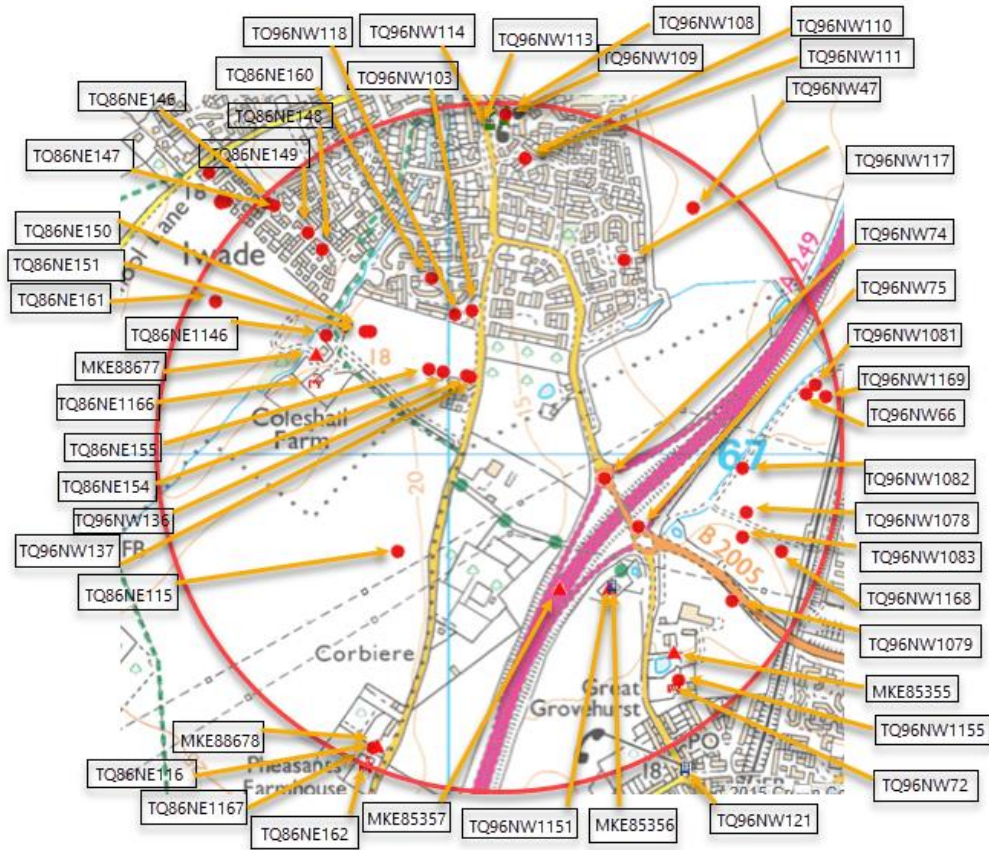


Figure 13: KHER Monuments Map

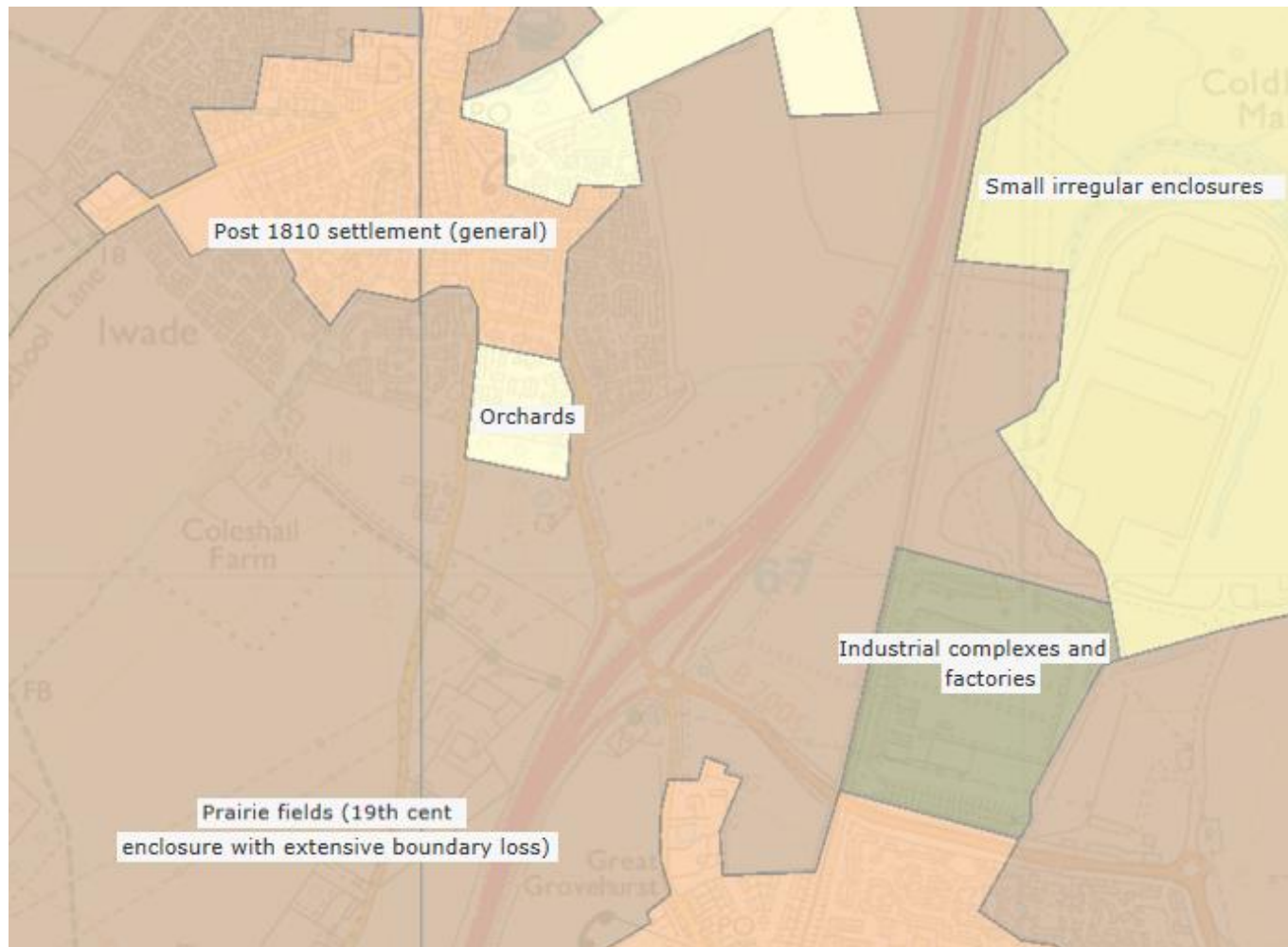


Figure 14: KHER Historic Landscape Character

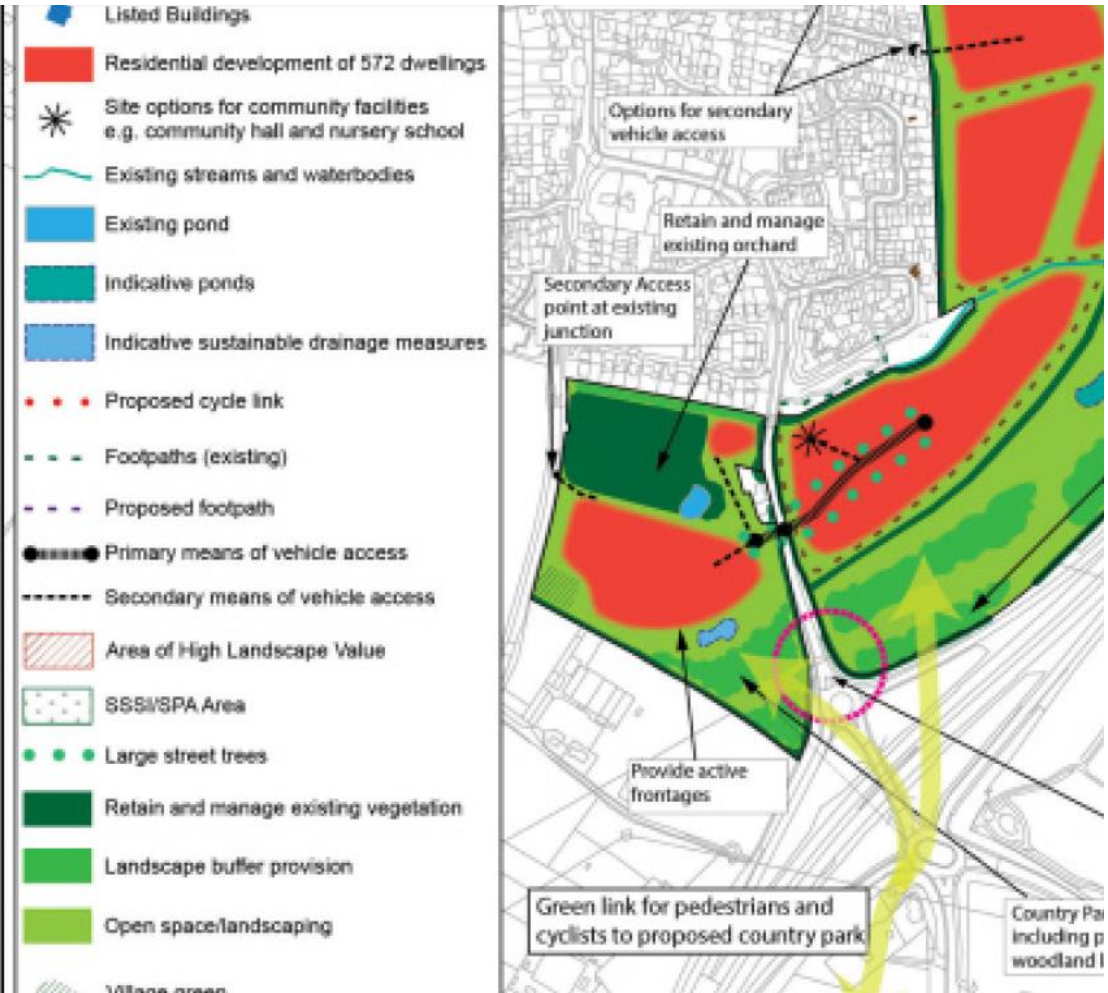


Figure 15: Swale Borough Council – Bearing Fruits Local Plan Potential Development Area



Plate 1: 1940 (Google Earth)



Plate 2: 1960 (Google Earth)



Plate 3: 1990 (Google Earth)



Google Earth
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Plate 4: 2003 (Google Earth)



Plate 5: 2007 (Google Earth)



Plate 6: 2011 (Google Earth)



Plate 7: 2013 (Google Earth)



Plate 8: 2015 (Google Earth)



Plate 9: View across the site from the western boundary (facing E)



Plate 10: View across the site from south western corner (facing NE)



Plate 11: View of southern boundary ditch (facing ESE)



Plate 12: View along western boundary (facing NNE)



Plate 13: View of the orchard beyond the northern boundary (facing ENE)



Plate 14: View from Pond Farm (facing SW)



Plate 15: View of Pond Farm (facing NW)



Plate 16: View across the site from Grovehurst Road (facing W)



Plate 17: View of the southern boundary (facing SW)