

**Land to the Rear of 25 –  
27 Perrymount Road  
Haywards Heath  
Archaeological  
Evaluation**

Client: LTRO PERRYMOUNT LTD

NGR: 53303 12428

AB Heritage Project No: 62897

Site Code: PHH24

Date: 03/05/2024

## 25 – 27 PERRYMOUNT ROAD HAYWARDS HEATH

### Archaeological Evaluation

Client **LTRO PERRYMOUNT LTD**

Project Number **62897**

Prepared By **ASE**

Illustrated By **ASE**

Approved By **Sarah Bradley**

| Rev Number | Description | Undertaken | Approved | Date       |
|------------|-------------|------------|----------|------------|
| 1.0        | FINAL       | ASE        | SB       | 03/05/2024 |

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## EXECUTIVE SUMMARY

*In November 2023, AB Heritage was commissioned by LTRO Perrymount Ltd. to produce a Written Scheme of Investigation and to carry out an Archaeological Evaluation at Land to the rear of 25-27 Perrymount Road, Haywards Heath, West Sussex (National Grid Reference 53303 12428). The archaeological work on site was undertaken by staff from Archaeology South East (ASE) between the 18<sup>th</sup> and 19<sup>th</sup> March 2024 and managed by Jon Sygrave and Teresa Vieira for ASE, under the overall direction of Sarah Bradley of AB Heritage. This report was prepared by Teresa Vieira for ASE and the report was peer reviewed by Sarah Bradley of AB Heritage.*

*Two trenches were excavated. Only modern made ground deposits were recorded overlying the natural geological substrate and no archaeological finds, deposits or features were uncovered. It is considered that horizontal truncation has occurred during the construction of the existing carpark and that this, excepting any possible deeper cut features, such as wells, has probably negated any possible archaeological potential at the site.*

## 1. INTRODUCTION

### 1.1 Project Background

1.1.1 In November 2023, AB Heritage was commissioned by LTRO Perrymount Ltd. to prepare a Written Scheme of Investigation and to carry out an Archaeological Evaluation of the site land to the rear of 25-27 Perrymount Road, Haywards Heath (National Grid Reference 53303 12428).

1.1.2 The archaeological work has been requested by Essex County Council Place Services for Mid Sussex District Council, via Planning Condition 6 placed on Planning Consent 1DM/22/2880, for the erection of a six-storey building comprising 28 flats, with associate landscaping and car parking and refuse store. Condition 6 states:

*(i) No development or preliminary groundworks of any kind shall take place until a programme of archaeological investigation has been secured in accordance with a Written Scheme of Investigation which has been submitted by the applicant and approved in writing by the local planning authority.*

*(ii) No development or preliminary groundworks of any kind shall take place until the completion of the programme of archaeological evaluation identified in the Written Scheme of Investigation defined in Part 1 and confirmed by the local authority archaeological advisors.*

*(iii) A mitigation strategy detailing the excavation / preservation strategy shall be submitted to the local planning authority following the completion of the archaeological evaluation.*

*(iv) No development or preliminary groundworks can commence on those areas containing archaeological deposits until the satisfactory completion of fieldwork, as detailed in the mitigation strategy, and which has been approved in writing by the local planning authority.*

*(v) The applicant will submit to the local planning authority a post excavation assessment (to be submitted within six months of the completion of the fieldwork, unless otherwise agreed in advance with the Planning Authority). This will result in the completion of post excavation analysis, preparation of a full site archive and report ready for deposition at the local museum, and submission of a publication report.*

*Reason: The site is potentially of archaeological interest and to accord with Policy DP35 of the Mid Sussex District Plan 2014 - 2031.*

1.1.3 The Written Scheme of Investigation (AB Heritage 2023; Appendix 3) was approved by the local planning authority.

1.1.4 The archaeological fieldwork and this report were undertaken by staff from Archaeology South East (ASE) between the 18<sup>th</sup> and 19<sup>th</sup> March 2024 inclusive and managed by Jon Sygrave and Teresa Vieira for ASE, under the overall direction of Sarah Bradley of AB Heritage.

### 1.2 Site Location & Description

1.2.1 The development boundary comprises a rectangular parcel with c. 2.800 sqm and the area of the proposed new building is c.805 sqm. The site of the proposed new building is a tarmac surface carpark, fringed to the west by a dense belt of trees screening the railway line. To the

north, behind another belt of planting is 31 – 33 Perrymount Road. To the south is carpark for 21-23 Perrymount Road.

### **1.3 Geology & Topography**

- 1.3.1 According to the online British Geological Survey 1:50,000 mapping, the site is underlain by solid geology of Upper Tunbridge Wells Sand – sandstone and siltstone, interbedded. There is no superficial geology recorded on the site (BGS 2024).
- 1.3.2 The closest BGS borehole data available is from c.500m to the north-west of the development site. Borehole 594652 records a sandy soil up to depth of c.1.0m below ground level, at which point the natural geology becomes apparent (AB Heritage 2023).
- 1.3.3 The site slopes gentle from east to west and lies between c. 65m (east) and c.62m (west) above Ordnance Datum (OD).

### **1.4 Proposed Development**

- 1.4.1 The proposed development comprises the erection of a six storey building comprising 28 flats, with associated landscaping and car parking and refuse store.

### **1.5 Project Qualifiers**

- 1.5.1 This report has been prepared under instruction and solely for the use of LTRO Perrymount Ltd. and any associated parties they elect to share this information with.
- 1.5.2 Measurements and distances in this report are approximations only and should not be used for detailed design purposes.
- 1.5.3 All work undertaken is based upon the professional knowledge of AB Heritage and relevant standards, technology and legislation at the time of writing. Changes in these areas may occur in the future, causing changes to the conclusions, recommendations or advice given. AB Heritage is not responsible for advising any parties on the implications of such changes.
- 1.5.4 This report utilises information obtained from third party sources. AB Heritage takes no responsibility for the accuracy of such information.
- 1.5.5 Where recommendations are provided these need to be approved by the Local Planning Authority and do not themselves comprise mitigation of impacts.

## 2. ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

### Introduction

- 2.1.1 The following information is summarised from the WSI (AB Heritage 2023) and the Archaeology Desk-based Assessment (CAT 2022). For a full background, please refer to those documents.
- 2.1.2 The Heritage Statement for the site recorded no known archaeological remains or earthworks present within the site (CAT 2022).
- 2.1.3 Mesolithic flint implements (HER MWS786) have been found in a garden just off The Broadway, 265m south of the development site.
- 2.1.4 No remains of a Roman date were recorded within the 500m study area of the DBA (CAT 2022). The London to Brighton Way Roman Road (Margery 150) is projected to pass to the west of Haywards Heath, c. 700m west of the development site.
- 2.1.5 No known Anglo-Saxon remains were recorded in the study area.
- 2.1.6 There was no known centralised settlement at Haywards Heath during the immediate post-conquest period. The area lay in the parish of Lindfield and the nearest recorded feature is Rook Cottage (Middle Farm), an historic farmstead (HER MWS12887) located 390m east south-east of the development site. This was a medieval L-plan regular courtyard farmstead in an isolated location, with its detached (surviving) farmhouse set side-on to the yard.
- 2.1.7 The development of Haywards Heath in the post-medieval period was due mainly to the arrival of the railway in the nineteenth century. Prior to this the area was heathland with piecemeal settlement, such as isolated houses and farmsteads, between Lindfield in the north-east and Oat Hall to the south-west.
- 2.1.8 The 1797 Ordnance Survey (OS) drawing (CAT 2022; Fig 9) placed the development site in a rectangular field to the west of a building, and between two tracks, with the future Perrymount Road to the east.
- 2.1.9 The Lindfield tithe map of 1843 (CAT 2022; Fig 10) shows the railway to the west of the development site. This situation of the undeveloped site adjacent to the east edge of the railway persisted until the site was tarmacked and used for the present car park in the 20<sup>th</sup> century.

### 3. AIMS & METHODOLOGY

#### 3.1 Aims of Works

3.1.1 The general aims of the archaeological investigation were:

- *To assess the character, date, location and preservation of any archaeological remains on the site. The results will include a comment on the quality and significance of remains*
- *To assess the nature and extent of any previous damage to archaeological remains uncovered on site*
- *To collect enough information for a suitable mitigation strategy to be devised, with this information being presented in an updated WSI, if required.*

3.1.2 The results of the evaluation will be assessed for their potential to contribute to specific research objectives contained within South-East Framework Research (SERF; KCC 2024).

#### 3.2 Scope of Works and Strategy

3.2.1 The Archaeological Evaluation consisted of the machine excavation of two (2) trenches measuring 5m long by 1.6m wide, focused inside the footprint of the proposed building.

3.2.2 The archaeological works were monitored on behalf of West Sussex County Council by Mark Baister, (Essex County Council Place Services, Historic Environment Consultant).

3.2.3 AB Heritage advised Mark Baister of the start of the works and liaised with him throughout. On 19<sup>th</sup> March 2024, Mark Baister agreed to the backfilling of the archaeological trenches.

#### 3.3 Methodology of Works

3.3.1 A Written Scheme of Investigation (WSI) was prepared by AB Heritage Limited November 2023; Appendix 3) which defined the site procedures for the archaeological works, these were adhered to during the fieldwork and for the production of this report.

3.3.2 A unique site code (PHH24) was requested by ASE and was used as the site identifier. The site archive will be prepared in accordance with the *Archaeological Archives. A guide to best practice in the creation, compilation, transfer, and curation* (Brown 2011); *A Standard and Guide to best practice for Archaeological Archiving in Europe* (Perrin et al. 2013) and Lewes Castle and Museum.

3.3.3 All work was carried out in accordance with the *Written Scheme of Investigation* (AB Heritage 2023), the *Code, Regulations and Standards & Guidance* of the Chartered Institute for Archaeologists (CIfA 2024) and the *Sussex Archaeological Standards* (CDC, ESCC, WSCC 2019).

3.3.4 The trial trench evaluation comprised the excavation of two 5m x 1.8m trenches (Figure 2).

3.3.5 A Cable Avoidance Tool (CAT) was used to scan all trench locations prior to excavation to check for underlying services.

3.3.6 All trenches were then excavated, under archaeological supervision, using an 8-tonne 360° mechanical excavator equipped with a toothless ditching bucket. Each trench was excavated in spits of c.100mm until the top of the underlying natural substrate was revealed and taking care not to remove any potential archaeological deposits, of which there were none.

- 3.3.7 All deposits were cleaned by hand and then photographed and recorded as appropriate using ASE proforma recording sheets.
- 3.3.8 All trenches were accurately planned and surveyed using a Leica CS15 RTK GNSS.
- 3.3.9 Spoil heaps were examined to recover and collect any possible unstratified finds, of which there were none.
- 3.3.10 The results of the evaluation will be assessed for their potential to contribute to specific research objectives contained within South-East Framework Research (SERF; KCC 2024).
- 3.3.11 Backfilling and compaction was undertaken by machine on completion of the work.
- 3.3.12 The site archive is currently held at the offices of ASE and will be deposited with a suitable Museum in due course. The contents of the archive are summarised below (Tables 1 & 2).

**Table 1: Quantification of site paper archive**

|                      |   |
|----------------------|---|
| Context sheets       | 6 |
| Section sheets       | 0 |
| Plans sheets         | 0 |
| Colour photographs   | 0 |
| B&W photos           | 0 |
| Digital photos       | 8 |
| Context register     | 1 |
| Drawing register     | 0 |
| Watching brief forms | 0 |

## 4. RESULTS (FIGURE 3)

### 4.1 Site Overburden and Geology

- 4.1.1 The natural geological substrate [005] was recorded at between 59.77m AOD (Trench 2) and 60.00m AOD (Trench 1). The land slopped gently down from east to west.
- 4.1.2 Below the tarmac surface [001] several modern made ground deposits were recorded. They comprised a layer of concrete [002] above deposits of sand and construction rubble – brick, metal, stone, wood [003], [004]. A deeper area of truncation filled with petro-chemical contaminated modern made ground [2/006] was recorded at the north-western end of Trench 2.
- 4.1.3 No archaeological deposits, features or finds were encountered. All recorded contexts are tabulated below:

**Table 2: Trenches 1 and 2 list of recorded contexts**

| Context | Type  | Interpretation | Length m | Width m | Thickness m | Height m AOD  |
|---------|-------|----------------|----------|---------|-------------|---------------|
| 1/001   | Layer | Tarmac         | Trench   | Trench  | 0.11 – 0.12 | 60.50-60.73   |
| 1/002   | Layer | Concrete       | Trench   | Trench  | 0.20 – 0.35 | -             |
| 1/003   | Layer | Made ground    | Trench   | Trench  | 0.21 – 0.33 | -             |
| 1/004   | Layer | Made ground    | Trench   | Trench  | 0.06 – 0.10 | -             |
| 1/005   | Layer | Natural        | Trench   | Trench  | -           | 59.77-60.00   |
| 2/001   | Layer | Tarmac         | Trench   | Trench  | 0.11        | 61.11-61.22   |
| 2/002   | Layer | Concrete       | Trench   | Trench  | 0.12 – 0.21 |               |
| 2/003   | Layer | Made ground    | Trench   | Trench  | 0.19 – 0.41 |               |
| 2/004   | Layer | Made ground    | Trench   | Trench  | 0.06 – 0.08 |               |
| 2/005   | Layer | Natural        | Trench   | Trench  | -           | 60.37 – 60.79 |
| 2/006   | Layer | Made ground    | 0.50     | 1.50    | NA          |               |

## **5. DISCUSSION & CONCLUSIONS**

### **5.1 Overview of stratigraphic sequence**

- 5.1.1 There was between c. 0.60m – 0.75m of modern overburden in each trench. Natural geology was encountered between 59.77m AOD in Trench 2 and 60.00m AOD in Trench 1. Modern made ground deposits were recorded above this and below the tarmac surface. No archaeological deposits, features or finds were recorded.

### **5.2 Deposit survival and existing impacts**

- 5.2.1 The results revealed that the evaluated areas have been horizontally truncated into the natural geological substrate probably during construction of the existing carpark.

### **5.3 Consideration of Research Aims**

- 5.3.1 The general aims of the evaluation were met in that archaeological remains were not present within the evaluated areas. It is considered that horizontal truncation has occurred during the construction of the existing carpark and that this has probably negated any possible archaeological potential, excepting any possible deeper cut features, such as wells.
- 5.3.2 The evaluation has no potential to address any of the specific research objectives contained in the South-East Research Framework (SERF, KCC 2024).

### **5.4 Conclusion**

- 5.4.1 Two trenches were excavated. Only modern made ground deposits were recorded overlying the natural geological substrate and no archaeological finds, deposits or features were uncovered. It is considered that horizontal truncation has occurred during the construction of the existing carpark and that this, excepting any possible deeper cut features, such as wells, has probably negated any possible archaeological potential at the site.

## 6. BIBLIOGRAPHY

AB Heritage, 2023 Land to the rear of 25-27 Perryment Road, Haywards Heath, West Sussex: Written Scheme of Investigation for Archaeological Evaluation

BGS, 2024 accessed online: <http://mapapps.bgs.ac.uk/geologyofbritain/home.html>, March 2024

Brown, H. 2011, Archaeological Archives – a guide to best practice in creation, compilation, transfer and curation, 2nd Edition, Archaeological Archives Forum (AAF)

CAT, 2022 Land to the rear of Central House, 21–27 Perryment Road, Haywards Heath, West Sussex, RH16 3TP: Archaeological Desk-based Assessment

CDC, ESCC, WSCC, 2019 Sussex Archaeological Standards

CIfA, 2024 Code, Regulations and Standards & Guidance

CIfA Code, regulations and standards & guidance | Chartered Institute for Archaeologists

KCC, 2024 South-East Framework Research (SERF) South East Research Framework - Kent County Council

Perrin, K., Brown, D.H., Lange, G., Bibby, D., Carlsson, A., Degraeve, A., Kuna, M., Larsson, Y., Pálsdóttir, S.U., Stoll-Tucker, B., Dunning, C. and Rogalla Von Bieberstein, A. 2014, The Standard and Guide to Best Practice for Archaeological Archiving in Europe, EAC Guidelines 1

UKRI. 2023, Geology of Britain Viewer, available:  
<http://mapapps.bgs.ac.uk/geologyofb/hom.html>

## APPENDIX 1

## HER SUMMARY

|                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |  |
|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|
| Site code          | PHH 24                                                                                                                                                                                                                                                                                                                                                                                                                                              |  |  |  |  |  |
| Project code       | 230629                                                                                                                                                                                                                                                                                                                                                                                                                                              |  |  |  |  |  |
| Planning reference | 1DM/22/2880                                                                                                                                                                                                                                                                                                                                                                                                                                         |  |  |  |  |  |
| Site address       | Land to the rear of 25 – 27 Perrymount Road, Haywards Heath, RH16 3XL, West Sussex                                                                                                                                                                                                                                                                                                                                                                  |  |  |  |  |  |
| District/Borough   | Mid Sussex                                                                                                                                                                                                                                                                                                                                                                                                                                          |  |  |  |  |  |
| NGR (12 figures)   | 5330 124280                                                                                                                                                                                                                                                                                                                                                                                                                                         |  |  |  |  |  |
| Geology            | Upper Tunbridge Wells Sand – Sand and siltstone interbedded                                                                                                                                                                                                                                                                                                                                                                                         |  |  |  |  |  |
| Fieldwork type     | Eval                                                                                                                                                                                                                                                                                                                                                                                                                                                |  |  |  |  |  |
| Date of fieldwork  | 18.03.2024 – 19.03.2024                                                                                                                                                                                                                                                                                                                                                                                                                             |  |  |  |  |  |
| Sponsor/client     | AB Heritage Limited                                                                                                                                                                                                                                                                                                                                                                                                                                 |  |  |  |  |  |
| Project manager    | Jon Sygrave                                                                                                                                                                                                                                                                                                                                                                                                                                         |  |  |  |  |  |
| Project supervisor | Teresa Vieira                                                                                                                                                                                                                                                                                                                                                                                                                                       |  |  |  |  |  |
| Period summary     |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |  |
|                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |  |
| Project summary    | Two trenches were excavated. Only modern made ground deposits were recorded overlying the natural geological substrate and no archaeological finds, deposits or features were uncovered. It is considered that horizontal truncation has occurred during the construction of the existing carpark and that this, excepting any possible deeper cut features, such as wells, has probably negated any possible archaeological potential at the site. |  |  |  |  |  |

## APPENDIX 2

## OASIS FORM

OASIS Form

**OASIS ID (UID):** archaeol6-523989

**Project Name:** Evaluation at Land to the rear of 25-27 Perrymount Road, Haywards Heath

**Activity type:** Evaluation

**Sitecode(s):** PHH 24

**Project Identifier(s):** 230629

**Planning Id:** 1DM/22/2880

**Reason for Investigation:** Planning: Post determination

**Organisation Responsible for work:** Archaeology South-East

**Project Dates:** 18-Mar-2024 - 19-Mar-2024

**HER:** West Sussex HER

**Project Methodology:** The evaluation comprised the mechanical excavation of two trenches, measuring c. 5.00m x 1.80m in plan. A Cable Avoidance Tool (CAT) was used to scan all trench locations prior to excavation to check for underlying services. All trenches were excavated, under archaeological supervision, using an 8-tonne 360° mechanical excavator equipped with a toothless ditching bucket. Each trench was excavated in spits of c.100mm until the top of the underlying natural substrate was revealed. All trenches were accurately planned and surveyed using a Leica CS15 RTK GNSS. Spoil heaps were examined to recover and collect any possible unstratified finds.

**Project Results:** Only modern made ground deposits were recorded overlying the natural geological substrate and no archaeological finds, deposits or features were uncovered. It is considered that horizontal truncation has occurred during the construction of the existing carpark and that this, excepting any possible deeper cut features, such as wells, has probably negated any possible archaeological potential at the site.

**Archive:** Documentary Archive, Digital Archive - to be deposited with Lewes Castle and Barbican House Museum;

**Reports in OASIS:** Vieira, T., (2024). *Evaluation at Land to the rear of 25-27 Perrymount Road, Haywards Heath*. Portslade: Archaeology South-East.

## **APPENDIX 3      WRITTEN SCHEME OF INVESTIGATION**

**Rear of 25 - 27 Perrymount Road,  
Haywards Heath**

**Written Scheme of Investigation  
for Archaeological Evaluation**

Client: LTRO PERRYMOUNT LIMITED

AB Heritage Project No: 62878

Accession Number: TBC

Date: 13/03/2024

## Rear of 25 – 27Perrymount Road, Haywards Heath Written Scheme of Investigation for Archaeological Evaluation

Client LTRO Perrymount Limited  
Project Number 62878  
Prepared By Daniel Dodds  
Approved By Paul Cooke

| Rev Number | Description | Undertaken | Approved | Date       |
|------------|-------------|------------|----------|------------|
| 1.0        | DRAFT       | DD         | PC       | 19/07/2023 |
| 2.0        | DRAFT       | DD         | PC       | 09/11/2023 |
| 3.0        | FINAL       | SB         | SB       | 13/3/2024  |

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## FIGURES

Figure 1            Site Location Plan

## PLATES

Plate 1            Aerial photograph of the site location

Plate 2            Indicative Trench Plan

## 1. INTRODUCTION

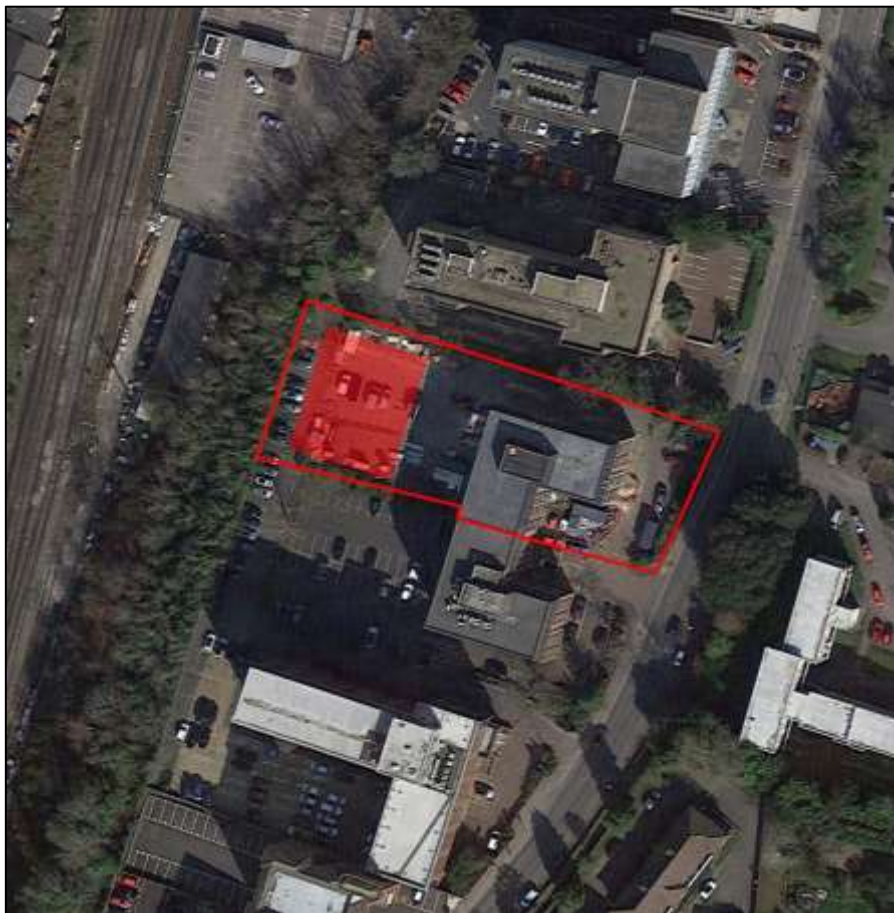
### 1.1 Project Background

- 1.1.1 AB Heritage Limited has been commissioned by LTRO Perrymount Limited (the Client) to produce a Written Scheme of Investigation (WSI) for an Archaeological Trench Evaluation covering land to the rear of 25 -27 Perrymount Road, Haywards Heath, RH16 3XL (Figure 1 and Plate 1).
- 1.1.2 The archaeological work has been requested by Essex County Council Place Services acting for Mid Sussex District Council, via Planning Condition 6 placed on Planning Consent 1DM/22/2880, for the erection of a six storey building comprising 28 flats, with associated landscaping and car parking and refuse store. Condition 6 states:
- (i) *No development or preliminary groundworks of any kind shall take place until a programme of archaeological investigation has been secured in accordance with a Written Scheme of Investigation which has been submitted by the applicant and approved in writing by the local planning authority.*
  - (ii) *No development or preliminary groundworks of any kind shall take place until the completion of the programme of archaeological evaluation identified in the Written Scheme of Investigation defined in Part 1 and confirmed by the local authority archaeological advisors.*
  - (iii) *A mitigation strategy detailing the excavation / preservation strategy shall be submitted to the local planning authority following the completion of the archaeological evaluation.*
  - (iv) *No development or preliminary groundworks can commence on those areas containing archaeological deposits until the satisfactory completion of fieldwork, as detailed in the mitigation strategy, and which has been approved in writing by the local planning authority.*
  - (v) *The applicant will submit to the local planning authority a post excavation assessment (to be submitted within six months of the completion of the fieldwork, unless otherwise agreed in advance with the Planning Authority). This will result in the completion of post excavation analysis, preparation of a full site archive and report ready for deposition at the local museum, and submission of a publication report.*
- Reason: The site is potentially of archaeological interest and to accord with Policy DP35 of the Mid Sussex District Plan 2014 - 2031.*
- 1.1.3 The Condition was applied because the area in which the site is located is relatively little understood from the modern archaeological perspective, with little development-led or research work having taken place. Of the finds that have been recorded, all are within 500m of the site, and are indicative of activity in the vicinity.

- 1.1.4 This document sets out the detailed methods to be employed during the Archaeological Evaluation, which will be carried out in line with the Standards and Guidance of the Chartered Institute for Archaeologists (2019).

## 1.2 Site Location & Description

- 1.2.1 The proposed site is located on land to the west, or rear of 25 - 27 Perrymount Road, behind Central House. Plate 1 below shows the site location with the redline boundary as solid redline, and the proposed new building in the area shaded red.
- 1.2.2 The redline development boundary is c. 2,800 sqm. The area of the proposed building is c. 805 sqm. The proposed new building is centred on National Grid Reference: TQ 3303 2428.



**Plate 1: Aerial photograph of the site location**

- 1.2.3 The site is presently Central House 25-27 Perrymount Road, but the site of the proposed new building is a tarmac surface carpark, fringed to the west by a dense belt of trees screening the railway line. To the north, behind another belt of planting is 31 – 33 Perrymount Road. To the south is the car park for 21-23 Perrymount Road.

## 1.3 Overview of Proposed Development

- 1.3.1 Erection of a six storey building comprising 28 flats, with associated landscaping and car parking and refuse store.

## 1.4 Geology & Topography

- 1.4.1 The bedrock geology is Upper Tunbridge Wells Sand - Sandstone and siltstone, interbedded. There is no superficial geology recorded on the site (British Geological Survey, 2023).
- 1.4.2 The closest BGS borehole data available is from c. 500m to the north-west of the development site. Borehole 594652 records a sandy soil up to a depth of c. 1.0 m below ground level, at which point the natural geology becomes apparent (BGS, 2023).
- 1.4.3 The site is largely level and is at c. 61m above Ordnance Datum (OD).

## 1.5 Roles & Responsibilities

- 1.5.1 The **Client** will be LTRO Perrymount Limited.
- 1.5.2 The overall management of the Archaeological Evaluation works set out in this WSI will be undertaken by the **Archaeological Project Manager** who is AB Heritage Ltd, a Registered Organisation with the Chartered Institute for Archaeologists.
- 1.5.3 On-site works will be carried out by the **Archaeological Fieldwork Contractor**, which is Archaeology South East a Registered Archaeological Organisation with the Chartered Institute of Archaeologists.
- 1.5.4 The **Archaeological Advisor** for the scheme will be Mark Baister, Historic Environment Consultant of Place Services, advising and acting for Mid Sussex District Council.

## 2. ARCHAEOLOGICAL BACKGROUND

- 2.1.1 The planning application (1DM/22/2880) was supported by an Archaeological Desk-Based Assessment prepared by Canterbury Archaeological Trust Ltd (CAT, 2022). The following Archaeological Background is taken from that document, which includes references to the Historic Environment Record.

### Prehistoric (500,000 BP – AD 43)

- 2.1.2 Mesolithic flint implements (HER MWS786) have been found in a garden just off The Broadway, 265m south of the development site.
- 2.1.3 Flints and a small piece of bronze-working slag (HER MWS783) have been found 485m north-east of the development site. The flints are clearly waste flakes from a flint-working site and four show signs of re-touching as scrapers.

### Roman (AD 43 – AD 410)

- 2.1.4 No remains of Roman date were recorded within the 500m study area of the Desk-Based Assessment. The London to Brighton Way Roman Road (Margery 150) is projected to pass to the west of Haywards Heath, c. 700m west of the development site.

### Medieval (AD 411 – 1540)

- 2.1.5 No known Anglo-Saxon remains were recorded in the study area for the Desk-Based Assessment.
- 2.1.6 There was no known centralised settlement at Haywards Heath during the immediate post-conquest period. The area lay in the parish of Lindfield and the nearest recorded feature is Rook Cottage (Middle Farm), an historic farmstead (HER MWS12887) located 390m east-south-east of the development site. This was a Medieval L-plan regular courtyard farmstead in an isolated location, with its detached (surviving) farmhouse set side-on to the yard.

### Post Medieval & Modern (1541 – present)

- 2.1.7 The development of Haywards Heath in the Post-Medieval period was due mainly to the arrival of the railway in the nineteenth century. Prior to this the area was heathland with piecemeal settlement, such as isolated houses and farmsteads, between Lindfield in the north-east and Oat Hall to the south-west.
- 2.1.8 The 1797 Ordnance Survey (OS) drawing placed the development site in a rectangular field to the west of a building, and between two tracks, with the future Perrymount Road to the east.
- 2.1.9 The Lindfield tithe map of 1843 shows the railway to the east of the development site. This situation of the undeveloped site adjacent to the east edge of the railway persisted until the site was tarmacked and used for the present car park in the 20<sup>th</sup> century.

### 3. AIMS & METHODOLOGY OF ARCHAEOLOGICAL EVALUATION

#### 3.1 Aims of Work

3.1.1 The general aims of the archaeological investigation are:

- To assess the character, date, location, and preservation of any archaeological remains on the site. The results will include a comment on the quality and significance of remains;
- To assess the nature and extent of any previous damage to archaeological remains uncovered on the site;
- To collect enough information for a suitable mitigation strategy to be devised, with this information being presented in an updated WSI, if required.

3.1.2 The results of the evaluation will be assessed for their potential to contribute to specific research objectives contained within South East Research Framework (SERF).

#### 3.2 Scope & Methodology of Works

##### Scope of Work

3.2.1 The Archaeological Evaluation will consist of the machine excavation of two (2) trenches measuring 5m long by 1.6m wide, focused inside the footprint of the proposed building (marked as two rectangles in Plate 2) and restricted by the presence of existing services.



**Plate 2. Indicative Trench Locations**

3.2.2 The trench locations are subject to reasonable change by the *Archaeological Fieldwork Contractor*, dependent on conditions on site, to avoid services or obstructions. No changes will be made that affect the aims of the project without prior agreement between the *Archaeological Project Manager* and the *Archaeological Advisor*.

#### Fieldwork Methodology

- 3.2.3 The trench locations will be accurately surveyed using DGPS by the *Archaeological Fieldwork Contractor* prior to excavation and tied to the National Grid.
- 3.2.4 The overburden will be removed with a toothless bucket by either a tracked 360 mechanical excavator, or a JCB type back-acting machine to cut and excavate the trenches. Machining of the trenches will be to the natural geology or the top of significant archaeology, whichever is contacted first. All machine use will be supervised by the *Fieldwork Contractor's* attending archaeologist.
- 3.2.5 If the depth of the trenches exceeds a maximum working depth of 1.2m, or ground conditions are deemed unsafe by the *Archaeological Fieldwork Contractor*, then the trench may need be to be stepped or shored for access in a safe manner. Such measures will only be enacted with the agreement of *The Client, The Archaeological Project Manager, The Archaeological Advisor and the Archaeological Fieldwork Contractor*.
- 3.2.6 Overburden and subsoil will be heaped separately for reinstating in the correct sequence, at a safe distance from the edge of the trenches.
- 3.2.7 Once mechanical excavation has ceased the resulting surfaces will be cleaned by hand as necessary, along with the long-trench edges or representative sections, and any exposed features / structures will be planned prior to investigation.
- 3.2.8 All archaeological deposits will be manually excavated (unless agreed between the *Archaeological Project Manager* and the *Archaeological Advisor*), using appropriate tools, to determine their nature and extent. Excavation undertaken for evaluation purposes will be sufficient to clarify the extent, nature, and significance of any archaeology present and no more.
- 3.2.9 Once the trenches are open a meeting will be organised by the *Archaeological Project Manager*, who will invite the *Archaeological Advisor* (and the Regional Science Advisor for Historic England, if applicable), where they are able to attend, to establish a sampling strategy, and to discuss the scope of environmental sampling and scientific dating.
- 3.2.10 All archaeological deposits will be examined and recorded both in plan and section. As a minimum guideline however, discrete features will be half-sectioned in the first instance; linear features will be sampled at a minimum of 20% along their length. Where features intersect or terminate, these points will be excavated to ensure the stratigraphic sequence is understood.
- 3.2.11 Should complex or significant archaeological remains be revealed where excavation in the confines of the evaluation trench would be detrimental to their recording and interpretation, these will be left unexcavated until an appropriate strategy can be formulated between the *Archaeological Project Manager* and the *Archaeological Advisor*.
- 3.2.12 On completion of the fieldwork, the *Archaeological Project Manager* will seek permission to backfill the trenches from the *Archaeological Advisor*. No backfilling will be carried out without the prior approval from the *Archaeological Advisor*.
- 3.2.13 A meeting will be held on site with the *Archaeological Project Manager* and the *Archaeological Advisor* once the trial trenching has been completed to define the extent of

any further excavation. A summary of the results and a plan of the findings with a completed spot-dating report of all finds will be available at the meeting.

- 3.2.14 All archaeological fieldwork will be undertaken by suitably qualified and experienced archaeologists in accordance with the various Codes of Conduct as set out by the Chartered Institute for Archaeologists (CIfA), including the *Standards & Guidance for Archaeological Field Evaluation* (CIfA 2020a).

#### Finds

- 3.2.15 All artefacts and faunal remains will be collected under a unique site code and context number as appropriate and collected and stored in line with the *Standard and Guidance for the Collection, Documentation, Conservation and Research of Archaeological Materials* (CIfA, 2014), and any similar Guidance from the *Lewes Castle and Museum*.
- 3.2.16 Should finds that require immediate conservation be encountered, they will be exposed, lifted, cleaned, conserved, marked, bagged, and boxed in accordance with the guidelines set out in the United Kingdom Institute for Conservation document *Conservation Guideline No. 2* (UKIC, 1983). Appropriate guidance set out in the Museums and Galleries Commissions *Standards in the Museum Care of Archaeological Collections* (MGC, 1992) and the current CIfA guidelines (CIfA, 2019) will also be followed.
- 3.2.17 Packaging of all organic finds and metalwork will follow the UKIC / Rescue guidelines *First Aid for Finds* (Leigh, 1998). Any necessary conservation and treatment of metalwork will be arranged in conjunction with specialist conservators. X-ray photography of metal objects will be used where deemed appropriate.
- 3.2.18 Specialists will be consulted based on the results of the trial trenching. All specialists will have knowledge of the area and will be acceptable to the *Archaeological Advisor*. Specialists will be selected after discussion between the *Archaeological Project Manager* and the *Archaeological Fieldwork Contractor*. Where practical and for reasons of continuity and familiarity with the site, specialists will be chosen from the in-house team of the *Archaeological Fieldwork Contractor*.

#### Human Remains

- 3.2.19 In line with guidance for the treatment of human remains in an evaluation context, any human remains from a sealed context will be left *in-situ*, covered, and protected.
- 3.2.20 The remains will not be excavated and lifted until a Section 25 licence has been obtained from the Ministry of Justice. Both the *Client* and *Archaeological Advisor* will be informed by the *Archaeological Project Manager* if human remains are encountered, so that an agreement can be reached on the best possible way forward to deal appropriately with the resource. In the event that burials are at imminent risk of damage, then they will be excavated, only after agreement with the *Archaeological Advisor* and the *Archaeological Project Manager*.

#### Treasure

- 3.2.21 The 1996 Treasure Act defines "Treasure" as:

- Any object at least 300 years old when found which is: not a coin but has metallic content of which at least 10% is precious metal, or one of at least two coins with at least 10% precious metal content.
- One of at least 10 coins (if the coins contain less than 10% gold or silver).
- Any object at least 200 years old designated as treasure by the Secretary of State.
- Any object which would have been 'Treasure Trove' before the 1996 Act, but which is not covered above.
- Any object found with any of the above.

3.2.22 The Treasure (Designation) Order 2002 extends the definition of treasure to include:

- Finds of at least two base metal objects (other than coins) of prehistoric date.
- Any object (other than a coin) of prehistoric date with any precious metal content.

3.2.23 Any item identified as qualifying as Treasure under the 1996 Treasure Act will be reported to the local coroner as such. Contact will be made with the local Finds Liaison Officer or the treasure team at the British Museum, who will be able to assign a treasure number and report the find to the coroner. The treasure number will be quoted in the final report. A short report on the object and photographs will be required.

3.2.24 To protect the finds from theft the *Archaeological Fieldwork Contractor* will arrange for the recording of the finds and their removal to a safe place. Where recording and removal is not feasible or appropriate on the day of discovery the *Archaeological Project Manager* shall ensure, in liaison with the *Client* and the *Archaeological Advisor*, that adequate site security is provided.

3.2.25 Subject to the Provisions of the Treasure Act 1996, all material that is defined as Treasure is vested in the franchisee or, if none, the Crown.

#### Environmental Sampling

3.2.26 Where required, a strategy for environmental sampling will be agreed, following the opening of the trenches, during an onsite meeting organised by the *Archaeological Project Manager*, inviting the *Archaeological Advisor* (and the Regional Science Advisor for Historic England, if applicable). The Regional Science Advisor will be advised of the start date for the evaluation by the *Archaeological Project Manager*, with a notice period of two working weeks.

3.2.27 In general, environmental sampling during the evaluation will target a representative range of contexts from each identified phase and will examine the survival of material and key archaeological contexts. Should significant environmental deposits be encountered, they will be sampled and processed in line with Historic England guidelines (Campbell *et al.*, 2011). Sampling should be demonstrated to be both fit for purpose and in keeping with the aims and objectives of the project.

3.2.28 Provision will be made for the collection and processing of the following samples where conditions and deposits are deemed appropriate:

- Bulk samples of 40 - 60 litres, or 100% of the context, for processing using a floatation tank for the recovery of charred plant remains from the 'flot' and artefacts such as small bones, mineralised plant remains, charcoal and hammer scale from the residues;
- Samples of 1 - 5 litres from waterlogged deposits for analysis of waterlogged plant remains;
- Samples of 5 - 15 litres from waterlogged deposits for analysis of insect remains and other macroscopic artefacts;
- Samples of 2 litres for mollusc analysis, with associated continuous column samples;
- Monolith samples;
- Monolith Samples to provide diatom, spore, or pollen analysis; and
- Monolith samples for soil micromorphology.

3.2.29 All environmental samples will be assessed for potential through summary analysis by a suitably qualified environmental specialist.

3.2.30 The archaeological environmental specialist will provide the *Archaeological Project Manager* with a list of the samples identifying which will be suitable for processing, and those considered unlikely to yield useful results. The *Archaeological Project Manager* will seek approval from the *Archaeological Advisor* regarding the discarding of samples of low archaeological potential. No samples will be processed or discarded by the archaeological environmental specialist without instruction from the *Archaeological Project Manager*. Residues will be treated as part of the finds assemblage.

3.2.31 If waterlogged deposits are encountered, they will be dealt with in accordance with relevant national guidance such as *Waterlogged Organic Artefacts* (Historic England, 2018b), *Investigative Conservation* (English Heritage 2008), and *Waterlogged Wood* (English Heritage, 2010).

#### Scientific Dating

3.2.32 Scientific dating techniques will be applied where appropriate. The relevant archaeological specialist via the *Archaeological Fieldwork Contractor* will provide the *Archaeological Project Manager* with a provisional account of the items / samples suitable for scientific dating. The *Archaeological Project Manager* will discuss with the *Archaeological Advisor* and the Historic England Archaeological Science Advisor (where applicable) which samples, if any, should be processed during the evaluation stage. Provision will be made for:

- Dendrochronological analysis from timbers;
- C14 dating from organic material, which may be taken as sub-samples from bulk or monolith samples; and
- Archaeomagnetic dating from hearths or other suitable deposits.

### Recording System

- 3.2.33 A unique site code will be allocated by the *Archaeological Fieldwork Contractor*, prior to fieldwork commencing, from the *Lewes Castle and Museum*. This code will be used to label all sheets, plans and other drawings; all context and recording sheets; all photographs (but not negatives); all other elements of the documentary archive.
- 3.2.34 The recording system used will follow the Museum of London Archaeological Site Manual (Spence, 1994). A full record of all excavated features will be made using a single context recording system. Each archaeological context will be recorded separately by means of a written description. Pro-forma context sheets will be used throughout to record all relevant stratigraphic relationships, and, for complex stratigraphy, a separate matrix diagram will be employed. This matrix will be fully checked during the evaluation, allowing for the stratigraphic relationships of each context to be recorded in the form of a Harris Matrix stratification diagram. An index will be kept of all record types.
- 3.2.35 A site location plan will be prepared showing the investigation area and development site in relation to the surrounding locality and tied to the National Grid.
- 3.2.36 The extent of any visible archaeological deposits will be recorded in plan.
- 3.2.37 Sections will be recorded by means of a measured drawing at an appropriate scale. Sections will usually be drawn at 1:10. The height of a datum on the drawing will be calculated and recorded. The locations of sections will be recorded on the site plans.
- 3.2.38 Cut features will be recorded in profile, planned at an appropriate scale and their location accurately identified on the appropriate trench plan. Plans will be drawn at 1:20. Burials will be drawn at 1:10 if uncovered.
- 3.2.39 All drawn records will be clearly marked with a unique site number and will be individually identified. The scale and orientation of the plan will be recorded. All drawings will be drawn on dimensionally stable media. At least two grid references will be marked on each plan.

### Photography

- 3.2.40 All archaeological features will be photographed and recorded at an appropriate scale. Photographs will be of archival quality; and collected as born-digital images. In the case of long-term archiving of digital images, guidance contained in *Digital Image Capture and File Storage* (Historic England, 2015), will be followed.
- 3.2.41 The photographs will illustrate both detail and general context the principal features and finds discovered. The photographic record will also include working shots to illustrate the general nature of the archaeological works. A register of all photographs taken will be kept on standardised forms.

## 4. REPORT & DISSEMINATION

- 4.1.1 A formal report on the results of the archaeological evaluation will be prepared by the *Archaeological Fieldwork Contractor* on completion of all fieldwork on the site. The report will conform to Annex 2 of the Chartered Institute for Archaeologists *Standard and Guidance for Archaeological Field Evaluation* (CIfA, 2020a) and will include, where relevant:
- Executive summary;
  - A site location plan to at least 1:10,000 scale with at least an 8-figure central grid reference;
  - OASIS reference number; unique site code; museum accession number for the site;
  - Planning application number;
  - Consultant's details including date work carried out;
  - Nature and extent of the proposed development including developer/client details as far as is known at the time of preparation;
  - Description of the site location and geology;
  - A site plan to a suitable scale and tied into the national grid;
  - Discussion of the results of the field work;
  - Context & feature descriptions;
  - Features, number and class of artefacts, spot dating & scientific dating of significant finds presented in tabular format;
  - Stratigraphic matrices for the various areas examined;
  - Plans and section drawings of the features drawn at a suitable scale;
  - Initial assessment reports by specialists;
  - Discussion of how the work has contributed to South East Research Framework (SERF).
  - Recommendations regarding the need for, and scope of, any further archaeological fieldwork; and
  - Bibliography.
- 4.1.2 If no archaeology is found it will be sufficient to include a plan of the trench location and evidence in some form (i.e., photographic) that the trenches are devoid of archaeology.
- 4.1.3 On review and approval of the Evaluation report by the *Archaeological Project Manager*, a draft version of the document will be provided in .pdf format by the *Archaeological Project Manager* to the *Archaeological Advisor* and the *Client* for review and approval.
- 4.1.4 Once approved a hardcopy of the report will be sent to the West Sussex Historic Environment Record by the *Archaeological Project Manager*, where this is requested of them, on the understanding that it will be made available as a public document after an appropriate period
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(not exceeding 6 months from the completion of fieldwork). In addition, the *Client* will issue a digital copy of the report to the Local Planning Authority Planning Officer, as part of this planning application.

- 4.1.5 The *Archaeological Fieldwork Contractor* shall retain full copyright of any report they produce under the Copyright, Designs and Patents Act 1988 with all rights reserved; excepting that it hereby provides an exclusive licence to the *Client* and *Archaeological Project Manager* in all matters directly relating to the project as described in this document. Any document produced to meet planning requirements can be copied for planning purposes by the Local Planning Authority. Any information deposited in the Historic Environment Record can be freely copied without reference to the originator for research or planning purposes.
- 4.1.6 A digital copy of the final report will be submitted to the OASIS online archive by the *Archaeological Project Manager*, along with a completed OASIS form within 3 months of the completion of the report.
- 4.1.7 A summary account of the work will be submitted to the editor of *The Sussex Archaeological Collections* and any relevant period journals by the *Archaeological Fieldwork Contractor* no later than March 31<sup>st</sup> of the year following completion of fieldwork.

## 5. ARCHIVE

- 5.1.1 The unique site code will be obtained from *Lewes Castle and Museum* by the *Archaeological Fieldwork Contractor* prior to fieldwork commencing and will be used to mark all plans, drawings, context and recording sheets, photographs and other site material during excavation.
- 5.1.2 The archive will be deposited by the *Archaeological Fieldwork Contractor* to the Lewes Castle and Museum under an accession number (pending) on completion of the project.
- 5.1.3 Deposition must be in accordance with *Standards and Guidance for the Creation, Compilation, Transfer and Deposition of Archaeological Archives* (ClfA, 2014).
- 5.1.4 In bulk finds will be bagged in clear self-sealing plastic bags, marked with the same details.
- 5.1.5 If Lewes Castle and Museum cannot digitally archive any files, then digital aspects of the archive will be archived via the Archaeological Data Service (ADS).
- 5.1.6 In the event that the landowner should wish to retain the finds, then a full measured, written, and graphic record of the assemblage will be made.

## 6. ACCESS AND SAFETY

- 6.1.1 Reasonable access to the site will be arranged for the Local Planning Authority and the *Archaeological Advisor*, who may wish to make site inspections to ensure that the archaeological investigations are progressing satisfactorily.
- 6.1.2 The *Archaeological Project Manager* will provide the *Archaeological Advisor* 5 (five) working days (or in exceptional circumstances a minimum of 48 hours) notice, by dated email, of the commencement of site works.
- 6.1.3 The *Archaeological Advisor* should provide the *Archaeological Project Manager* with at least a working days' notice of an intended visit, so that the *Archaeological Project Manager* can arrange to be present during the site visit.
- 6.1.4 Before any site work commences, a full Risk Assessment will be produced. This document will be updated as necessary as site conditions evolve.
- 6.1.5 All relevant health and safety regulations will be followed. Barriers, hoardings and warning notices will be installed as appropriate. Appropriate PPE including safety boots, safety helmets and hi-visibility jackets will be used by all personnel as necessary.
- 6.1.6 No personnel will work in deep unsupported excavations.

### Community Involvement

- 6.1.7 The evaluation fieldwork is being carried out on private land with controlled access.
- 6.1.8 The *Archaeological Fieldwork Contractor* site staff will be allowed to answer general questions from members of the public regarding the archaeology of the area but will not be permitted to discuss the wider development proposals.
- 6.1.9 Given the nature and scale of the works, information boards, site tours and other community involvement activities are not considered appropriate or necessary. Where it becomes apparent that there may be benefit for such outreach, the *Archaeological Project Manager* will seek to explore opportunities for Community Involvement with the *Client*, based on the results of the evaluation and should further phases of work on the site be required.

## 7. ADDITIONAL INFORMATION

### 7.1 Timetable

- 7.1.1 The phase of works described in this document is expected to begin during February/March 2024. Discussions will be held between the *Archaeological Project Manager*, the *Client* and the landowners (where applicable) to ensure all access arrangements are resolved in advance of works.
- 7.1.2 Site work is expected to be completed within c. 5 days.
- 7.1.3 The evaluation report will be prepared within six weeks of the end of the fieldwork.

### 7.2 Monitoring

- 7.2.1 Depending on the results, the *Archaeological Advisor* may wish to visit the site to see the emerging or final results of the fieldwork.
- 7.2.2 The *Archaeological Project Manager* will provide regular updates via email to the *Archaeological Advisor* regarding progress of the works, including digital photographs as required.

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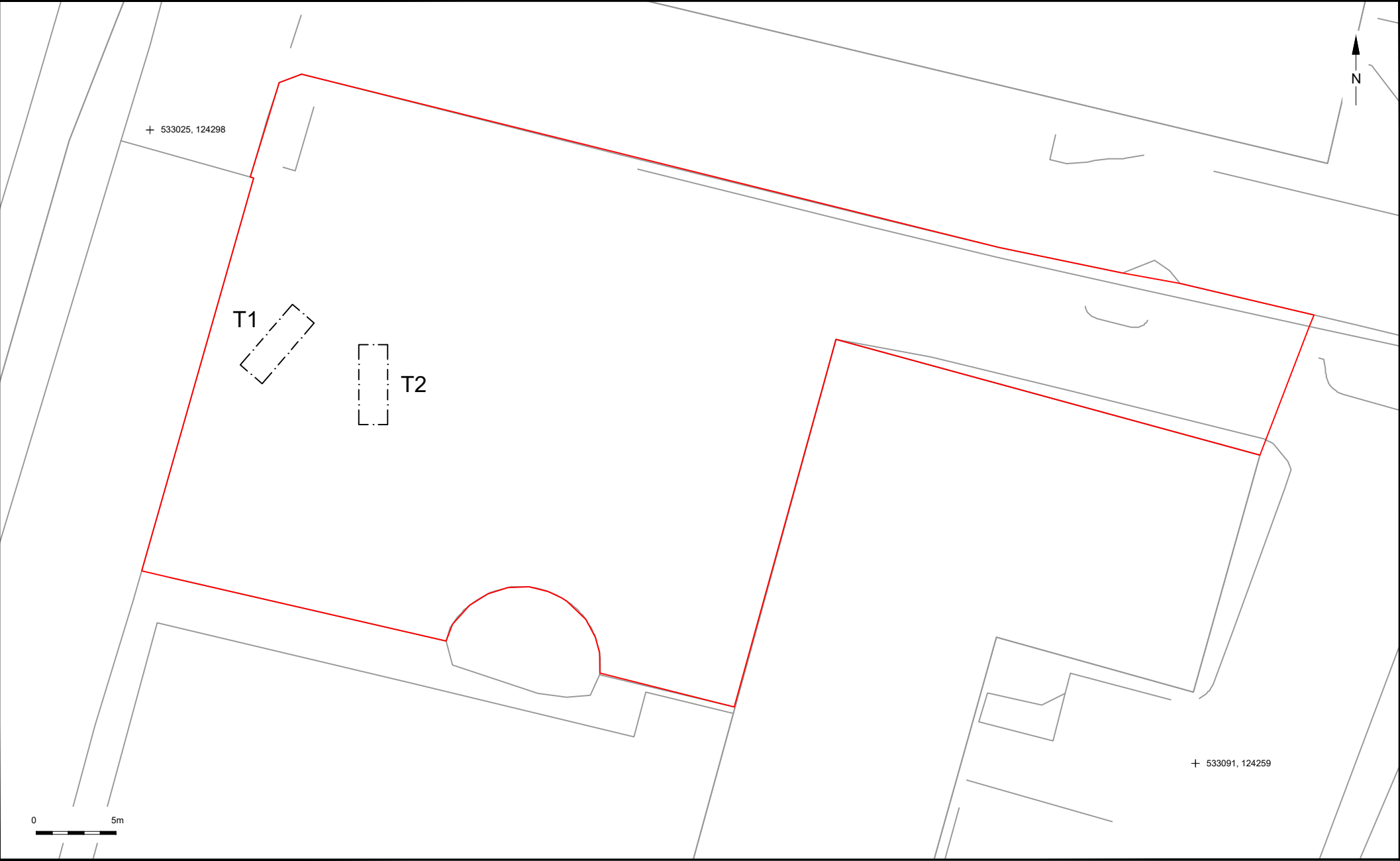
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Trench 1 looking North-East



Trench 2 looking North



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