

ARCHAEOLOGICAL DESK BASED ASSESSMENT

Watermill Bridge, Enborne Row, Hampshire

JCH01343
Watermill Bridge,
Enborne Row
Version 2
October 2021

Quality Management

Version	Status	Authored by	Reviewed by	Approved by	Date
Version 2	Draft for Comment	AR	DH	DH	10/2021

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Prepared by:

RPS

Alistair Robertson MA (Joint Hons) MCifA
Senior Associate Director

20 Farringdon Street
London, EC4A 4AB

T +44 20 3691 0500

E alistair.robertson@rpsgroup.com

Prepared for:

Bewley Homes

EXECUTIVE SUMMARY

- The site of Watermill Bridge at Wash Common, Enborne Row has been assessed for its below ground archaeological potential.
- The assessment provides a review of the site`s below-ground archaeological potential and addresses the information requirements of national, regional and local planning policy.
- In terms of designated archaeological assets, no World Heritage Sites, Scheduled Monuments, Historic Wrecks or Historic Battlefields lie within the study site and there would be no indirect impact on any such assets in the wider landscape.
- This assessment has identified that the study site can be considered to have a known potential for remains associated with former mill buildings shown on historic mapping and structures associated with the extant farmstead complex. There is also a moderate potential for Medieval remains, and a low to moderate potential for all remaining past periods of human activity within the study site.
- Any such remains would likely be considered of overall Low/Local significance.
- In the event that the Local Planning Authority requires further archaeological mitigation, it is recommended that any such mitigation required could follow the granting of planning consent secured by an appropriately worded archaeological planning condition.

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1 INTRODUCTION AND SCOPE OF STUDY

- 1.1 This below ground archaeological desk-based assessment has been prepared by RPS Heritage on behalf of Bewley Homes in support of development of land known as Watermill bridge at Wash Common, Enborne Row.
- 1.2 The site, also referred to as the study site, is centred at NGR SU 44820 63230 within the administrative area of Basingstoke & Deane District and currently comprises approximately 23 ha of farmland.
- 1.3 In accordance with relevant policy and guidance on archaeology and planning, and in accordance with the 'Standard and Guidance for Historic Environment Desk-Based Assessments' (Chartered Institute for Archaeologists October 2020), this assessment draws together the available archaeological, topographic and land-use information in order to clarify the archaeological potential of the site.
- 1.4 This desk-based assessment comprises an examination of evidence on the Hampshire and West Berkshire Historic Environment Records (HERs), and other sources, and includes the results of a comprehensive map regression exercise.
- 1.5 This assessment thus enables relevant parties to assess the archaeological potential of the site and to consider the need for design, civil engineering, and/or archaeological solutions to the archaeological potential identified.

2 PLANNING BACKGROUND AND DEVELOPMENT PLAN FRAMEWORK

- 2.1 National legislation regarding archaeology, including scheduled monuments, is contained in the Ancient Monuments and Archaeological Areas Act 1979, amended by the National Heritage Act 1983 and 2002, and updated in April 2014.
- 2.2 In March 2012, the government published the National Planning Policy Framework (NPPF), which was most recently revised in July 2021. The NPPF is supported by the National Planning Practice Guidance (NPPG), which was published online 6th March 2014 and has since been periodically updated.
- 2.3 The NPPF and NPPG are additionally supported by three Good Practice Advice (GPA) documents published by Historic England: GPA 1: The Historic Environment in Local Plans; GPA 2: Managing Significance in Decision-Taking in the Historic Environment (both published March 2015). The second edition of GPA3: The Setting of Heritage Assets was published in December 2017.

National Planning Policy

- 2.4 Section 16 of the NPPF, entitled 'Conserving and Enhancing the Historic Environment' provides guidance for planning authorities, property owners, developers and others on the conservation and investigation of heritage assets. Overall, the objectives of Section 16 of the NPPF can be summarised as seeking the:
- Delivery of sustainable development;
 - Understanding the wider social, cultural, economic and environmental benefits brought by the conservation of the historic environment;
 - Conservation of England's heritage assets in a manner appropriate to their significance; and
 - Recognition that heritage makes a contribution towards our knowledge and understanding of the past.
- 2.5 Section 16 of the NPPF recognises that intelligently managed change may sometimes be necessary if heritage assets are to be maintained for the long term. Paragraph 194 states that planning decisions should be based on the significance of the heritage asset and that level of detail supplied by an applicant should be proportionate to the importance of the asset and should be no more than sufficient to review the potential impact of the proposal upon the significance of that asset.
- 2.6 *Heritage Assets* are defined in Annex 2 of the NPPF 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. It includes designated heritage assets and assets identified by the local planning authority (including local listing).
- 2.7 Annex 2 also defines *Archaeological Interest* as a heritage asset which holds, or potentially holds, evidence of past human activity worthy of expert investigation at some point.
- 2.8 A *Nationally Important Designated Heritage Asset* comprises a: World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation.
- 2.9 *Significance* is defined as: 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.

- 2.10 *Setting of a heritage asset* is defined 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. 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.
- 2.11 In short, government policy provides a framework which:
- Protects nationally important designated Heritage Assets;
 - Protects the settings of such designations;
 - In appropriate circumstances seeks adequate information (from desk based assessment and field evaluation where necessary) to enable informed decisions;
 - Provides for the excavation and investigation of sites not significant enough to merit *in-situ* preservation.
- 2.12 The NPPG reiterates that the conservation of heritage assets in a manner appropriate to their significance is a core planning principle, requiring a flexible and thoughtful approach. Furthermore, it highlights that neglect and decay of heritage assets is best addressed through ensuring they remain in active use that is consistent with their conservation. Importantly, the guidance states that if complete, or partial loss of a heritage asset is justified, the aim should then be to capture and record the evidence of the asset's significance and make the interpretation publicly available. Key elements of the guidance relate to assessing harm. An important consideration should be whether the proposed works adversely affect a key element of the heritage asset's special architectural or historic interest. Additionally, it is the degree of harm, rather than the scale of development, that is to be assessed. The level of 'substantial harm' is considered to be a high bar that may not arise in many cases. Essentially, whether a proposal causes substantial harm will be a judgment for the decision taker, having regard to the circumstances of the case and the NPPF. Importantly, harm may arise from works to the asset or from development within its setting. Setting is defined as the surroundings in which an asset is experienced and may be more extensive than the curtilage. A thorough assessment of the impact of proposals upon setting needs to take into account, and be proportionate to, the significance of the heritage asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.
- 2.13 In considering any planning application for development, the planning authority will be mindful of the framework set by government policy, in this instance the NPPF, by current Development Plan Policy and by other material considerations.

Local Planning Policy

Basingstoke & Deane District

- 2.14 Basingstoke & Deane Borough Council adopted their Local Plan 2011-2029 on 26th May 2016, which provides the following planning policy relevant to archaeology within the Borough:

Policy EM11 – The Historic Environment

All development must conserve or enhance the quality of the borough's heritage assets in a manner appropriate to their significance.

Development proposals which would affect designated or non-designated heritage assets will be permitted where they:

a) Demonstrate a thorough understanding of the significance of the heritage asset and its setting, how this has informed the proposed development, and how the proposal would

impact on the asset's significance. This will be proportionate to the importance of the heritage asset and the potential impact of the proposal;

b) Ensure that extensions and/or alterations respect the historic form, setting, fabric and any other aspects that contribute to the significance of the host building;

c) Demonstrate a thorough understanding of the significance, character and setting of conservation areas and how this has informed proposals, to achieve high quality new design which is respectful of historic interest and local character;

d) Conserve or enhance the quality, distinctiveness and character of heritage assets by ensuring the use of appropriate materials, design and detailing; and

e) Retain the significance and character of historic buildings when considering alternative uses and make sensitive use of redundant historic assets.

Relevant National and Local Designations

- 2.15 In terms of relevant designated heritage assets, as defined above and as shown on Figure 2a, no designated World Heritage Sites, Scheduled Monuments, Historic Battlefield sites or Historic Wreck sites lie within the study site.
- 2.16 The southern boundary of the Registered Battlefield of Newbury 1643 (ref: 1000026) is located approximately 500m north of the study site.
- 2.17 In terms of relevant local designations, the study site is not located within an Area of Archaeological Potential as defined by the Hampshire Historic Environment Record.

3 GEOLOGY AND TOPOGRAPHY

Geology

- 3.1 The solid geology of the study site is shown by the British Geological Survey (BGS Online 2020) as London Clay formation (Clay, Silt & Sand). This is overlain by bands of Alluvium (Clay, Silt, Sand and Gravel) along the routes of watercourses and elsewhere by Beenham Grange gravel member (Sand and Gravel).
- 3.2 Historic borehole data confirms the above, with 0.3m topsoil overlying approximately 1m thickness of sand and flint gravel, overlying sandy clay recorded in the northwest part of the site (BGS Online 2020).

Topography

- 3.3 The study site occupies the southern slope of the valley of the River Enborne. The topography of the study site comprises gently undulating land with an overall slope downwards from southwest to northeast, from approximately 98m AOD (above Ordnance Datum) to 91m AOD.
- 3.4 Two watercourses cross the site from south to north, draining into the River Enborne that forms the site's northern boundary.

4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND WITH ASSESSMENT OF SIGNIFICANCE

Timescales used in this report

Prehistoric

Palaeolithic	900,000 -	12,000 BC
Mesolithic	12,000 -	4,000 BC
Neolithic	4,000 -	2,500 BC
Bronze Age (including Chalcolithic)	2,500 -	800 BC
Iron Age	800 -	AD 43

Historic

Roman	AD 43 -	410
Saxon/Early Medieval	AD 410 -	1066
Medieval	AD 1066 -	1485
Post Medieval	AD 1486 -	1799
Modern	AD 1800 -	Present

Introduction

- 4.1 This chapter reviews the available archaeological evidence for the study site and the archaeological/historical background of the study site and surrounding area, and, in accordance with NPPF, considers the potential for any as yet to be discovered archaeological evidence on the study site prior to any assessment of any later development or below ground impacts.
- 4.2 What follows comprises a review of known archaeological assets within a 1km radius of the study site (Figs. 2a-b), also referred to as the study area, held on the Hampshire and West Berkshire Historic Environment Records (HERs), together with a historic map regression exercise charting the development of the study area from the 18th century onwards until the present day.
- 4.3 The map regression exercise has demonstrated that the study site has predominantly comprised open land since at least the 18th century up to the present day.
- 4.4 Chapter 5 subsequently considers the site conditions, later development and below ground impacts, and whether the proposed development is likely to impact archaeological assets and potential archaeological assets identified below.

Previous Archaeological Work

- 4.5 No archaeological fieldwork is recorded on the study site in the Hampshire HER. The site and its environs were included within the catchment of the National Mapping Programme (NMP), under the 'Hampshire Kennet' sub-unit, which examined aerial photographs and transcribed archaeological features identified onto maps. A small number of linear features identified by the NMP are present within the site boundary, however they appear to correspond with field boundaries on 19th century maps.

Early Prehistoric – Palaeolithic & Mesolithic

- 4.6 Palaeolithic evidence in the area comprises a small number of handaxes recovered from gravel pits, including two Lower Palaeolithic handaxes found in the general area of Sandpit Hill to the north of the site (MWB9114, SU 45330 63780; MWB9111, SU 45700 64100), and a further example found at Wash Common (MWB10675, SU 45 64).
- 4.7 There is no clear evidence for Mesolithic activity recorded within the 1km study area around the site.
- 4.8 The presence of Early Prehistoric material can be notoriously difficult to predict and is typically dependent upon the presence of an appropriate underlying geology sequence (such as terrace gravels or brickearth), as well as suitable topography and access to nearby resources.
- 4.9 Whilst it is possible that early Prehistoric artefacts could be contained within the underlying gravels on the site, these would likely comprise only residual isolated artefacts.
- 4.10 Overall, a generally low archaeological potential can be suggested at the site for Palaeolithic and Mesolithic remains, although the potential presence of residual flintwork artefacts within the underlying gravels cannot be entirely discounted.

Neolithic & Bronze Age

- 4.11 The HER records Neolithic flint debitage at the southern boundary of the site, however the NGR for the find is only approximate (33801, 44700 163000). The sole remaining Neolithic entry is two axeheads and a core retrieved in the vicinity of Wash Common in the early 20th century (MWB10675, SU 45 64).
- 4.12 A middle Bronze Age spearhead with part of a wooden shaft was found in watercress beds, c. 200m east of the study site (MWB10146, SU 455 633).
- 4.13 A Bronze Age socketed axe and perforated hammerstone were found at Sandpit Hill, c. 500m north of the study site (MWB1548, 45330 63780).
- 4.14 The HER evidence for these periods comprises a small number of findspots, with no settlement remains recorded within 1km of the site. Overall, a low to moderate archaeological potential can be ascribed to the site for Neolithic and Bronze Age remains.

Iron Age and Roman

- 4.15 The study site lies remote from the main Roman road from Silchester to Cirencester which crosses the River Kennet near Thatcham. Nevertheless, stray finds and more systematic archaeological fieldwork evidences the clearance, settlement and farming of the landscape across the Kennett/Enborne watershed.
- 4.16 Romano-British pottery and linear features were found between Great Pen Wood and the dismantled railway c.500m south of the study site; possibly representing evidence of small scale industrial or settlement activity (56946, 445200 162600).
- 4.17 Chance discoveries and a subsequent excavation in the 1940s identified a late Iron Age/Roman settlement site at Horris Hill c. 900m east of the study site (21342, SU 446130 162970). Subsequent metal detecting activity (HER 42789) found further evidence of Roman activity comprising 30 Roman coins and a steelyard weight.
- 4.18 The study site is located within a late Iron Age and Roman agricultural landscape, however there is no current evidence to suggest the occurrence of a late Iron Age or Roman settlement within the study site itself. As such, a generally low to moderate archaeological potential can be identified for

settlement evidence from these periods. Evidence of land division or agricultural activity is most likely to be present.

Anglo-Saxon/Early Medieval & Medieval

- 4.19 No finds of Saxon date have been recorded within the 1km radius of the study site.
- 4.20 During the Medieval period, the site lay remote from the growing urban market centre at Newbury and within a landscape of scattered villages and farmsteads. The low density of evidence in the HER reflects the agricultural background to the site.
- 4.21 The Domesday Survey of 1086 records that the greater part of Sandleford parish was included in the manor of Ulvritone. An Augustinian Priory at Sandleford was founded between 1193 and 1202 on a site which already supported a religious settlement, c. 2.5km north-east of the study site.
- 4.22 The HER locates a sheep dip first documented in 1228 beyond the eastern boundary of the site (39328, 445300 163300).
- 4.23 Archaeological investigations associated with the A34 Newbury Bypass recorded a Medieval pottery and tile production site c.600m north of the site, comprising five ditches/gullies, two groups of intercutting pits and two possible clamp kilns with an associated spread of burnt material (MWB15463, SU 44342 64028). A findspot of Medieval pottery is also recorded c. 200m south of the study site (65365, 444800 162800), and Medieval tile was found c. 200m west of the site (65366, 444200 163400).
- 4.24 Dispersed areas of ridge and furrow of possible Medieval date are also seen as earthworks and cropmarks to the north and south of Enborne Street (MWB17693).
- 4.25 The paucity of Anglo-Saxon/Early Medieval evidence on the HER within the study area indicates a low archaeological potential for remains from this period on the study site.
- 4.26 A moderate potential can be identified for Medieval evidence, although if present this is likely to reflect agricultural rather than settlement activity.

Post Medieval & Modern (including map regression exercise)

- 4.27 The HER records the demolished buildings and an embankment associated with Wash Mill within the study site (33038, 444700 163000).
- 4.28 The site of the first Battle of Newbury of 1643 is a listed Registered Battlefield, c. 750m north of the study site (Registered List Entry No 1000026;MWB15762 SU 45451 65490). The Royalists attacked the defensively positioned Parliamentarians early on 20 September 1643, fighting them from hedge to hedge across Round Hill. However, the King's troops tried an outflanking move close to the River Kennet but were beaten back, and the Royalists withdrew, allowing the Parliamentarian's to proceed to London.
- 4.29 An 1884 history of Newbury's Civil War battles included a report of several human skeletons taken out of the bed of the River Enborne c.100m east of the study site boundary, when the mill-dam was constructed 'many years before'; possibly connected to the First Battle of Newbury (MWB16153, SU 45431 63298).
- 4.30 During the later Post Medieval and Modern periods, our understanding of settlement, land-use and the utilisation of the landscape is enhanced by cartographic and documentary sources, which can give additional detail to data contained within the HER.

ARCHAEOLOGICAL DESK BASED ASSESSMENT

- 4.31 The earliest cartographic source shown is the 1759 Taylor Map of Hampshire (Fig. 3). Although at a limited scale, the approximate location of the study site can be seen at the confluence of a watercourse with the 'Auborn River' (now River Enborne) at its northern boundary. 'Sheepwash or Monks Hill' is labelled adjacent. Aside from the watercourses, no other features are evident to indicate settlement on the site. A precursor of the A343 Andover Road is shown at the site's eastern boundary. The study site is similarly depicted on the 1791 Milne Map (Fig. 4).
- 4.32 The 1808 Ordnance Survey Drawing (Fig. 5) provides additional detail and a number of buildings labelled 'Wash Mill' are shown located centrally around the watercourses that cross the site. Elsewhere the site appears to be undeveloped and includes enclosed fields.
- 4.33 1837-40 Tithe Mapping (Fig. 5) shows the mill buildings and a large pond at the southern extent of the site, with a cottage located more centrally. The eastern portion of the site is divided into enclosed, generally rectilinear fields. The western portion of the site forms part of a large plot of undeveloped land and a trackway is shown crossing the area on a SW/NE alignment. The associated Tithe Award records those land parcels within the site as follows:

Land Parcel	Landowner	Occupant	Description	Land Use/Cultivation
522	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Arable
523	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Arable
524	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Arable
525	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Pasture
526	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Pasture
527	Robert Fosbury; John Fosbury; Benjamin Russell Baker. Trustees under the Will of James Poore Comyns	Leander Peaty	Common Allotment	Arable
528	Absalom Smith	Eleazer Batten	Meadow near the Bridge	Pasture
529	Ann Criswick	Eleazer Batten	Allotment of Common	Pasture
530	Earl of Carnarvon	Eleazer Batten	Goddards Allotment	Pasture
1051	Earl of Carnarvon Henry John George	Earl of Carnarvon Henry John George,	Lord Carnarvon's 2nd, 5th, 6th, and 7th allotment	-
1206	Bishop of Winchester; William Collier (lessee)	William Collier	House Mill etc.	Garden
1207	Bishop of Winchester; William Collier (lessee)	William Collier	Case Pickernells Allotment	-
1208	Bishop of Winchester; William Collier (lessee)	William Collier	The Ground	Arable

1209	Bishop of Winchester; Earl of Carnarvon (lessee)	William Brushwood	Goddards Meadow	Pasture
1210	Earl of Carnarvon Henry John George	William Brushwood	Goddards Meadow	Pasture
1211	William Brushwood	William Brushwood	Cottage Garden and Yard	Garden
1212	Bishop of Winchester; Earl of Carnarvon (lessee)	William Brushwood	Goddards Meadow	Pasture
1213	William Brushwood	William Brushwood	Edward Wimboulls Allotment	Garden

- 4.34 The 1873 Ordnance Survey map (Fig. 6) labels the mill as ‘Old Blanket Mill’ by this time. There is little change elsewhere on the site, although the western portion is depicted as plots of predominantly woodland/unimproved ground in contrast to the enclosed fields to the east. A footpath is also shown extending eastwards from the central cottage plot.
- 4.35 The 1895 Ordnance Survey map (Fig. 8) shows no notable changes within the site. The railway had been laid out by this time beyond the site’s western boundary.
- 4.36 By 1911 (Fig. 9) a new building has been added in the vicinity of the cottage located centrally within the site, and by 1936 (Fig. 10) the mill buildings are no longer shown; presumed demolished. Further structures have been added centrally and a gravel pit with adjacent enclosure is also depicted at the southern extent of the site at this time (HER ref: 58501).
- 4.37 The 1956 Ordnance Survey map (Fig. 11) indicates the woodland in the western portion of the site had been cleared for agriculture by this time. The 1971 Ordnance Survey map (Fig.12) labels the central complex of buildings as ‘Common Farm’ and a pond is depicted adjacent to the south. The previous gravel pit at the southern extent appears to have been infilled, along with removal of the enclosure. In the western portion of the site, there has been remodelling of field boundaries.
- 4.38 By 1999 (Fig. 13), further building additions have been made to the central farm complex. There are no subsequent changes of note on the site up to the present day (Fig. 14).
- 4.39 Historic mapping has demonstrated that the study site has remained predominantly undeveloped, open land since at least the 18th century up to the present day. Localised mill activity is depicted at the southern extent of the site from the early 19th century, along with a cottage plot located centrally that developed into a farmstead around the early 20th century.
- 4.40 The archaeological potential for these periods is considered to be limited to remains of the mapped mill buildings, along with former and extant structures associated with the central farmstead. Elsewhere, there is a low potential for Post Medieval/Modern remains of significance. Evidence of former field boundaries and agricultural/quarrying activity may be present.

Historic Landscape Characterisation

- 4.41 The available Hampshire Historic Landscape Characterisation (HLC) data records the study site generally within an area of regular assarts with straight boundaries (Fig. 2b). This indicates that the site was cleared for use as arable land during the Medieval period.

Assessment of Significance

- 4.42 Existing national policy guidance for archaeology (the NPPF as referenced in section 2) enshrines the concept of the ‘significance’ of heritage assets. Significance as defined in the NPPF centres on the value of an archaeological or historic asset for its ‘heritage interest’ to this or future generations.

- 4.43 No relevant nationally significant designated heritage assets as defined in the NPPF are recorded within the study site.
- 4.44 Based on current evidence, this assessment has identified a known potential for remains associated with the former mill buildings shown on historic mapping and structures associated with the extant farmstead. There is also a moderate potential for Medieval remains, and a low to moderate potential for all remaining past periods of human activity within the study site.
- 4.45 Whilst it is possible that archaeological remains could be present within the site, on the balance of probability, any remains, should they occur on the study site, would in the context of the Secretary of State’s non-statutory criteria for Scheduled Monuments (DCMS 2013) most likely be of overall local significance.
- 4.46 As identified by desk-based work, archaeological potential by period and the likely significance of any archaeological remains which may be present within the study site is summarised in table form below:

Period:	Identified Archaeological Potential and Likely Significance (if present):
Early Prehistoric (Palaeolithic & Mesolithic)	Low potential (although residual isolated artefacts within underlying gravels cannot entirely be discounted), Low (Local) Significance;
Neolithic & Bronze Age	Low to moderate potential, Low (Local) Significance;
Iron Age & Roman	Low to moderate potential, Low (Local) Significance;
Anglo-Saxon & Medieval	Low potential for Anglo-Saxon, Moderate (Regional) significance; Moderate potential for Medieval remains, Low (Local) significance;
Post Medieval & Modern	Known potential for mill & farmstead remains, Low (Local) significance

5 SITE CONDITIONS, THE PROPOSED DEVELOPMENT & REVIEW OF POTENTIAL DEVELOPMENT IMPACTS ON ARCHAEOLOGICAL ASSETS

Site Conditions

- 5.1 The study site currently comprises agricultural land to the south of Enborne Row, bounded to the southwest by the A34 Newbury Bypass, the southeast by the A343 Andover Road, and to the north by the River Enborne. A farmstead complex is located centrally, adjacent to watercourses banked by mature trees that cross the site on a S/N alignment, draining into the River Enborne (Fig. 14). East and west of the farmstead are enclosed arable fields. The site as a whole is bounded by mature trees.
- 5.2 Development of the farmstead and historic mill buildings can be considered to have had a localised severe impact on any underlying archaeological remains, through enabling works, and the cutting of foundations, services and other infrastructure.
- 5.3 Historic quarrying activity and excavation of ponds can be considered likely to have removed wholesale any archaeological remains once present at those locations.
- 5.4 Past agricultural land use will have had a moderate but widespread archaeological impact as a result of past ploughing, as well as the clearance of former areas of woodland to create arable fields.

Proposed Development

- 5.5 The study site is proposed for residential redevelopment.

Review of Potential Development Impacts on Archaeological Assets

- 5.6 In terms of designated archaeological assets, no World Heritage Sites, Scheduled Monuments, Historic Wrecks or Historic Battlefields lie within the study site and there would be no direct development impacts on such assets. The Registered Battlefield of the first Battle of Newbury of 1643 is located c. 750m north of the study site (Registered List Entry No 1000026). Due to the intervening distance, topography, Modern development and tree belt, no indirect effects of development are anticipated on the asset.
- 5.7 Based on current evidence, this assessment has identified a known potential for remains associated with the former mill buildings shown on historic mapping and structures associated with the extant farmstead. There is also a moderate potential for Medieval remains, and a low to moderate potential for all remaining past periods of human activity within the study site.
- 5.8 In view of the study site's archaeological potential and past, post-depositional impacts it is considered that the proposed development is unlikely to have a widespread or negative archaeological impact.

6 SUMMARY AND CONCLUSIONS

- 6.1 The site of Watermill Bridge at Wash Common, Enborne Row has been assessed for its below ground archaeological potential.
- 6.2 The assessment provides a review of the site`s below-ground archaeological potential and addresses the information requirements of national, regional and local planning policy.
- 6.3 In terms of designated archaeological assets, no World Heritage Sites, Scheduled Monuments, Historic Wrecks or Historic Battlefields lie within the study site and there would be no indirect impact on any such assets in the wider landscape.
- 6.4 This assessment has identified that the study site can be considered to have a known potential for remains associated with former mill buildings shown on historic mapping and structures associated with the extant farmstead complex. There is also a moderate potential for Medieval remains, and a low to moderate potential for all remaining past periods of human activity within the study site.
- 6.5 Any such remains would likely be considered of overall Low/Local significance.
- 6.6 In the event that the Local Planning Authority requires further archaeological mitigation, it is recommended that any such mitigation required could follow the granting of planning consent secured by an appropriately worded archaeological planning condition.

Sources Consulted

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Cartographic & Imagery

1759 Taylor Map of Hampshire

1791 Milne Map

1808 Ordnance Survey Drawing

1837 East Woodhay Parish Tithe Map

1873 Ordnance Survey Map

1895 Ordnance Survey Map

1911 Ordnance Survey Map

1936 Ordnance Survey Map

1956 Ordnance Survey Map

1971 Ordnance Survey Map

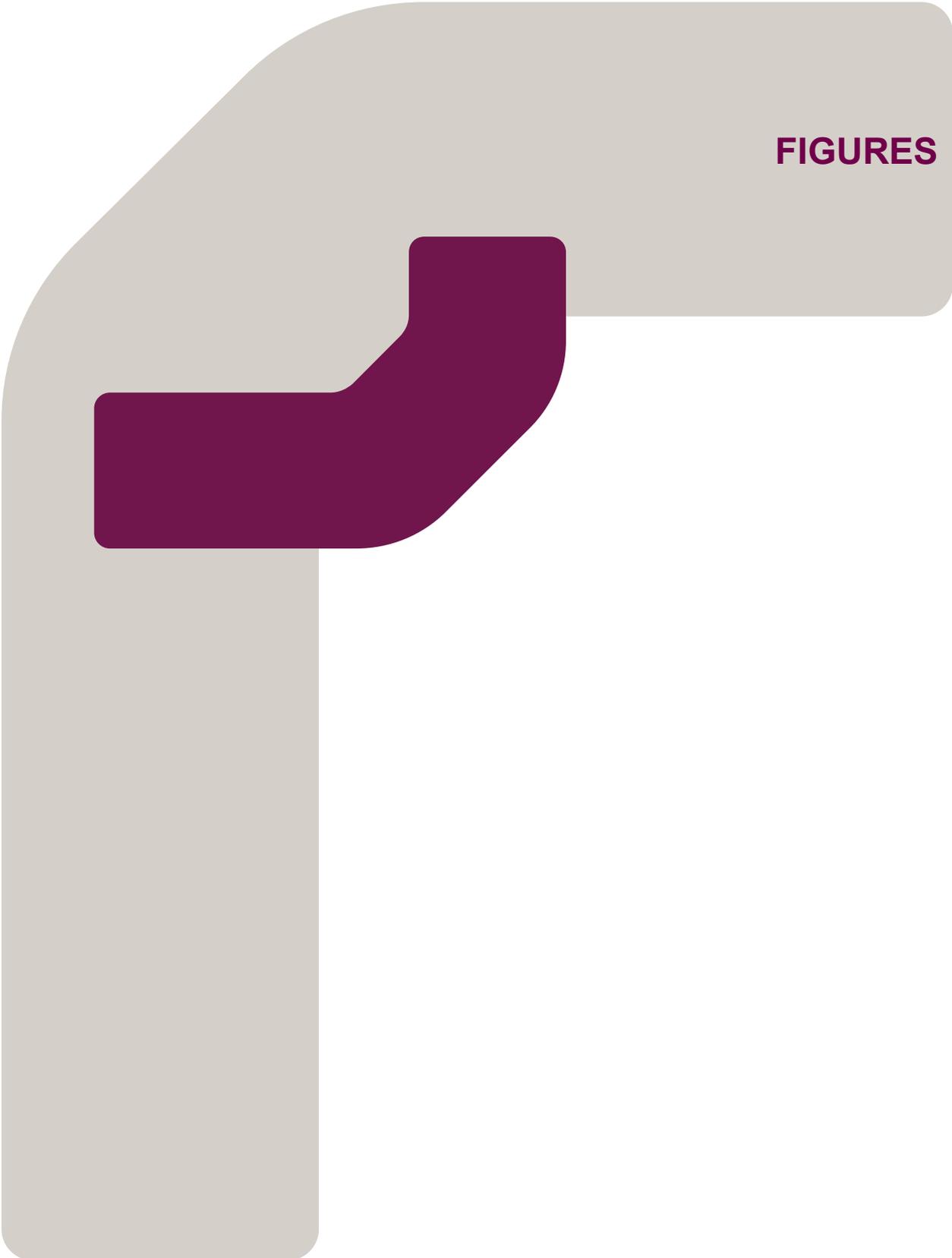
1999 Google Earth Image

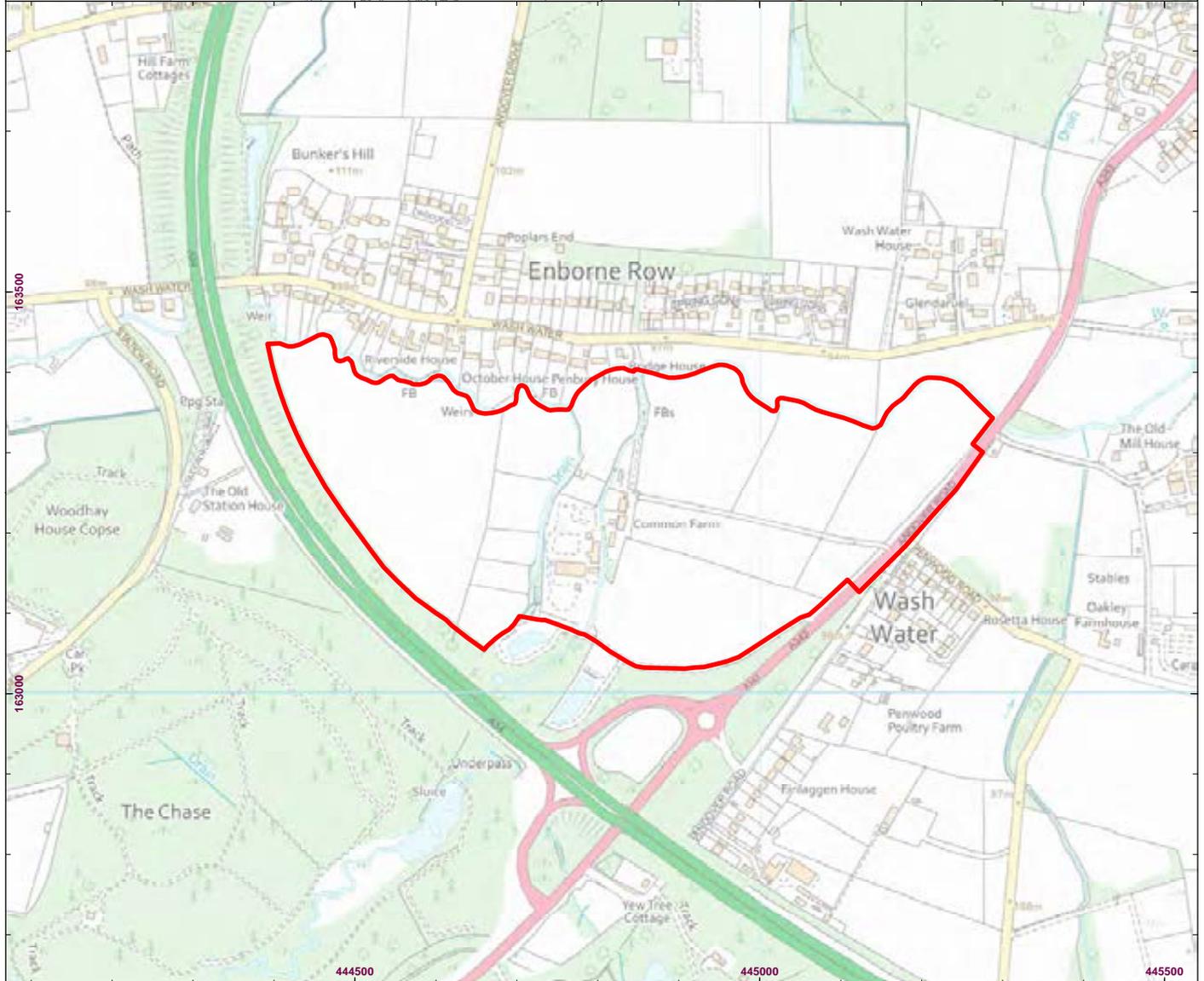
1999 Google Earth Image

2008 Google Earth Image

2020 Google Earth Image

FIGURES





Site Boundary

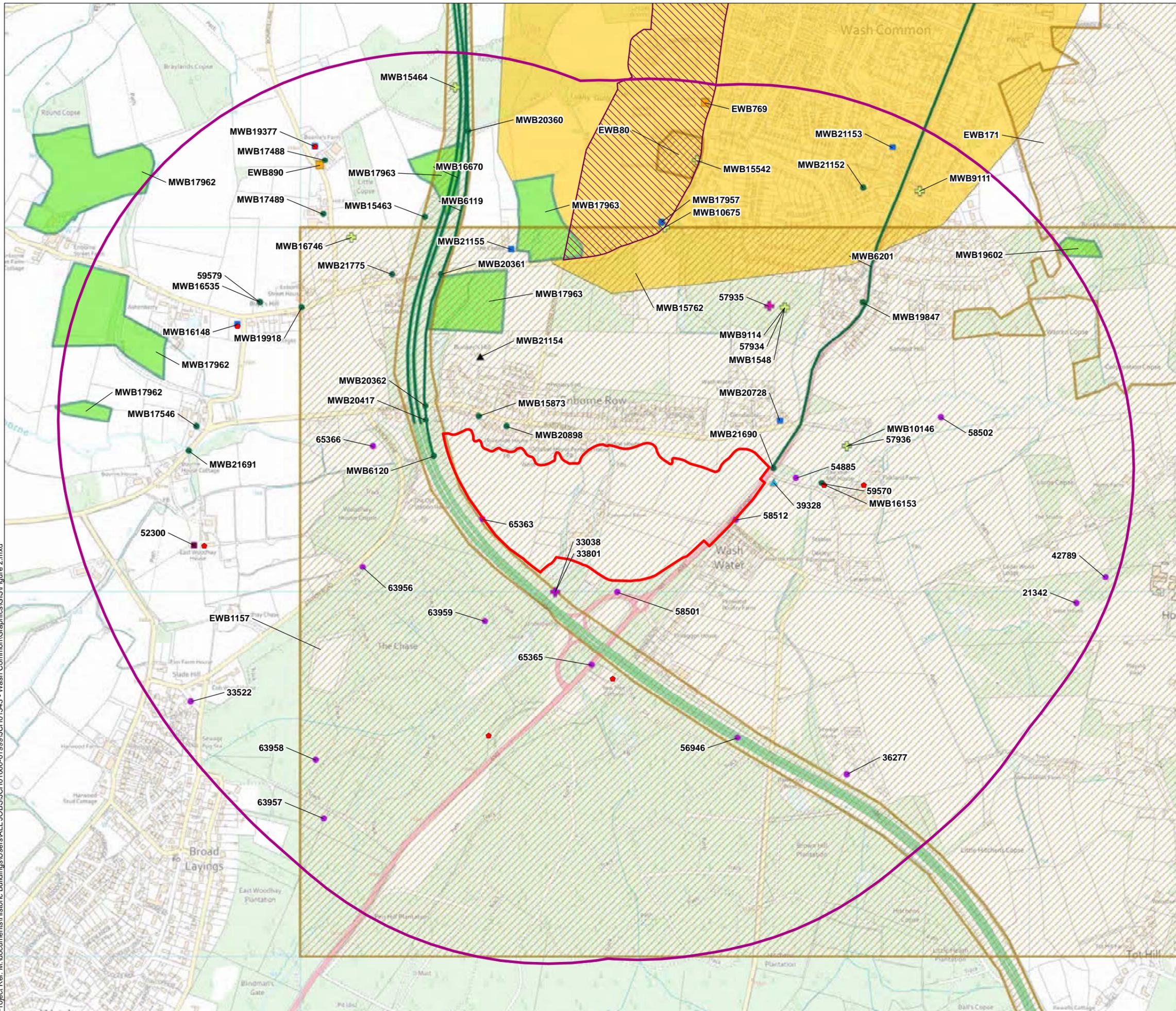


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Figure 1
Site Location

Project Ref: M:\documents\Historic Buildings\Users\ALL_JOBS\CH01000-01999\CH01343 - Wash Common\Graphics\GIS\Figure 2.mxd



Legend

- Site Boundary
- Search Radius 1km
- Designated Heritage Assets:**
- Listed Buildings
- Registered Battlefield**
- 1000026 Battle of Newbury 1643
- Non-designated Heritage Assets:**
- West Berkshire Monument (linear)
- West Berkshire Monument (point)**
- HER Building
- + FindSpot
- Monument
- ▲ Named Place
- Hampshire HER Monument (point)**
- + Findspot
- Monument
- ▲ Named Place
- Historic Parks and Gardens
- West Berkshire Monument (polygon)**
- Landscape
- Monument
- Previous Archaeological Work:**
- West Berkshire Event (linear)
- West Berkshire Event (point)
- West Berkshire Event (polygon)

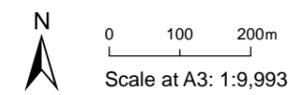
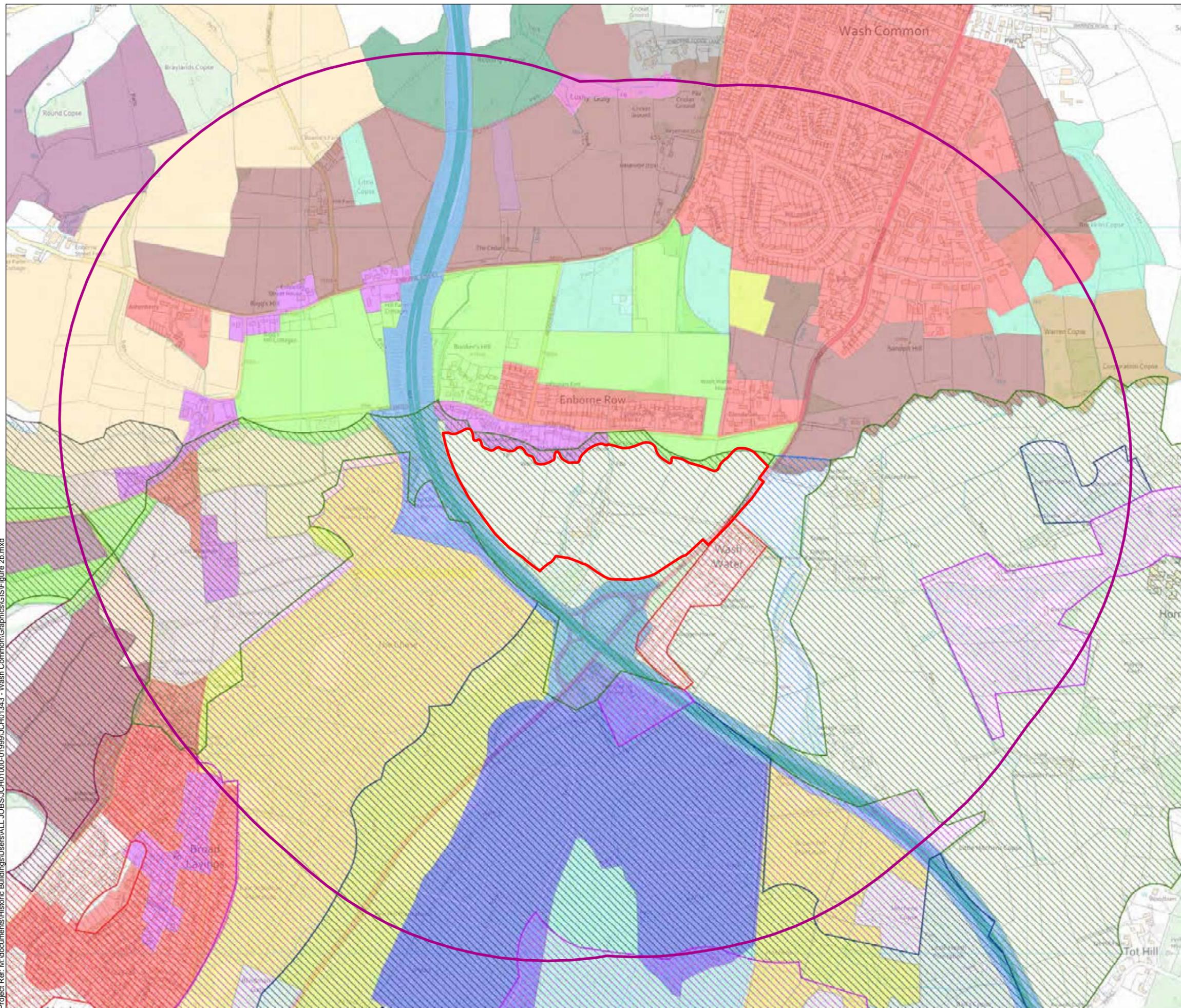


Figure 2a
 HER Plot
 (data from West Berkshire and Hampshire HER)

Project Ref: M:\documents\Historic Buildings\Users\ALL_JOBS\CH01000-01999\CH01343 - Wash Common\Graphics\GIS\Figure 2b.mxd



Legend

- Site Boundary
- Search Radius 1km

Historic Landscape Characterisation:

Hampshire HLC

- 19th century plantations (general)
- Marsh and rough grazing
- Medium irregular assarts and copses with wavy boundaries
- Post 1810 settlement (general)
- Regular assarts with straight boundaries
- Replanted assarted pre-1810 woodland
- Small regular fields with straight boundaries (parliamentary type enclosure)

West Berkshire & North Wessex Downs HLC

- amalgamated fields
- ancient woodland
- designed landscape
- historic settlement
- major roads
- old secondary woodland
- paddocks
- parliamentary enclosures
- plantation woodland
- pre18thC irregular fields
- pre18thC sinuous fields
- recent secondary woodland
- recent settlement growth
- reorganised fields
- replanted ancient woodland
- schools & colleges

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Scale at A3: 1:9,993



Figure 2b
HLC Plot
 (data from West Berkshire and Hampshire HER)



 Site Boundary (approximate)

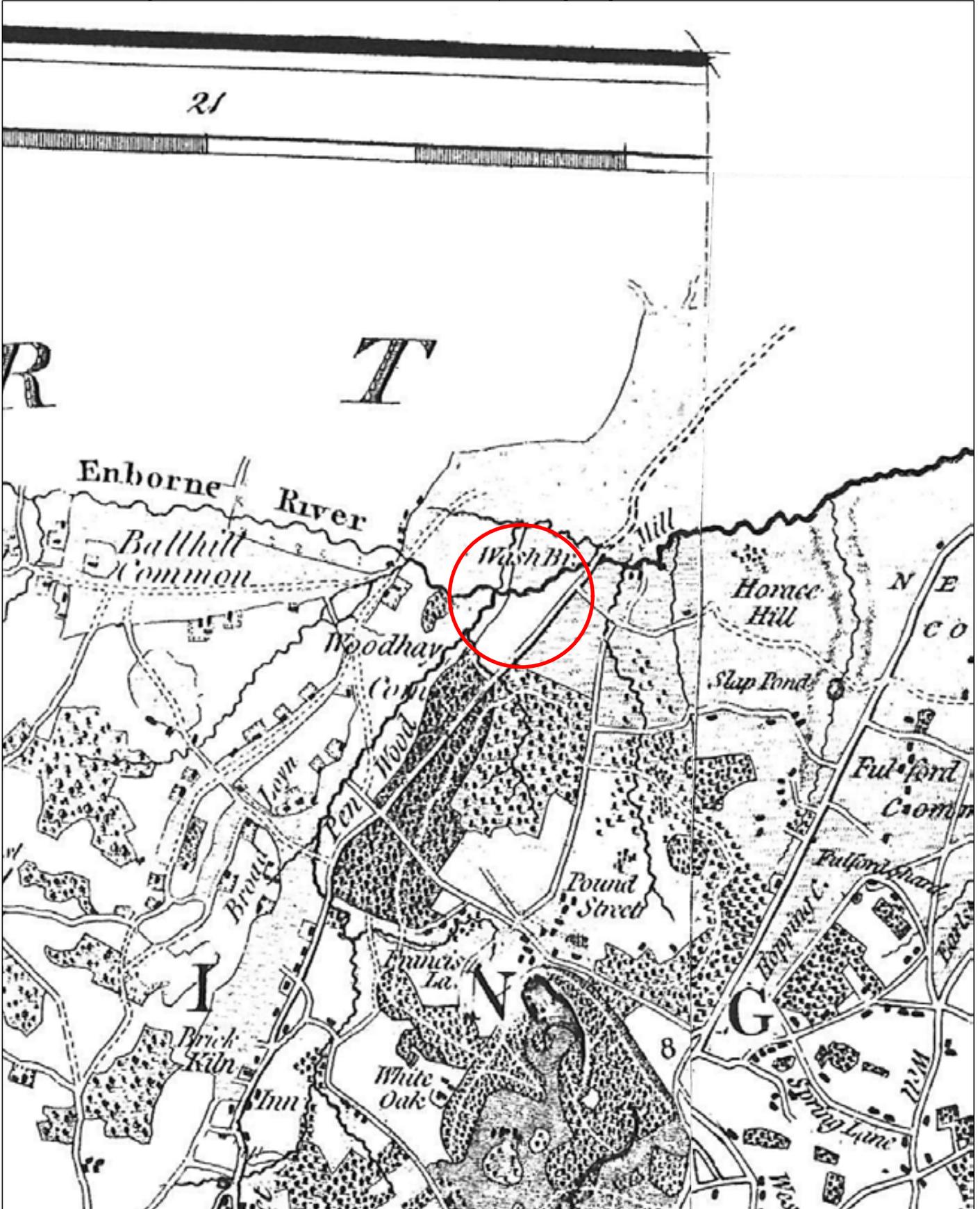


Not to Scale:
Illustrative Only



Figure 3

1759 Taylor Map



 Site Boundary (approximate)



Not to Scale:
Illustrative Only



Figure 4

1791 Miine Map



 Site Boundary (approximate)



Not to Scale:
Illustrative Only



Figure 5

1808 Ordnance Survey Map



 Site Boundary (approximate)



Not to Scale:
Illustrative Only



Figure 6
1837 East Woodhay, 1838
Highclere, 1839 Newbury, and
1840 Enbourne Tithe Maps



 Site Boundary

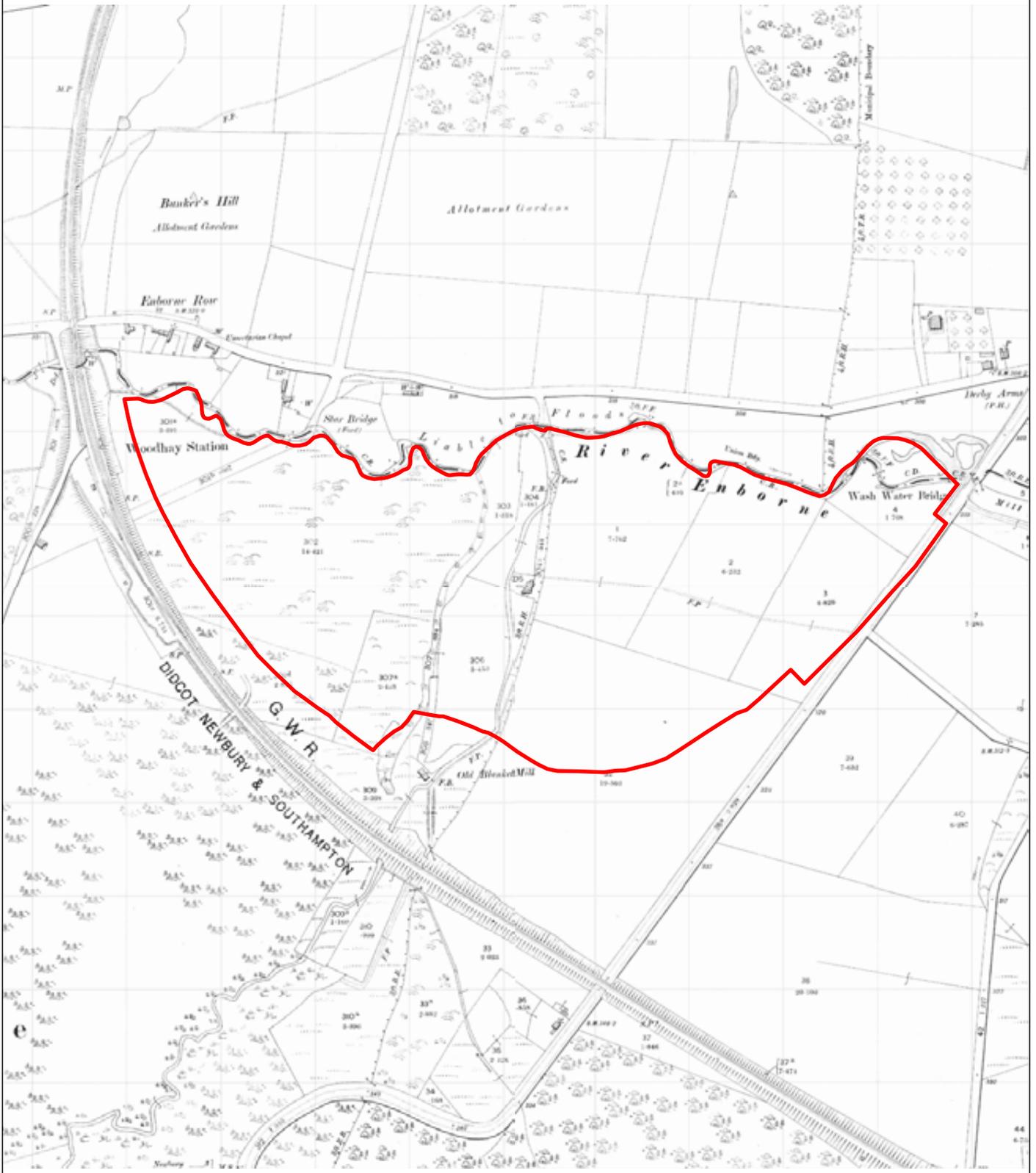


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Illustrative Only



Figure 7

1873 Ordnance Survey Map



 Site Boundary

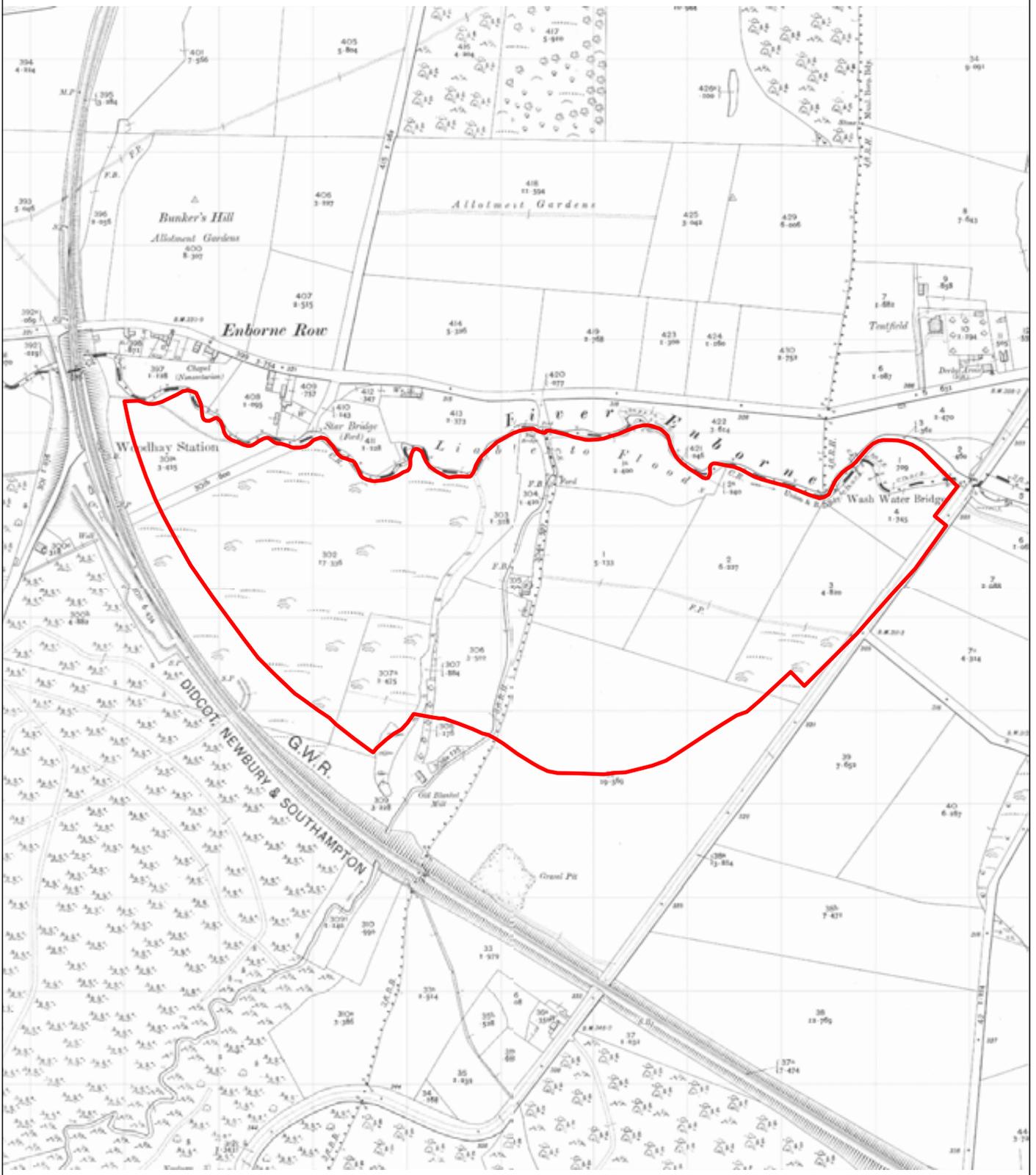


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Illustrative Only



Figure 8

1895 Ordnance Survey Map



 Site Boundary

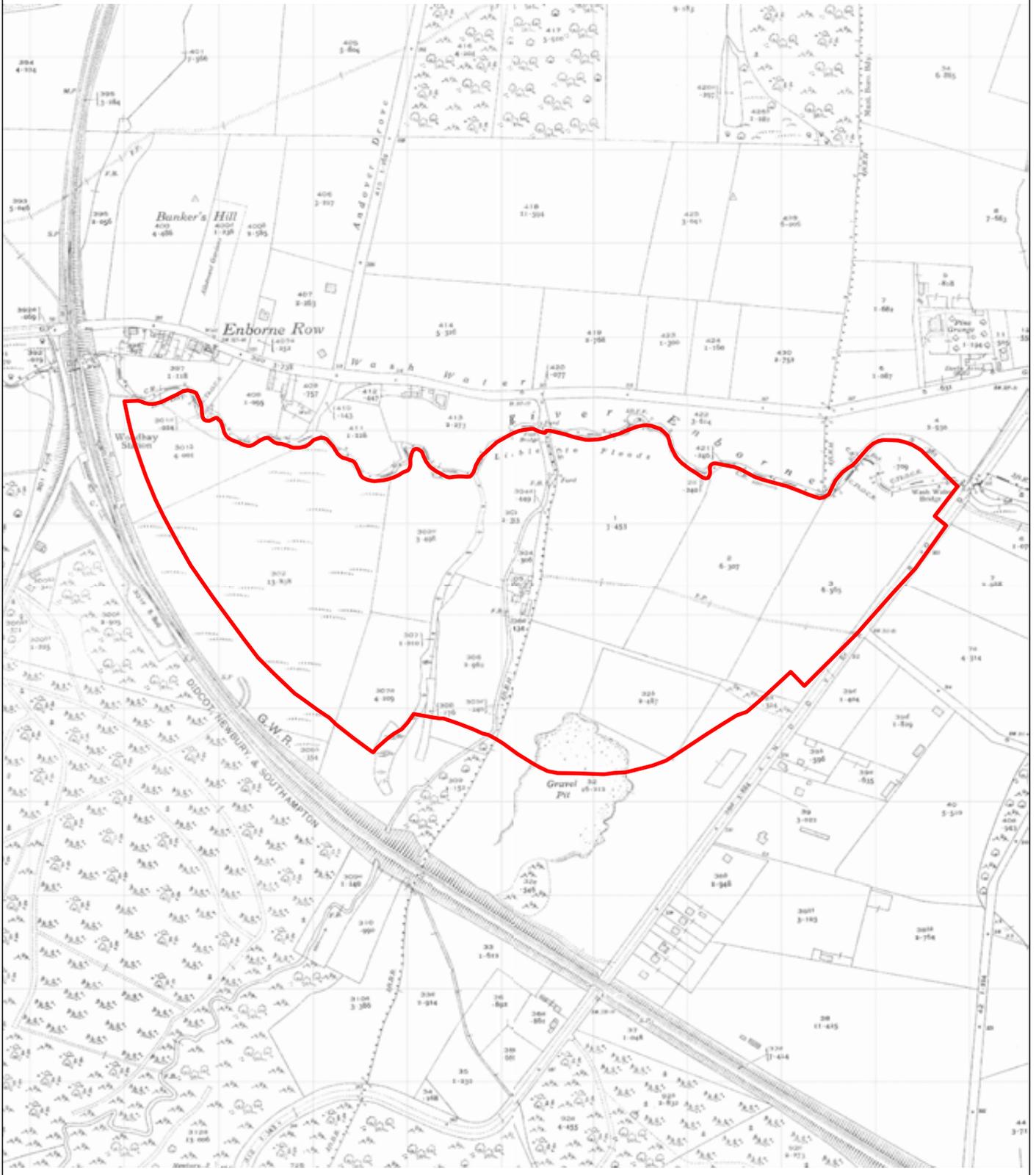


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Illustrative Only



Figure 9

1911 Ordnance Survey Map



 Site Boundary

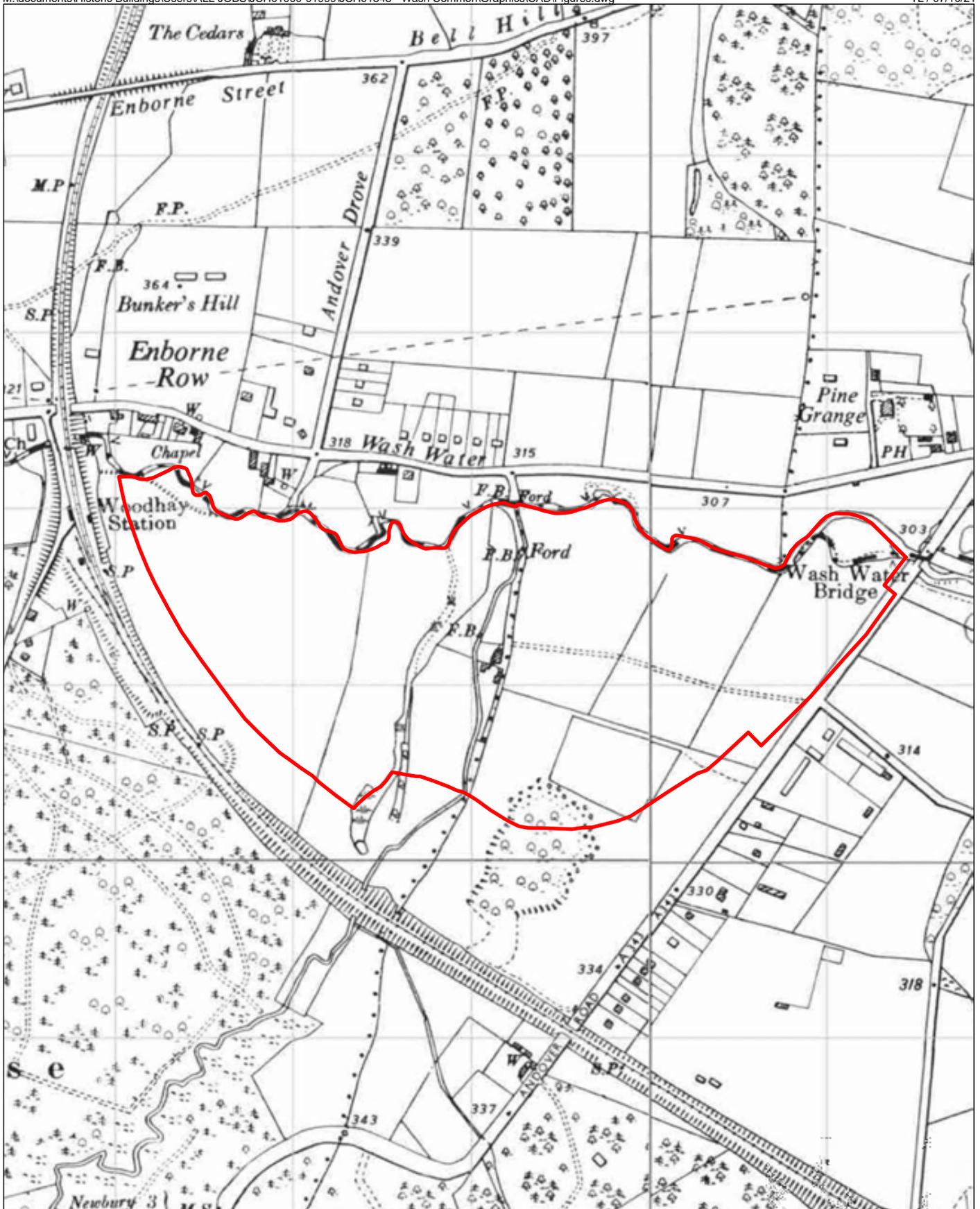


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Illustrative Only



Figure 10

1936 Ordnance Survey Map



 Site Boundary

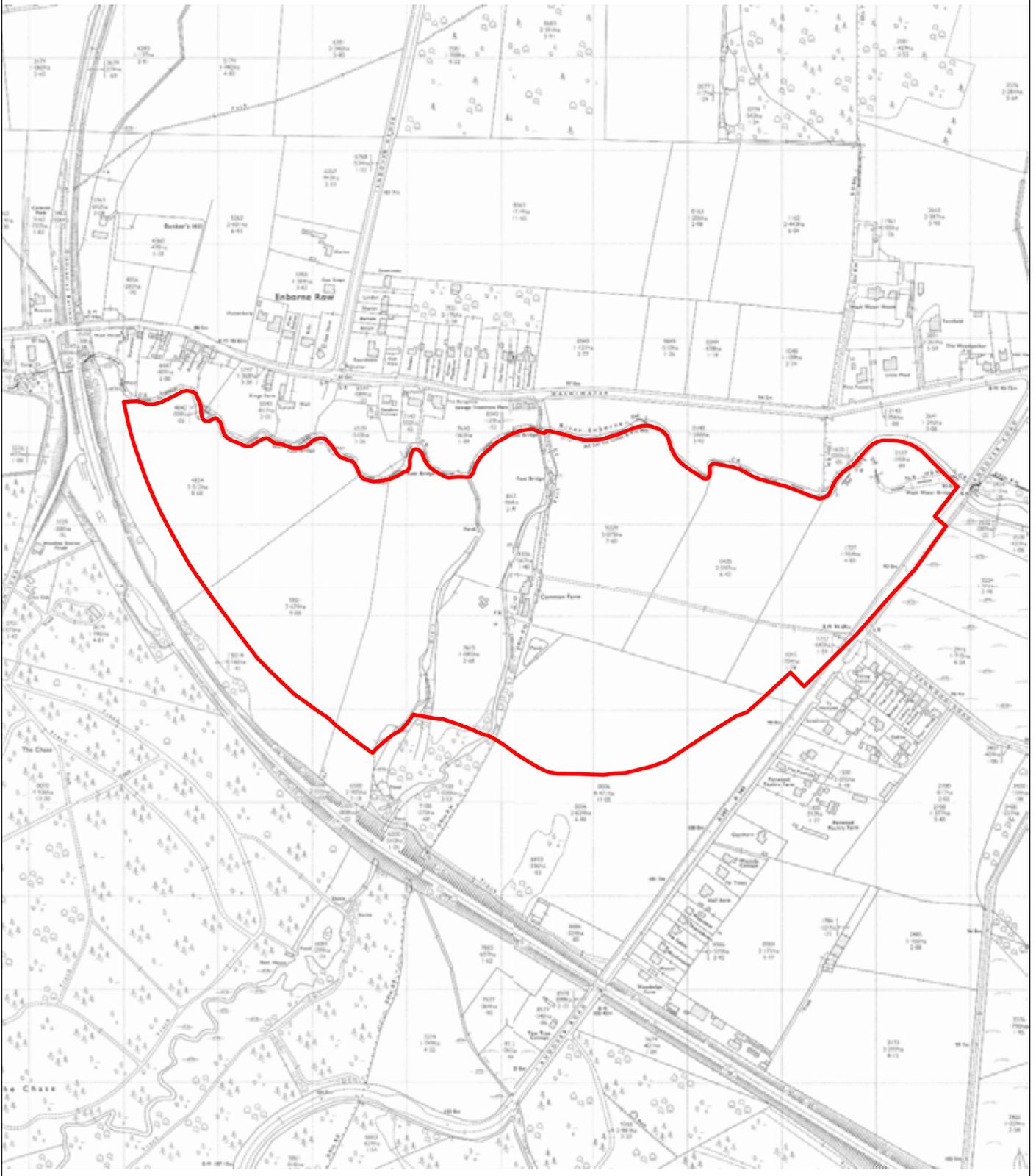


Not to Scale:
Illustrative Only



Figure 11

1956 Ordnance Survey Map



 Site Boundary



Not to Scale:
Illustrative Only



Figure 12

1971 Ordnance Survey Map



 Site Boundary



Not to Scale:
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Figure 13

1999 Google Earth Image



 Site Boundary



Not to Scale:
Illustrative Only



Figure 14

2020 Google Earth Image