ARCHAEOLOGICAL ASSESSMENT

Land South of Roman Road, Moulton Chapel, PE12 0XQ

Revised proposal:

Proposed development of up to 58 houses with main access from the site of M. Chapel Motors (garage buildings to be removed)

Please note: This report was first submitted to support application H13-1280-16 for 78 houses over a larger site. Its conclusions still apply to a smaller site of up to 58 houses.

From: Hall Neville
To: Matrix Planning Ltd
Subject: Re: Scheme of Works for Archaeological Evaluation at Moulton Chapel
Date: 07 August 2017 10:47:47

Hi Gordon,

This is the e-mail from Louise this morning re the Moulton Chapel site.

Hi Neville,

This is fine.

Please note I'm on annual leave from 18th August returning on the 4th September.

Kind Regards

Louise Jennings

Historic Environment Officer

Lincolnshire County Council

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From: Hall Neville [mailto:nhallarchaeologicalservices@gmail.com]
Sent: 07 August 2017 10:23

To: Matrix Planning Ltd
Subject: Re: Scheme of Works for Archaeological Evaluation at Moulton Chapel

Hi Gordon,

This is to let you know that the schemes of works documents for the sites at Moulton Chapel and Pinchbeck have both been approved by Louise Jennings..

Please submit copies of these documents to the planning case officers with a note to say that they have been agreed with Louise,

Best regards,

Neville

On Fri, Aug 4, 2017 at 11:59 AM, Matrix Planning Ltd <gordon@matrixplanning.co.uk> wrote:

Specification for a Pre Planning Application Archaeological Evaluation on Land off Roman Road, Moulton Chapel, Lincolnshire.

Prepared for Mr. Gordon Smith of Matrix Planning

National Grid Reference: TF 29569 18124
Site Code: RRMO17
Accession No: LCNCC: 2017.137

Prepared by Neville Hall, Freelance Field Archaeologist & Consultant

August 2017

S Non-technical summary

S1 *This document comprises a specification or a written scheme of investigation for a pre-planning application archaeological field evaluation of land off Roman Road, Moulton Chapel, Lincolnshire.*

S2 *A prior archaeological desk based study of the proposal site has concluded that it has overall low-moderate archaeological potential for archaeological activity and finds from all periods with the exception of the Romano-British period, where this assessment has determined that there is high potential for archaeological activity and finds of moderate significance to be made.*

S3 *On the completion of the evaluation, a report will be produced detailing the results of the archaeological investigation. The report will consist of a narrative supported by illustrations and photographs.*

1. Introduction

1.1 This document comprises a specification or a written scheme of investigation for a pre-planning application archaeological field evaluation of land off Roman Road, Moulton Chapel, Lincolnshire. The site is located at National Grid Reference TF 29569 18124

2. Site location [Figures 1 and 2]

2.1 The proposed development site currently comprises an enclosed field that is situated on land to the south of Roman Road and to the west of Woodgate Road. Modern residential developments are situated to the immediate north, east and west of the proposal site with further enclosed fields located to the south-east and south. The proposal site is located on land off the southern and eastern outskirts of the village of Moulton Chapel, which is in turn located some 6km to the south-east of Spalding. The proposal site is situated within the modern civil parish of Moulton, administrative district of South Holland, County of Lincolnshire.

3. Planning background

3.1 It is understood that an application for outline planning consent for proposed development on land to the south of Roman Road, Moulton Chapel, Lincolnshire is to be submitted to South Holland District Council (the Local Planning Authority) in due course.

3.2 However, as this proposed development may be situated within an area of high archaeological potential and following pre-planning application advice from the local planning authority, a requirement has been made by the Lincolnshire County Council Historic Environment Team (on behalf of the Local Planning Authority) for sufficient supporting information to be made available by the applicants in order to inform and determine the granting of outline planning consent for this proposed development. This requirement will comprise a programme of archaeological site assessment of the archaeological potential of the proposal site through trial trenching.

3.3 A prior archaeological desk based study of the archaeological potential of the proposal site was undertaken by Groundworks Archaeology earlier in 2017. This document will be submitted in support of and to inform this forthcoming planning application.

4. Soils and Topography

4.1 Topographically, the proposal site is situated in a flat, low-lying area of the Lincolnshire Fens at a height of approximately 3m AOD. The proposal site is located on deep

stoneless calcareous coarse silty soils of the Wisbech Series, which in turn overlie deposits of marine alluvium known as Terrington Beds and a solid geology of Oxford Clays and Kellaway Beds of the Middle Jurassic.

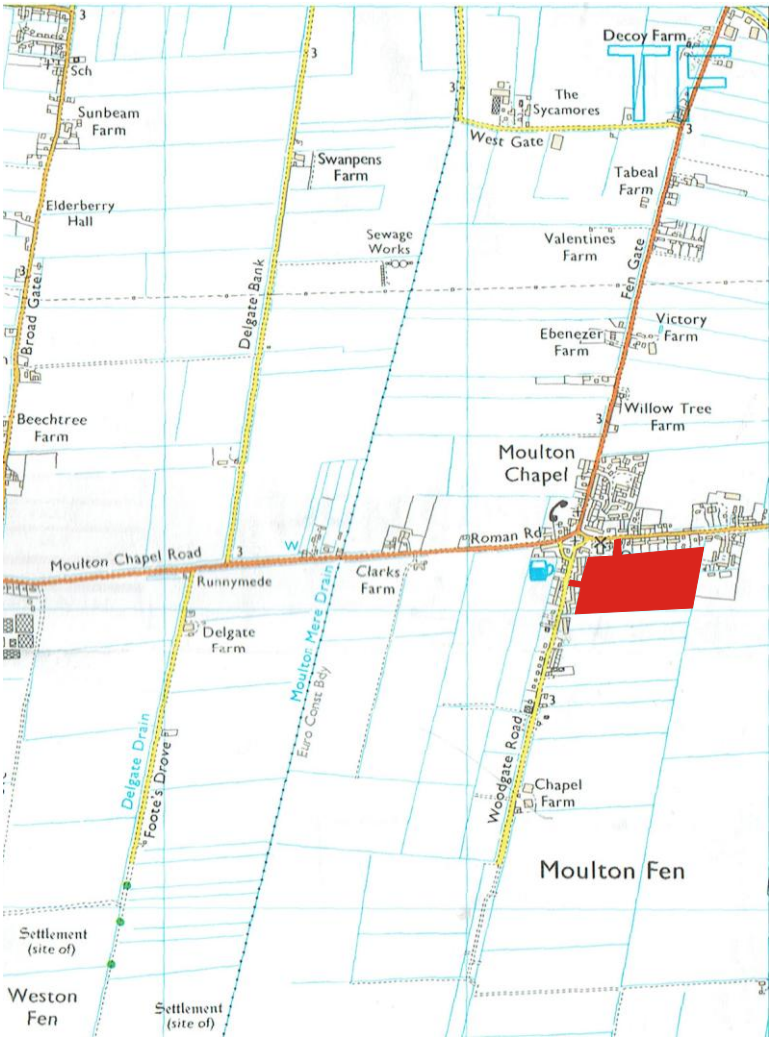


Figure 1: Site location at scale of 1:25,000. The site is shown in red. (O.S. copyright licence no. 100048723)

5. Historical and Archaeological Background

5.1 A prior archaeological desk based study of the proposal site was undertaken by Groundworks Archaeology earlier in 2017.

5.2 This assessment has highlighted that the site is of overall **low-moderate** archaeological potential for features of **low** significance for all periods except the Romano-British period where the potential is **high** for features of **moderate** significance. Finds or features relating to Romano-British date may be considered *de facto* to be of **moderate-high** significance, while agricultural remains dating from the Medieval to Post-medieval periods may be considered to be of generally **low** or **low-moderate** significance.

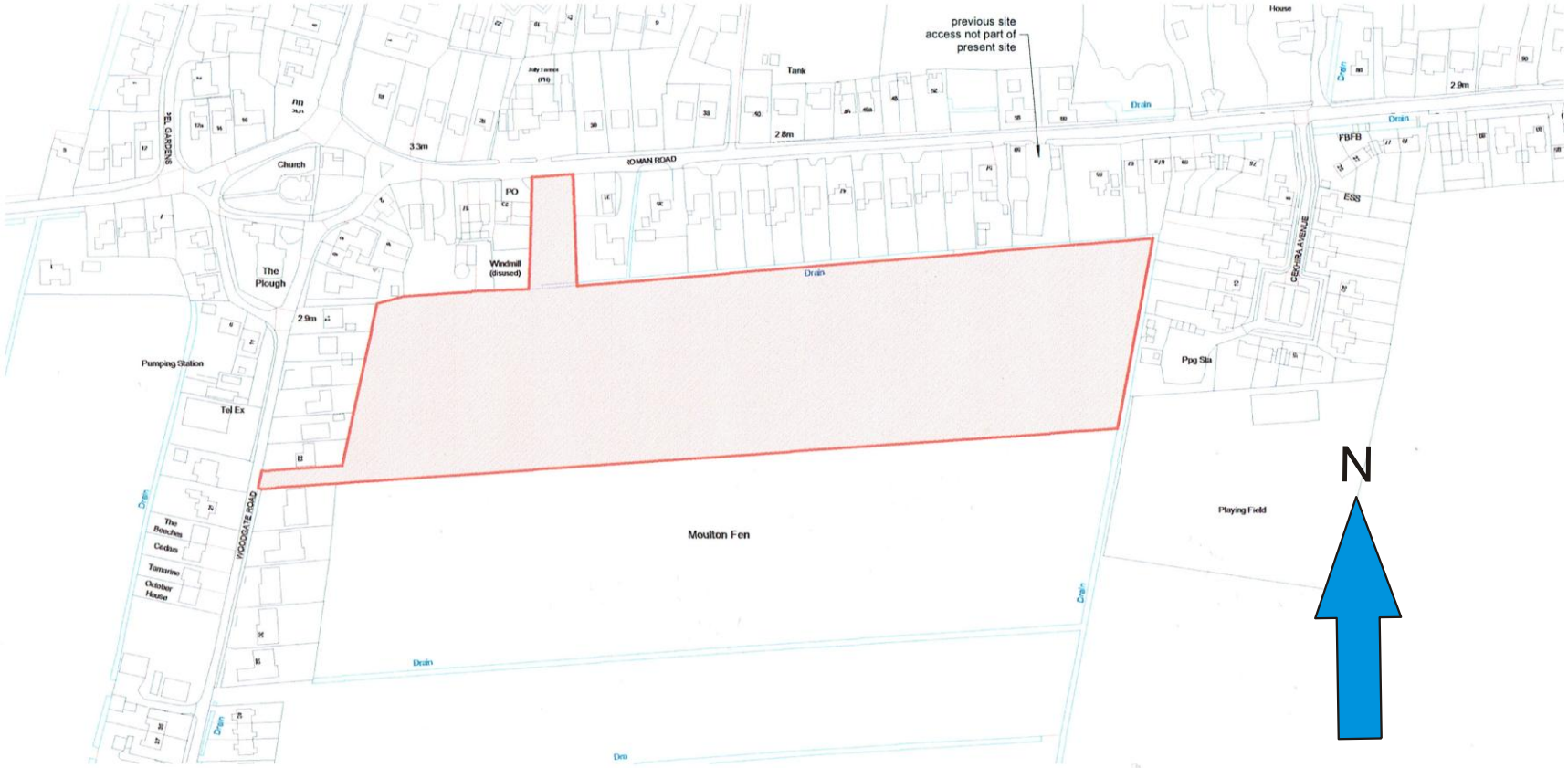


Figure 2: Site location plan at an original scale of 1:2,000, (extract from Architects plan)

5.3 Although there has been no previous investigation within the site, the evidence from extant crop-marks and investigations within the wider study area supports the need for field evaluation to establish the presence or otherwise of archaeological features within the proposed development area.

6. Aims and objectives of the project

6.1 The general aim of the archaeological evaluation of this site will be to ensure that sufficient information is generated from the results of this work, which will enable the Lincolnshire County Council Historic Environment Team, (on behalf of South Holland District Council), to formulate a policy for the management of the archaeological resource (if any) on the site in the event that further archaeological work may be required, either pre- or post determination.

6.2 The objectives of the project will be to:

To establish the presence/absence of archaeological remains within the area of the development site.

To determine the type, extent, condition, nature, character, quality, function, and date, of any archaeological remains encountered.

To allow the preservation by record of archaeological deposits.

To gain information about heritage assets identified within the area of the proposed development site.

To mitigate potential threats.

To inform proposals for further archaeological investigations, if necessary.

To interpret the archaeology of the site within its local, regional and national context.

6.3 A prior archaeological desk based study of the assessment has concluded that the site has overall low-moderate archaeological potential for archaeological activity and finds from all periods with the exception of the Romano-British period, where this assessment has determined that there is high potential for archaeological activity and finds of moderate significance to be made. The specific objectives of the archaeological evaluation will therefore be to record any archaeological features, structures, deposits or finds associated with potential Roman, medieval and post-medieval settlement activity comprising field systems within the context of local and regional archaeological research frameworks in terms of Romano-British, medieval and post-medieval field systems and agricultural land use as detailed in *The Archaeology of the East Midlands, An Archaeological Resource Assessment and Research Agenda* (2006).

7. Methodology [Figure 3]

7.1 Prior to the commencement of the archaeological field evaluation, the proposed layout of the trial trenching shall be submitted to and agreed with the Lincolnshire County Council Historic Environment Team (on behalf of the Local Planning Authority) to ensure that this proposed scheme of archaeological works fulfils their requirements.

7.2 Following initial consultations with Louise Jennings of the Lincolnshire County Council Historic Environment Team, it was agreed that the archaeological trial trenching should consist of two phases [designated as **Group A and Group B**]. The first phase of trenching or **Group A** will comprise the mechanical excavation under archaeological supervision of 17, 30m by 1.8m trenches (comprising approximately 3% of the survey

area). Should this first phase yield significant results, then a second stage, to comprise the mechanical excavation under archaeological supervision of an additional 11, 30m by 1.8m trenches (comprising approximately 2% of the survey area) should be undertaken. The proposed layout of the **Group A and Group B** trenches are shown on **Figure 3**.

7.3 The trenches will be excavated to a maximum safe working depth of up to 1.20m.

7.4 All work will be carried out according to the Chartered Institute of Field Archaeologists (CHIFA) standards.

7.5 All work will be undertaken following all statutory Health and Safety requirements and legislation in operation at the time of the investigation including the *Health and Safety at Work Act* (1974). Due consideration shall be given to keeping the assessment site secure at all times particularly if the field assessment is to continue overnight into a second day.

7.6 A Risk Assessment will be prepared for the site.

7.7 Any and all artefacts found during the investigation and thought to come under the provisions of the *Treasure Act* (1996), will be removed from the site to a secure location, and will be promptly reported to the appropriate coroner's office. The local Finds Liaison Officer will also be contacted in the first instance for advice.

7.8 The excavation of the archaeological features and/or deposits exposed will be undertaken as far as is required to determine their date, sequence, density and nature. The investigation will also determine, as far as is reasonably practicable, the level of the natural and undisturbed subsoil deposits to ensure that the depth of the archaeological sequence present on the site is established.

7.9 The removal of the topsoil and/or of any other overburden will be undertaken by a tracked JCB or 360° mechanical excavator of sufficient power using a toothless ditching bucket. This will be carried out under constant archaeological supervision. Following the removal of topsoil and/or other overburden, the nature of the exposed and underlying deposits will be assessed by hand excavation. The trenches will then be cleaned by hand to enable the identification and analysis of any archaeological features and/or deposits exposed.

7.10 The spoil generated during the investigations will be mounded at a minimum distance of 1.0m from the edges of each trench with the topsoil being retained separately from other excavated material for subsequent backfilling.

7.11 Archaeological excavation may sometimes require the use of manual work by mattock and shovel, or by the occasional further use of a mechanical excavator. This will only be employed to remove homogenous and/or non archaeological layers.

7.12 The hand excavation of any exposed archaeological features and/or deposits will be undertaken to determine their date, form and function etc. This work will consist of the half sectioning of discrete individual archaeological features, the hand excavation of at least 10% by length of discrete linear features and the sectioning of discrete individual archaeological layers as required. Should archaeological features be located, which are deemed to be worthy of preservation *in situ*, then hand excavation will be limited to the absolute minimum necessary to interpret the form, function, date etc. of the features.



Figure 3: Plan of the proposed layout of the archaeological trial trenches with the First Phase Group A in blue and the Second Phase or Group B trenches in red at an original scale of 1:2,000, (extract from Architects plan)

7.13 All archaeological features and/or deposits will be recorded on *pro-forma* context recording sheets.

7.14 All archaeological features and/or deposits and the trial trenches themselves will be drawn at a scale of 1:20, and sections (including representative sections of deposit sequences within each trench) at a scale of 1:10.

7.15 Throughout the investigations, a digital photographic record will be maintained, and will comprise an overview of the site prior to work starting and during as well as after completion of the work, and will include any excavated features, sections and other relevant details that aid interpretation.

7.16 All archaeological features and/or deposits, as well as sections will be levelled in, in relation to a Temporary Site Benchmark (TBM), which will be turn be surveyed in from a nearby Ordnance Survey benchmark. The site grid will be tied into the National Grid.

7.17 The precise location of each trial trench will be measured in using hand tapes.

7.18 Should human remains be encountered, they will be left *in situ*, and will only be excavated if absolutely necessary. Proper respect will be accorded to these remains, which will be cleaned to allow positive identification. Should removal be required, the appropriate Department for Constitutional Affairs Licence will be obtained prior to the removal of the remains. In addition, any remains will be reported to the local Environmental Health Department, coroner and the police will be informed, where appropriate.

7.19 Any finds recovered will be bagged and labelled according to the individual context from which they were recovered for later washing and further analysis. All relevant finds will be ordered into an archive. Most modern material will not be retained, although notes will be made of the appropriate context. An appropriate sample of materials such as ceramic building materials will be made.

7.20 All finds shall be exposed, lifted, cleaned, conserved, marked, bagged and boxed in accordance with the United Kingdom Institute for Conservation *First Aid for Finds* (1998).

7.21 Environmental sampling will be undertaken (where appropriate) of the fills of relevant archaeological features and/or significant archaeological deposits. Sample sizes of not less than 40 litres will be taken from each fill/deposit or a 100% sample from smaller features.

7.22 If appropriate, during the investigation, specialist advice will be obtained from an environmental archaeologist, who will prepare a report detailing the nature of the environmental material present on the site and its potential for additional analysis should further stages of archaeological work be required. The results of this specialist assessment will be incorporated into the final evaluation report. A site visit by the nominated environmental specialist (Val Fryer) may be required. Where appropriate, further advice may be sought from the English Heritage Regional Scientific Advisor.

7.23 The fieldwork will be undertaken by Neville Hall. Additional personnel may be appointed if required.

8. Post-fieldwork methodology

8.1 On the completion of the fieldwork, all of the written, drawn and photographic records produced by the archaeological evaluation will be checked, ordered, labelled (where appropriate) and catalogued to compile a distinctive site archive, whose integrity shall be

maintained. A stratigraphical matrix of the archaeological features and/or deposits present on the site will be compiled.

8.2 All finds recovered during the fieldwork will be washed, marked and packaged according to the individual context from which there were recovered. They will also be ordered into (and form part of) the site archive. An assessment of significant finds will be made in light of general site information. Any finds requiring specialist treatment and/or conservation will be sent to the Conservation Laboratory at The Collection, Lincoln, and in consultation with the relevant curator.

8.3 The site archive will be examined to enable the determination of various phases of activity on the site (if appropriate).

8.4 Relevant finds will be sent to specialists for identification and dating.

9. Monitoring arrangements

9.1 Provision will be made for the Lincolnshire County Council Historic Environment Team (on behalf of South Holland District Council, the Local Planning Authority) to monitor the works during the fieldwork stage and any other aspect of the archaeological project as required including the post fieldwork analysis and report preparation stages of the project.

9.2 A minimum notice period of fourteen days will be given to the Lincolnshire County Council Historic Environment Team of the start date of works on the site.

9.3 All aspects of the archaeological programme will be undertaken in accordance with this project specification.

9.4 Any variation to the project programme in terms of works or recording on or off site will be fully discussed and agreed with the Lincolnshire County Council Historic Environment Team.

9.5 Should the Lincolnshire County Council Historic Environment team require any additional investigation which is beyond the scope of this document, then the cost and duration of these supplementary works will be negotiated between the client and the contractor.

9.6 Arrangements will be made for the representative of the Lincolnshire County Council Historic Environment Team for access to the site to undertake monitoring visits, and such visits will be accounted for in the final report preparation.

9.7 The Lincolnshire County Council Historic Environment Team shall be kept fully informed of any unexpected or unforeseen discoveries made during the course of the archaeological investigations.

10. Archive preparation and deposition

10.1 The documentation and records generated by the archaeological evaluation including all written records, drawings, photographic images and the project report will be sorted and ordered in the format acceptable to The Collection, Lincoln, and to the standards and requirements as laid out in their *Conditions for the Acceptance of Project Archives*.

10.2 The archive will be deposited at The Collection, Lincoln.

10.3 A unique accession number will be obtained from The Collection for the site archive.

10.4 It is anticipated that the preparation of the project archive for deposition will take one working day.

10.5 It is anticipated that the project archive will be deposited with The Collection, Lincoln by April 2018.

11. Reporting procedures

11.1 A report detailing the findings of the archaeological evaluation will be completed within two months after the finalisation of the fieldwork. Any delays will be related to the relevant authorities.

11.2 It is anticipated that the report preparation will take 1-3 working days to compile.

11.3 The report will consist of:

A title page with project name and location, national grid reference, planning reference, site code, accession number, client name, author and date;

A contents page listing report sections, illustrations and appendices;

A non-technical summary of the results of the evaluation;

An introduction, site description and location;

Planning background to the project;

A section on the archaeological and historical background to the project;

A description of the methodology used in the project;

A section describing the results of the evaluation;

A section on the discussion and results of the project including a consideration of the archaeological potential of the assessment site and its environs and a consideration of these findings of the project in a local and regional context;

A consideration of the effectiveness of the project methodology and a confidence rating of the results;

A full bibliography of all published references and other references consulted;

Illustrations including site location plans, plans of the areas which have been investigated including the position of the trial trenches, individual trench plans, plans of all archaeological features and sections thereof (including trench representative sections) with levels and horizontal and vertical scales, as appropriate; and

Appendices comprising appropriate photographs of the site including pre-site works, working shots and of specific and significant archaeological features and representative sections, a list of contexts and of any artefacts recovered from them, a summary of archive contents, their location and the date of deposition, a photographic register and any specialist reports on finds from the site and a copy of the approved specification.

An electronic copy of the report will be deposited with the OASIS project (On-line Access to the Index of Archaeological Investigations) http://ads.ahds.ac.uk/project/oasis/index.cfm.

12. Publication and dissemination

12.1 Copies of the final report will be deposited with the clients, the local curator (on behalf of the local planning authority), South Holland District Council and with the Lincolnshire Heritage Environment Record (including a digital copy in a .pdf format).

12.2 A note will be placed in 'Lincolnshire History and Archaeology' describing the results.

12.3 The deposition of the site archive will be in accordance with guidelines outlined in the Lincolnshire Archaeological Handbook (LCC, 2017).

12.4 Should the results of the archaeological investigation merit it, a note will also be placed in appropriate national journals e.g. *Medieval Archaeology.*

13. Other factors (including contingency)

13.1 In the event of the discovery of any unexpected remains of archaeological importance, or of any changed circumstances, it is the responsibility of the archaeological contractor to inform the Lincolnshire County Council Historic Environment Team.

13.2 Where important archaeological remains are discovered and deemed to merit further investigation, additional financial resources may be required to provide an appropriate level of investigation, recording and analysis.

13.3 Any additional financial contingency requirement for additional fieldwork or post-excavation analysis outside the scope of the proposed scheme of works will only be activated following full consultation with the Lincolnshire County Council Historic Environment Team and the client.

14. Variations to the proposed scheme

14.1 Variations to the proposed scheme will only be made following written confirmation with the archaeological curator.

15. Resources

15.1 The fieldwork is expected to take between 3-4 working days, and will be undertaken by Neville Hall using standard archaeological field techniques.

15.2 Post-excavation analysis will be undertaken by Neville Hall and is expected to take up to two working days. Where available specialist analysis will be carried out by:-

Jane Young	Anglo-Saxon, Medieval and Post-medieval Ceramics
Ian Rowlandson	Iron Age and Roman Ceramics
Val Fryer	Environmental
Carol Allen	Neolithic and Bronze Age
Malin Holst	Osteoarchaeology
Jane Cowgill	Metallurgy

15.2 Small finds requiring conservation will be conserved by the City and County Museum Laboratory.

15.3 Recognised specialists will be sought in the event that other data are retrieved in the course of the investigations.

16. Insurance statement

16.1 Public indemnity of £2,000,000 and private indemnity insurance of £250,000 with Towergate Insurance.

17. Copyright

17.1 Copyright will remain that of the author. Licence will be given to the client to present any reports, copyright of the author, to the planning authority in good faith of satisfactory settlement of account.

18. Ownership

18.1 It will be asked of the client, at the outset, that the ownership of any portable objects discovered in the course of the evaluation be donated along with the archive.

LAND AT MOULTON CHAPEL, SOUTH HOLLAND, LINCOLNSHIRE, PE12 0XQ

ARCHAEOLOGICAL DESK BASED ASSESSMENT

NGR: TF 529569 318124 (centre)

Prepared by James Roberts
Groundworks Archaeology
February 2017

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GLOSSARY OF TERMS AND ABBREVIATIONS

Archaeology

For the purposes of this project archaeology is taken to mean the study of past human societies through their material remains from prehistoric times through to the modern era. No rigid upper date limit has been set, but AD 1900 is used as a general cut off point

HER

Historic Environment Record

Medieval

The period between the Norman Conquest (AD 1066) and *circa* AD 1500

Natural

In archaeological terms this refers to the undisturbed natural geology of a site

NGR

National Grid Reference from the Ordnance Survey Grid

NMP

National Mapping Programme whereby possible archaeological features present on aerial photographs were mapped. Undertaken for certain counties, including Cornwall

OD

Ordnance Datum; used to express a given height above sea level

OS

Ordnance Survey

Prehistoric

In Britain this term is generally used for any of the traditionally defined periods such as Palaeolithic (480,000-12,000 BC), Mesolithic (12,000-4000 BC), Neolithic (c4000-2800), Bronze Age (2800-600 BC) and Iron Age (600 BC – AD 43)

Romano-British

Term used to describe the synthesis of indigenous late Iron Age traditions with the invasive Roman culture. Traditionally dated between AD 43 and AD 410

Saxon

Term used to describe the period between the end of Roman Britain *circa* AD 410 and the Norman Conquest (AD 1066)

VCH

Victoria County Histories

SUMMARY

This desk-based assessment has been prepared by James Roberts of Groundworks Archaeology. The project was commissioned by Gordon Smith of Matrix Planning

The assessment examines an area of land to the south of Moulton Chapel at NGR: TF 529569 318124 (centre) (Figure 1). This document is primarily an assessment of the potential for the presence or otherwise of below ground archaeology.

The assessment has highlighted that the site is of overall **low-moderate** archaeological potential for features of **low** significance for all periods except Romano-British where the potential is **high** for features of **moderate** significance. Finds or features relating to Romano-British date may be considered *de facto* to be of **moderate-high** significance, while agricultural remains dating from the Medieval to Post-medieval period may be considered to be of generally **low** or **low-moderate** significance.

Although there has been no previous investigation within the site, the evidence from extant crop-marks and investigations within the wider study area supports the need for field evaluation to establish the presence or otherwise of archaeological features within the proposed development area.

1 ASSESSMENT METHODOLOGY AND INTRODUCTION

1.1 This desk-based assessment has been prepared by James Roberts of Groundworks Archaeology. The project was commissioned by Gordon Smith of Matrix Planning and relates to a proposed development of land at Moulton Chapel, Lincolnshire. This assessment was requested by Louise Jennings, Lincolnshire Historic Environment Officer in accordance with the National Planning Policy Framework . 'Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation. (NPPF, 2012 Section 12, para 128).

1.2 The assessment examines an area of land to the south of Moulton Chapel at NGR: TF 529569 318124 (centre) (Figure 1). This document is primarily an assessment of the potential for the presence or otherwise of below ground archaeology.

1.3 Archaeological assessment involves a desktop study of presently available archaeological, historical, air photographic and other relevant information. Government guidance on archaeology (National Planning Policy Framework, 2012) encourages a consideration of the survival of any archaeological remains present on a site where development is being considered, prior to formal planning applications being submitted. This allows a full assessment of the implications of any development proposal and an appropriate archaeological mitigation strategy to be identified and implemented. This report represents the first stage of the pre-planning permission archaeological investigations recommended in NPPF.

1.4 This archaeological assessment was compiled in accordance with the principals of NPPF. In addition it fulfils the general requirements of a desktop assessment as set out by the Chartered Institute for Archaeologist's (CifA) *Standard and Guidance for Historic Environment Desk Based Assessment* (2014).

1.5 The study area includes the site of the proposed development (Figure 1), plus a wider study area of 1.5km.

1.6 The site has not previously been the subject of any archaeological works.

1.7 The proposed development does not physically affect any Scheduled Monuments, Registered Battlefields or Registered Parks and Gardens and does not affect an Archaeological Priority Area.

2 PLANNING BACKGROUND AND LEGISLATIVE FRAMEWORK

2.1 In considering a development proposal, the Local Planning Authority (LPA) will consider the policy framework set by government guidance. Relevant considerations are given below.

2.2 International Planning Policy and Guidance

2.2.1 Code of Good Practice on Archaeological Heritage in Urban Development Policies, 2000.

2.2.2 The Code of Good Practice, established by the Cultural Heritage Committee of the Council of Europe (Ref.10.1) states:
"…before taking decisions affecting the archaeological heritage, planners should obtain adequate information and advice, applying non-destructive methods of investigation wherever possible…the purpose [of assessment] will be not only to establish if it is necessary to dig but also to build a picture of the site's morphology and its potential".

2.3 National Planning Policy and Guidance

2.3.1 National Planning Policy Framework, 2012

2.3.2 The National Planning Policy Framework introduced in March 2012 replaced PPS5 (2010) as part of the Government's streamlining of the planning process.

2.3.3 Policy 128 states that "in determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation".

2.3.4 Policy 129 states that "Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this assessment into account when considering the impact of a proposal on a heritage asset, to avoid or minimise conflict between the heritage asset's conservation and any aspect of the proposal"

2.3.5 It further notes the irreplaceability of heritage assets and states that local planning authorities should take account of the desirability of sustaining and enhancing the significance of heritage assets, the positive contribution that conservation of heritage assets can make to sustainable communities; and the desirability of new development making a positive contribution to local character and distinctiveness.

2.3.6 **Ancient Monuments and Archaeological Areas Act, 1979**

2.3.7 The Ancient Monuments and Archaeological Areas Act of 1979 provides for the investigation, preservation and recording of matters of archaeological or historical interest. This relates not only to Scheduled Ancient Monuments but also to other monuments which the Secretary of State believes to be of sufficient importance.

2.4 **General Principles**

2.4.1 This archaeological assessment will therefore form the basis for any further pre-planning permission archaeological work, such as field evaluation.

2.4.2 This archaeological assessment was compiled in accordance with the principals of the legislative framework set out above. In addition, it fulfils the general requirements of a desktop assessment as set out by the Chartered Institute for Archaeologist's *Standards and Guidance for Archaeological Desk Based Assessment* (2014).

2.7 The study area includes the area defined in Figure 1, plus an approximate 1.5km area around it. This allows the assessment to study the general potential of the site and place it in a wider context.

3 SOURCES

3.1 The information available in the Lincolnshire Historic Environment Record (HER) has been consulted. There are no Registered Parks and Gardens or Battlefields within the study area.

3.2 The Historic England Archive (formerly the National Monuments Record), the Lincolnshire Archive and Local Studies Library have been consulted for cartographic and other historical data. Regional and national journals have also been examined for relevant information. Aerial photographs held at the Lincolnshire HER were also examined.

4 SITE LOCATION AND DESCRIPTION

4.1 The study area comprises the site of Moulton Chapel Motors Limited, and land south of Roman Road, Moulton Chapel. Moulton Chapel is

located approximately 6km south-east of Spalding in the South Holland district of Lincolnshire.

4.2 The site stands at an elevation of about 3m0D on generally level ground within the Lincolnshire Fens. At the time of the site walkover the northern part of the site contained the operational Moulton Chapel Motors (opened 1960); trading as a fuel station, car repair garage, service workshop and shop. The southern part of the site comprised a field under crop. A partly water filled ditch (drain) was present along the northern boundary of the field. The garage part of the site was mostly concrete surfaced, with a gravelled parking area in the rear south-western part of the site. The garage site was bounded by a butcher's shop to the north-east and post office to the north-west fronting Roman Road. The field site was bounded to the north by the rear gardens of houses and bungalows fronting Roman Road; undefined within the field to the south; a drain to the east with houses off Cekhira Avenue further east; and the rear gardens of houses fronting Woodgate Road to the west. The site was accessed from Woodgate Road to the west. There is no visible evidence of earlier boundaries or features surviving within the study area.

4.3 The geological map for the area, sheet 144 (1992) at 1:50,000 scale, shows the site to be underlain by superficial Terrington Beds (now named Tidal Flat Deposits), covering the solid geology of the Oxford Clay Formation. Previous investigations by Ground Engineering Limited in this area found the near surface Tidal Flat Deposits to 3.00m depth, underlain by Marine Sand to at least 12.00m depth.

5 ARCHAEOLOGICAL BACKGROUND

5.1 Although the area assessed involves only the study area itself, comprising the site and a 1.5km buffer, this report provides a broad overview of the surrounding area, to place the site in its landscape and historical context.

5.2 Previous investigation including the mapping of crop and soil marks from aerial photographs and fieldwalking, has identified a densely occupied landscape of settlements, enclosures and industrial sites (see fig10) which are linked by a network of droveways. These are connected to 'Roman road' which is oriented east-west through Moulton Chapel and only 60m from the northern boundary of the field (Phillips 1970, 284-302). The date of this road is uncertain and may in fact be a later droveway.

5.3 Pottery which is found widely scattered across the study area indicates concentrated occupation from the 1st to 4th centuries A.D. There are three Scheduled Ancient Monuments within 3km (although these are beyond the current study area). Briquetage (fragmentry ceramic debris) representative of industrial activity is indicative of salt production

(known as salterns), and is present throughout the region. These sites tend to be located along the courses of tidal creeks (MLI22128) and are often associated with settlement.

5.4 A water pipeline constructed between Moulton Chapel and Whaplode was subject to a watching brief in 1996 (ELI2202) The pipeline followed the Moulton Mere drain and the South Holland main drain The watching brief identified a series of Roman ditches. East of Chapel Farm, several ditches were interpreted as the boundaries of separate field enclosures with access provided through the corner of each; a typical form of stock management system. To the south of this some ditches, including a droveway running north west to south east were recorded (MLI20546,22115,22117). The watching brief also noted that in the field south of Moulton Chapel Road and East Moulton Mere Drain there is a north east to south west drove way parallel to Moulton Mere Drain. It continues south to the next field and there is a series of sub-rectangular and sub-circular cropmarks laid out on a general north west to south east alignment. This alignment is different from the Roman cropmarks and so they may not be contemporary. These may be medieval field boundaries. revealed extensive agricultural remains and a small rural settlement of the Romano- British period (Dymond 1996). Further extensive, settlement remains, in the form of cropmarks, are recorded surrounding Moulton Chapel, indicating domestic and agricultural settlement of the period (MLI20336, 20341, 20342, 20353, 20354, 20355, 20370, 22114, 22123, 23573, 90792)

5.5 This period of occupation was followed by a period of localised marine transgression, creating marshes and rendering much of the area uninhabitable. This situation slowly reversed before or during the Saxon period (450-1150 A.D.), when some land was reclaimed and farmed. However, it was not until the medieval period (1150-1500 A.D.) when large scale land reclamation occurred, that more widespread rural habitation could develop. These newly established settlements, like their Roman antecedents, exploited salt production to boost their economy, though the medieval salterns were restricted to coastal areas and controlled by the religious estates.

5.6 The village of Moulton is recorded in the Domesday survey of 1086 and is referred to as 'Multune'. The name either derives from the Old English personal name Mi la and tun, meaning a 'farmstead or village'. Alternatively the Old English mi /, meaning 'a mule', may apply, although the former is more likely (Cameron 1998, 89).

5.7 Domesday shows that land in the area was held by Ivo Taillebois and Guy of Craon and amounted to 10 carucates and 15 bovates of land, approximately 1825 acres (Foster and Longley 1976).

5.8 Post-medieval (1500-1700) activity within the area has been restricted to agricultural activities, although it is clear that the area was not as densely settled as during the Roman period.

5.9 In 1885 *Kelly's Directory* noted Moulton Chapel (MLI22124, located 90m north west of the site boundary) as achapelry of Moulton, with a small octagonal chapel, erected in 1722 (Pevsner & Harris 1989,568). The living was a perpetual curacy. The 1722 chapel of St James, by William Sands senior of Spalding, was a rebuild of an earlier chapel, and was enlarged in 1886. In 1896 Moulton Chapel became a separate ecclesiastical parish under the name of Moulton St James. (Cox, 1916,p223) Pevsner notes the church as a red-brick octagon with a chancel added in 1886, and a domed interior. The style is Dutch, influenced by late 17th-century fen drainers. There is a marble font, and a west gallery probably from the 19th century.

5.10 The windmill in Moulton Chapel (MLI20371) is located on the northern boundary of the proposed development area. It was built in 1865 to replace a Post Mill. It worked until about 1930 by wind and then by engine for a number of years. The sails were taken off in about 1938 after gale damage and it was later largely dismantled. It was driven by electricity in the 1950s but eventually fell into disuse. It is now undergone conversion into a house by its owner. The only gear to survive is one pair of grey stones, with the stone nut replaced by a pulley. There were two pairs of grey stones and one pair of french stones, together with another pair of grey stones on a ground floor hurst which was engine powered. The tower has lost about four feet in height but still contains all the floors and it is in these that most the mill's interest lies. The fourth floor beams are the tarred oak sheers of the old Post Mill, with clear wear marks visible where the post and collar rubbed; the fifth floor beams are cut from an old stock, still with its white paint on.

5.11 The Wesleyan chapel (MLI97762) located 137m north west of the development site is indicated on the 1904 OS County Series map. The small building behind the present chapel was the original chapel built in 1812. It is now the schoolroom to the later chapel which was built in front in 1902 by the architect J.R. Baker, from Moulton Chapel, who also built the almost identical chapel at Pinchbeck Northgate in 1925. The chapel of 1902 is constructed of red brick with ashlar dressings and has a gabled roof with a slate covering and ornamental ridge copings.

6 Map Regression

6.1 The earliest identified map of the site titled “The Map of South Holland” was surveyed c1652 by Sir William Dugdale. The map shows the line of the Roman Road but there is no detail recorded to the south where the site is located. Armstrong's 1778 Map of Lincolnshire is equally lacking in boundary detail.

6.2 The 1805 Tithe Map (Figure 3) depicts a detailed plan of the study area. The road layout is well defined and appears to correspond largely with the present day. The map shows a landscape of rectilinear fields separated by drove roads. The site is characterised by two thin elongated fields orientated parallel to Roman Road which on the map is named *'Garners Dike'.* This type of field division are known locally as diallings and are common to this area. The site is bounded to the east by a north south orientated field numbered 1463, and to the west by a road named Eardly. The southern boundary of the site is a continuation of parallel fields.

6.3 All of the land within the site area appears to have been in arable use at this time.

6.4 A map entitled *Map of the Lands within the Parish of Weston and Moulton lying within the Drainage of South Holland* (Figure 4) is dated 1850, although it appears to be based upon the 1805 Tithe map. It shows minor variations to the field boundaries in the wider study area but no material change to the site other than a re numbering of the fields.

6.5 The 1887 First Edition 25" Ordnance Survey plan (Figure 5) is the first accurate plan of the site and shows minor changes from the map of 1850. the fields within the wider study area have been subject to limited consolidation into larger blocks, although the general boundaries remain largely the same. The only change to the fields within the site is a subdivision of the northern most field into two. The roads remain unchanged.

6.6 The 1903 revision Second edition 25" Ordnance Survey map (Figure 6) of shows no change from the first edition.

6.7 The 1950 Third edition 25" Ordnance Survey map (Figure 7) shows that the sub division noted on the 1887 map has now been removed combining the two fields back into one. Although there is further alteration to field boundaries in the wider study area, the most significant item of note is the beginning of the construction of Cekhira Avenue on the eastern boundary of the site. The avenue is laid out and the first few houses are shown as built.

6.8 The 1956 6" Ordnance Survey boundary revision (Figure 8) shows no change from the 1950 edition.

6.9 The 1976 1:25000 Ordnance Survey map (Fig 9) shows the site in its present day form. Cekhira Avenue is shown as complete and the site is now shown as part of a single large field. There has been considerable further construction of housing along Roman Road since 1956, with their back gardens now forming the northern boundary of the site.

7 Previous archaeological investigations

7.1.1 Previous investigations within the area include a watching brief at the Jolly Farmer public house (ELI10614) which identified several undated features and an infilled drainage ditch shown on 19th century maps (MLI97873).

7.1.2 A further watching brief (ELI4007) was carried out on land north of Roman Road approximately 160m north of the site. Only a few of the 59 house plots were monitored, however several undated features were recorded. These included ditches aligned north east to south west, north west to south east and north north east to south south west. These features suggested elements of land use. The north east to south west ditches are likely to represent field boundary ditches. A north east to south west furrow truncating one of the ditches suggests later, probable medieval land use. Finally, the north north east to south south west ditches are again thought to represent field boundary and drainage ditches. The ditches contained multiple fills, possibly indicative of a less stable environment, arguing for a relatively early, possibly Romano British, date for some of the ditches

7.1.3 A water pipeline constructed between Moulton Chapel and Whaplode was subject to a watching brief in 1996 (ELI2202) which identified a series of ditches (described in greater detail in paragraph 5.4)

7.1.4 A watching brief at The Plough Inn, Woodgate Road (ELI12840) proved to be negative, as did a further watching brief at 68 Roman road (ELI8699).

8 IMPACT OF THE PROPOSALS

7.1 Based on the results of the desk-based assessment the perceived archaeological potential of the site can be summarised as follows:

7.2 **Prehistoric**: The site lies within an area of **low** potential for the recovery of Prehistoric activity. There is no evidence for Prehistoric activity within 1.5km study area.

7.3 **Roman**: The site contains **high** potential for the recovery of activity associated with the Roman period. This is indicated by the concentration of Romano British crop marks and settlement evidence in the area (fig 10). The presence of these field systems and other features indicate that the landscape was in intensive use during this period. Given the presence of cropmarks on the immediate southern boundary of the development site it is reasonable to conclude that the activity continues into the site. It is most likely that that buried

archaeological remains will comprise evidence for former field systems, which may be considered of **moderate** significance.

7.4 **Early Medieval**: The site contains **low** potential for the presence of finds and features dating to this period. Although Moulton is recorded in Domesday there is no evidence that the area of Moulton Chapel was exploited at this period. This is probably due to the marine transgression of the Post Roman period and generally slow reclamation of the marshy land at this period.

7.5 **Medieval**: The site contains **moderate** potential for the presence of Medieval finds and features. It is during this period that large scale land reclamation occurred and It is likely that the whole area was located in land that was predominantly agricultural. Some of the cropmarks observed within the wider area have been tentatively identified as medieval. Although there is some potential for features relating to agricultural usage of the site, including isolated dwellings or agricultural buildings, it is most likely that buried archaeological remains will comprise evidence for former field systems, which may be considered of relatively **low** significance.

7.6 **Post-Medieval**: The site contains **moderate** potential for Post-medieval features. Cartographic evidence indicates that no buildings existed within the boundaries of the site during this period, although the present field boundaries are traceable to the 18th century. All of these features may be considered of generally **low** significance. The Church of St James is located within 90m of the north west boundary of the site, but is shielded from view by modern housing. As regards the setting of the Windmill (which is located to the immediate north of the assessment site), there have been modern additions and alterations to the fabric of this building, and its setting has already been compromised to a certain extent by existing modern residential development around it. It is considered that there may be a moderate impact from further development to the south of this building to comprise the proposed new residential development. Though it should also be considered that the degree of potential impact from this proposal on the setting of this building will be directly related as to how this proposed development is to be laid out. The windmill is subject to a full assessment in its own right and will not be dealt with further in this report.

9 CONCLUSIONS

8.1 The assessment has highlighted that the site is of overall **low-moderate** archaeological potential for features of **low** significance for all periods except Romano-British where the potential is **high** for features of **moderate** significance. Finds or features relating to Romano-British date may be considered *de facto* to be of **moderate-high** significance, while agricultural remains dating from the Medieval

to Post-medieval period may be considered to be of generally **low** or **low-moderate** significance.

8.2 Although there has been no previous investigation within the site, the evidence from extant crop-marks and investigations within the wider study area supports the need for field evaluation to establish the presence or otherwise of archaeological features within the proposed development area.

10 ACKNOWLEDGEMENTS

10.1 Groundworks Archaeology would like to thank Gordon Smith of Matrix Planning, the staff of the Lincolnshire Historic Environment Record, the Lincolnshire Record Office, the Local Studies Library and The National Archives, and the staff of English Heritage (Archives).

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Maps

Moulton Tithe Map, c1805, Lincoln Archive ref GAR 7/1-2

A Map of the Lands Within the Parishes of Weston and Moulton Lying within the Drainage of South Holland, Lincoln Archive ref: 2 HAW 7/2/1

Ordnance Survey 25” 1st edition sheet 142/12

Ordnance Survey 25” 2nd edition sheet 142/12

Ordnance Survey 25” 3rd edition sheet 142/12

Ordnance Survey 6” sheet 142 SE, 1956

Ordnance Survey 1:25000 sheet TF2818 2918, 1976

APPENDIX 1

HISTORIC ENVIRONMENT RECORD GAZETEER

HER Number	Grid Reference	Description
ELI10614	TF 2946 1827	Watching brief at the Jolly Farmer Public House, 28 Roman Road, Moulton. Several undated features were identified as well as a ditch shown on post medieval maps and modern features.
ELI12840	TF 2933 1818	The Plough Inn, Woodgate Road, Moulton Chapel. A programme of archaeological monitoring and recording was conducted during groundworks for residential development at the former Plough Inn, at Woodgate Road, Moulton Chapel. Brick foundations of a structure associated with the former public house were recorded, along with modern demolition debris, but no archaeologically significant features, deposits or finds were encountered.
ELI2202	TF 3043 1557	Water pipeline between Moulton Chapel and Whaplode. A watching brief was undertaken during groundworks for a water pipeline identifying a series of linear features mainly of Roman date.
ELI4007	TF 2949 1840	Watching brief on land at Fen Gate, Moulton Chapel. A watching brief was carried out during groundworks for a residential development. The watching identified a series of Romano-British ditches.
ELI8699	TF 29761 18338	Watching brief at Greystones, 68 Roman Road, Moulton Chapel was carried out during groundworks associated with the construction of an extension and triple garage. Natural geology overlain by modern landscaping material and topsoil was seen, and no archaeological features or finds were recorded.
MLI20336	TF 2791 1894	A compact group of very small irregular enclosures seen as cropmrks on APS also associated drove roads and old water courses.
MLI20341	TF 2843 1835	Undated cropmark linear features.
MLI20342	TF 2801 1828	A large cropmark enclosure and smaller linear features are visible on APS and possibly associated with old water courses.
MLI20343	TF 2859 1886	A double ditched linear feature which may be a drove road.
MLI20353	TF 2948 1776	An area of undated cropmarks, which may be part of a field system with trackways and watercourses.
MLI20354	TF 3064 1891	This is an area of undated cropmark linear features and old watercourses. It may be part of a field system.
MLI20355	TF 3101 1825	Cropmarks around Randall Bank representing a large compact settlement. It is a group of small enclosures, mainly rectangular within a wider mesh of field ditches

		extending in all directions. It continues eastwards.
MLI20364	TF 2885 1755	Romano British pottery scatter.
MLI20365	TF 2888 1809	A Romano British pottery scatter was found at this location.
MLI20366	TF 2963 1657	A scatter of domestic debris, particularly pottery sherds, over a very distinct raised area of dark soil; around the flanks of a less definite dark area; over a small patch; as well as a trace of pottery sherds and occupation soil turned up where the plough dug in more deeply in rising out of a hollow. The pottery was dated as between the 2nd and 4th century, but is mainly 3rd century in date
MLI20370	TF 2918 1873	A straight linear feature visible on aerial photographs.
MLI20371	TF 29432 18190	The windmill in Moulton Chapel was built in 1865 to replace a Post Mill. It worked until about 1930 by wind and then by engine for a number of years. The sails were taken off in about 1938 after gale damage and it was later largely dismantled. It was driven by electricity in the 1950s but eventually fell into disuse. It is now undergoing gradual house conversion by its owner.
MLI20372	TF 2944 1822	The post medieval settlement of Moulton Chapel which includes an 18th century church.
MLI20549	TF 2863 1791	Possible medieval enclosures and field boundaries, south west of Clark's farm, Moulton.
MLI22114	TF 2967 1615	A group of irregular polygonal ditched enclosures, possibly settlement, approached by droves from the south south east which spilts into branches going east, west and north within the group. These features were seen on aerial photographs and surveyed in November 1951 when a detailed layout was seen to be partly obscured by medieval, or later, parallel drainage ditches.
MLI22115	TF 2850 1610	Romano British settlement/saltern remains, Woodgate Farm, Moulton.
MLI22116	TF 2899 1751	A small scatter of Romano-British pottery which includes a quern fragment was found at this location.
MLI22117	TF 2870 1748	Romano British settlement/field system complex.
MLI22119	TF 2910 1830	A sherd of medieval pottery was found at Moulton Chapel. It was possibly a fine type of green glazed ware.
MLI22122	TF 2998 1726	A moat is recorded on the first edition Ordnance Survey map at Snake Hall, Moulton. Nothing is known of the moat although the house was probably built in 1794.
MLI22123	TF 2924 1664	Cropmarks in Moulton Fen which may be traces of Roman agriculture. {1}{2} The area is under crop and there is no visual evidence of occupation.
MLI22124	TF 2934 1823	Moulton Chapel which was rebuilt in the octagonal Dutch style in 1722 in brick.
MLI22128	TF 3070 1689	Domestic debris, including 2nd to 4th century pottery, daub and animal bone were found at this location. This

		may be evidence of Romano British settlement or salt making.
MLI22129	TF 3042 1637	Aerial photographs have shown cropmarks of possible medieval ditched enclosures.
MLI23573	TF 3042 1637	Aerial photographs show extensive cropmark features in the fields east of Eaugate Road and north of South Holland main drain north of Crown Hall Farm. These cropmarks extend southwards across the South Holland main drain.
MLI84091	TF 2954 1842	Undated ditches which were possibly Romano British field boundary and drainage ditches.
MLI90792	TF 29213 19282	Prehistoric or Romano-British settlement was identified from cropmark evidence at Moulton. The complex settlement cropmarks, were comprised of multiple intercutting ring ditches (which are probably round houses), enclosures, curvilinear and linear boundary ditches. A meandering watercourse is also visible. The settlement was probably later prehistoric (Iron Age) to Roman in date.
MLI94461	TF 30054 17237	Grade II listed farmhouse, dating from about 1794 and altered in the 20th century. It is red brick and has a hipped slate roof with two gable and one rear gable stacks. For the full description of this listed building please refer to the National Heritage List for England.
MLI97762	TF 29363 18328	Moulton Chapel Methodist Church, Fen Gate, Moulton Chapel.
MLI97872	TF 2948 1828	Three undated pits with clean fills containing occasional charcoal flecks and brick fragments were seen during a watching brief. These features are probably part of a larger grouping or cluster of pits.
MLI97873	TF 2948 1827	Post medieval drainage ditch on land at the Jolly Farmer public house, Moulton Chapel.
MLI99264	TF 2953 1825	Site of a United Free Methodist Chapel at Moulton Chapel now demolished.
MLI122968	TF 2834 1894	Site of Delgate Farm, Weston. Demolished 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse was detached from the main working complex. Isolated location.
MLI122969	TF 2819 1848	Unnamed farmstead, Weston. Partially extant 19th century farmstead. Regular courtyard of L plan. The farmhouse is detached from the main working complex. There has been a partial loss (less than 50%) of traditional buildings. Isolated location. Large modern sheds are located to the side of the site.
MLI123209	TF 2973 1942	Harrox Farm, Moulton. Partially extant 19th century farmstead. Dispersed with multiple regular yards. The farmhouse is detached from the main working complex. There has been significant loss (greater than 50%) of traditional buildings. Located within a loose farmstead

		cluster. Large modern sheds are located to the side of the site.
MLI123210	TF 2958 1935	Tabeal Farm, Moulton. Partially extant 19th century farmstead. Regular courtyard of T plan. The farmhouse is detached from the main working complex. There has been a partial loss (less than 50%) of traditional buildings. Located within a loose farmstead cluster. Large modern sheds are located on the site.
MLI123211	TF 2947 1925	Valentines Farm, Moulton. Redeveloped 19th century farmstead. Parallel with additional detached elements. The farmhouse was detached from the main working complex. Located within a loose farmstead cluster. Large modern sheds are located on the site.
MLI123212	TF 2957 1900	Unnamed farmstead, Moulton. Partially extant 19th century farmstead. Parallel. The farmhouse is detached from the main working complex. There has been significant loss (greater than 50%) of traditional buildings. Located within a loose farmstead cluster.
MLI123214	TF 3007 1833	Site of a farmstead, Moulton. Demolished 19th century farmstead. Regular courtyard of L plan. The farmhouse was detached from the main working complex. Located within or in association with a hamlet.
MLI123215	TF 2929 1828	Site of Foundry House, a demolished 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the fourth side of the yard. The farmhouse was detached from the main working complex. Located within or in association with a village.
MLI123216	TF 2923 1838	Site of a farmstead, Moulton. Demolished 19th century farmstead. L-plan. The farmhouse was Located within or in association with a village.
MLI123217	TF 2937 1841	Site of a farmstead, Moulton. Demolished 19th century farmstead. Regular courtyard of U plan. The farmhouse was detached from the main working complex. Located within or in association with a village.
MLI123218	TF 2937 1845	Site of a farmstead, Moulton. Demolished 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse was detached from the main working complex. Located within or in association with a village.
MLI123219	TF 2949 1871	Willow Tree Farm, Moulton. Partially extant 19th century farmstead. Loose courtyard with three sides of the courtyard formed by working agricultural buildings. The farmhouse is detached from the main working complex. There has been a partial loss (less than 50%) of traditional buildings. Located within a loose farmstead cluster. Large modern sheds are located to the side of the site.
MLI123220	TF 2934 1880	St Alban's House, Moulton. Redeveloped 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse was detached from the main working complex.

		Located within a loose farmstead cluster. Large modern sheds are located to the side of the site.
MLI123221	TF 2947 1890	Ebenezer Farm, Moulton. 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Located within a loose farmstead cluster. Large modern sheds are located on the site.
MLI123222	TF 2955 1891	Victory Farm, Moulton. 19th century farmstead. Loose courtyard with three sides of the courtyard formed by working agricultural buildings. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Located within a loose farmstead cluster. Large modern sheds are located on the site.
MLI123223	TF 2902 1823	Unnamed farmstead, Moulton. 19th century farmstead. Regular courtyard of L plan. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Located within a loose farmstead cluster. Large modern sheds are located to the side of the site.
MLI123224	TF 2878 1823	White House, Moulton. Partially extant 19th century farmstead. Row. The farmhouse is detached from the main working complex. There has been a partial loss (less than 50%) of traditional buildings. Located within a loose farmstead cluster. Large modern sheds are located on the site.
MLI123225	TF 2883 1814	Clarks Farm, Moulton. 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Located within a loose farmstead cluster. Large modern sheds are located to the side of the site.
MLI123226	TF 2919 1733	Chapel Farm, Moulton. 19th century farmstead. Regular courtyard with L-plan range plus detached buildings to the third side of the yard. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Isolated location. Large modern sheds are located on the site.
MLI123227	TF 30209 17500	Crown Farm, Moulton. 19th century farmstead. Regular courtyard of F plan. The farmhouse is detached from the main working complex. The farmhouse is the only surviving historic structure. Located within a loose farmstead cluster. Large modern sheds are located to the side of the site.
MLI123230	TF 2995 1673	Unnamed farmstead, Moulton. Redeveloped 19th century farmstead. Loose courtyard with three sides of the courtyard formed by working agricultural buildings. The farmhouse was detached from the main working complex.

		Isolated location. Large modern sheds are located to the side of the site.

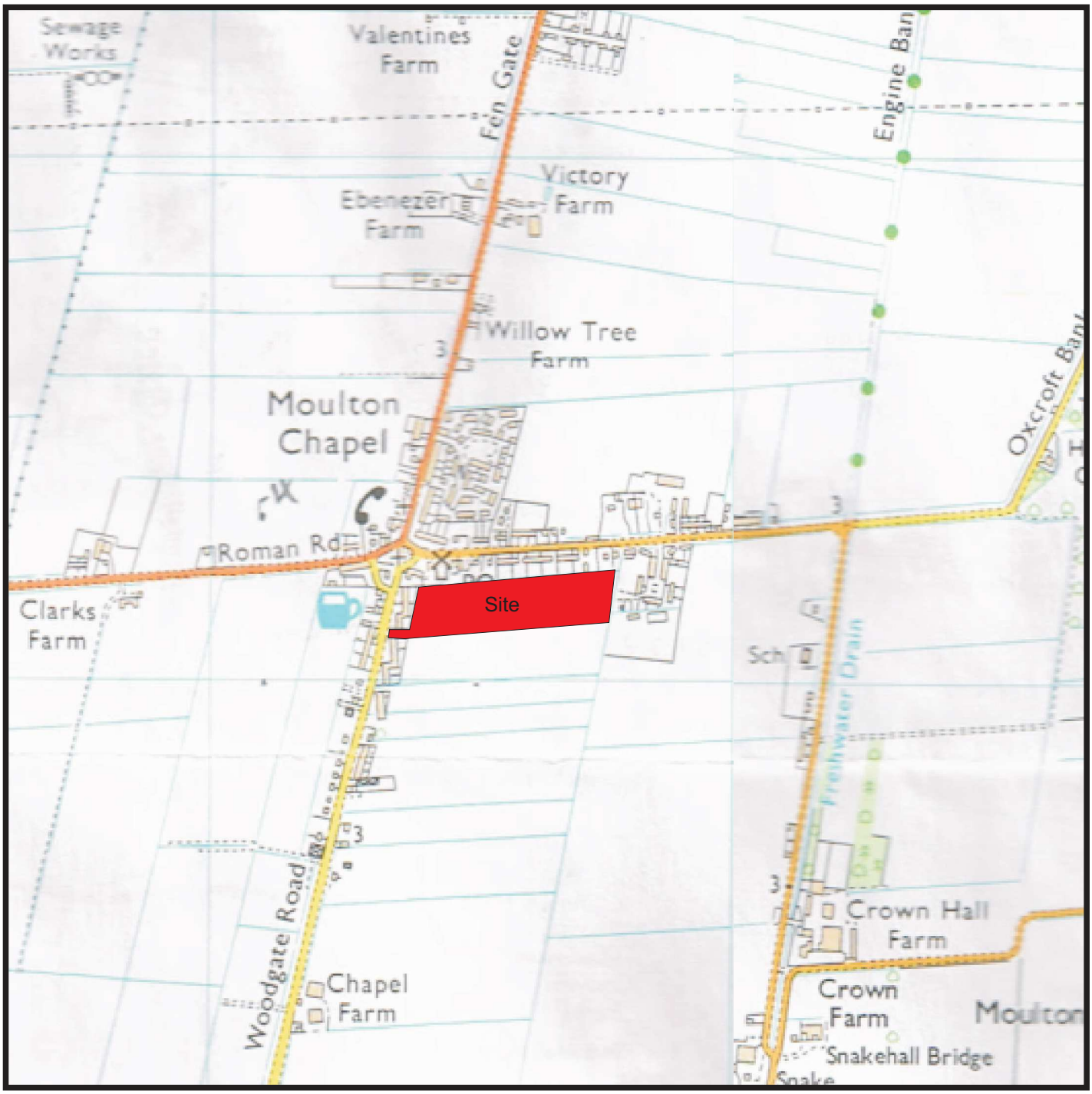


Fig.1 Site Location. 1:25000

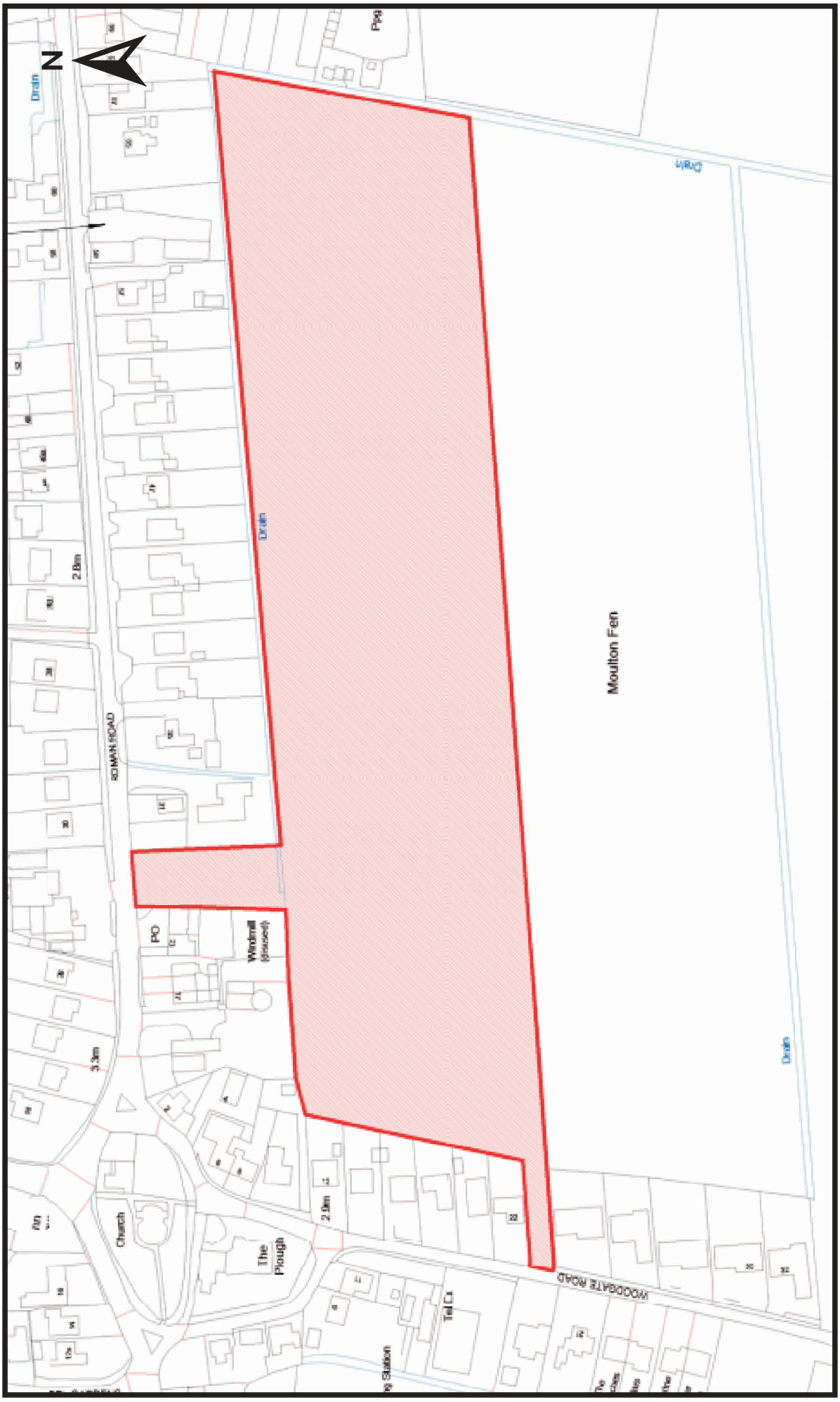


Fig 2: Site boundaries 1:200

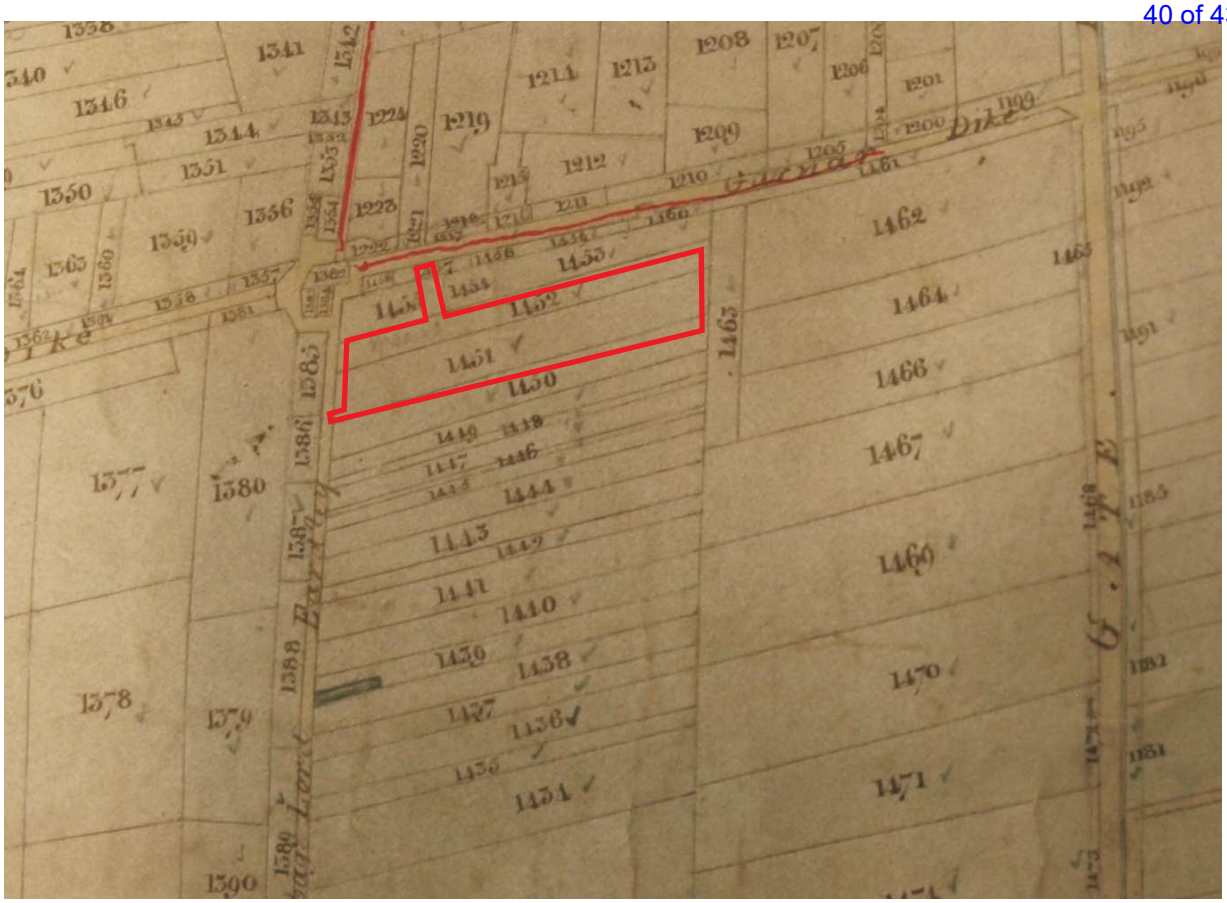


Fig.3: Moulton Tithe map c.1805

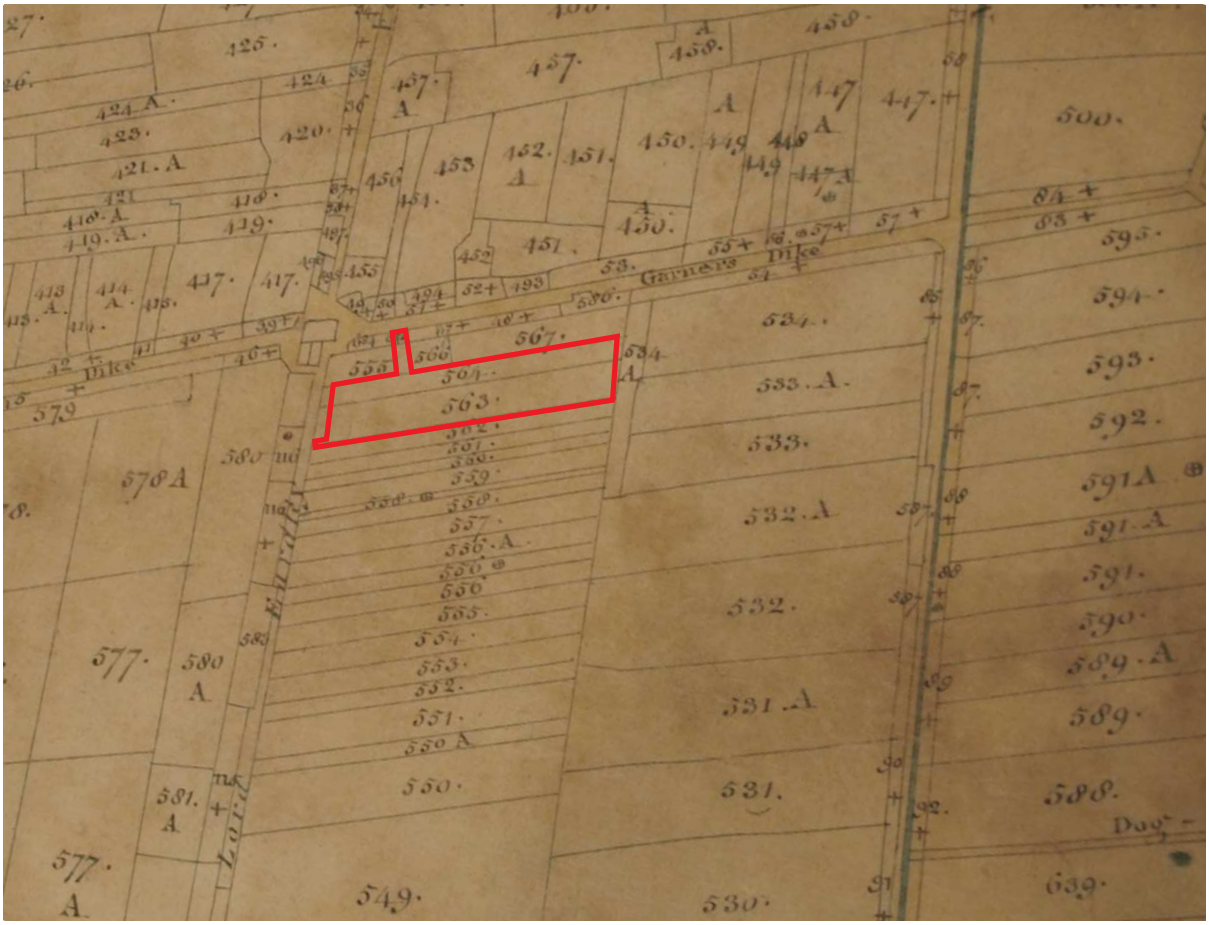


Fig.4: A Map of the Parish of Weston and Moulton c 1850, based on the Tithe map

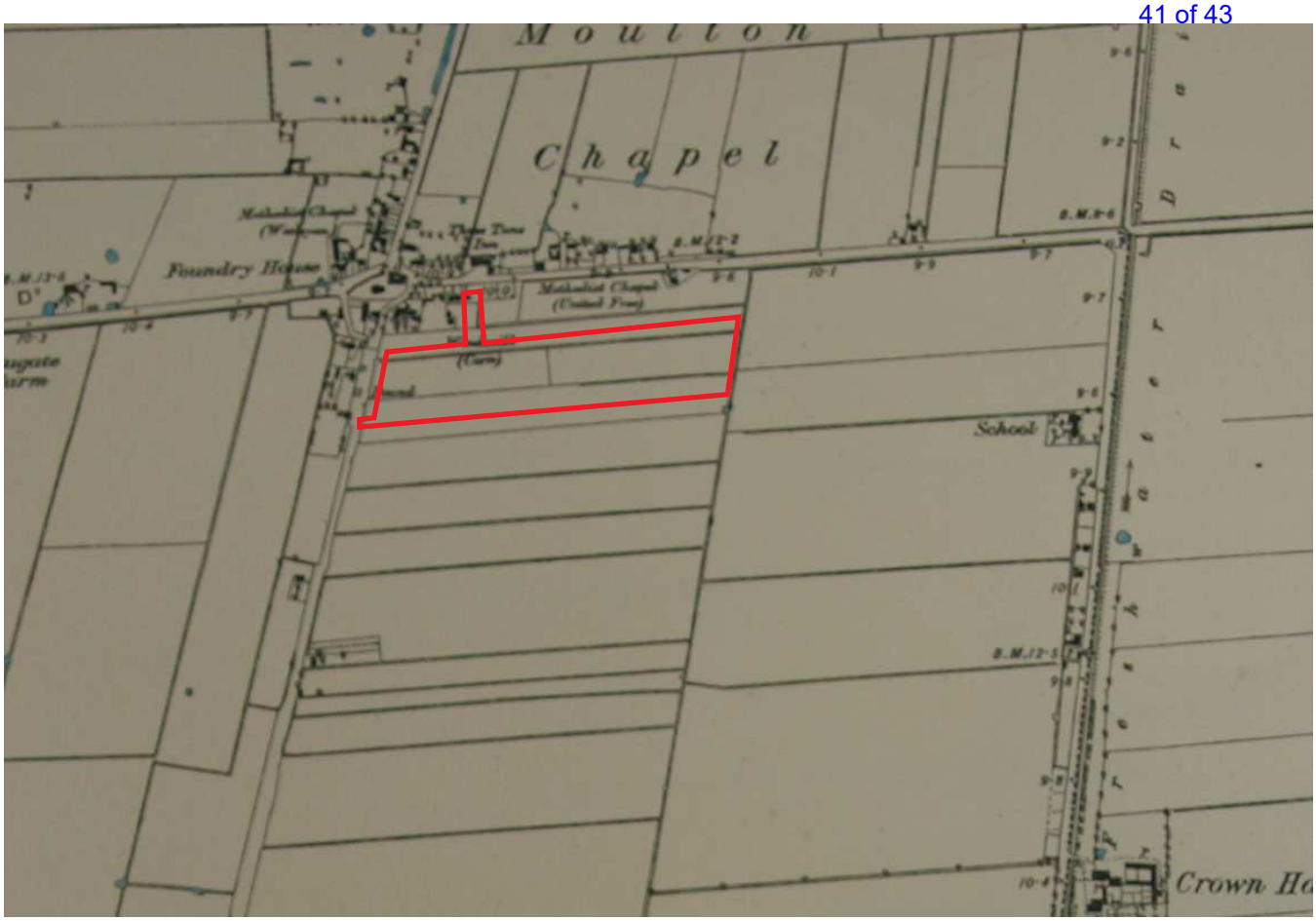


Fig.5: OS 1st edition 25” 1887



Fig.6: OS 2nd edition 25”, Revision of 1903



Fig.7: OS 3rd edition 25” 1950

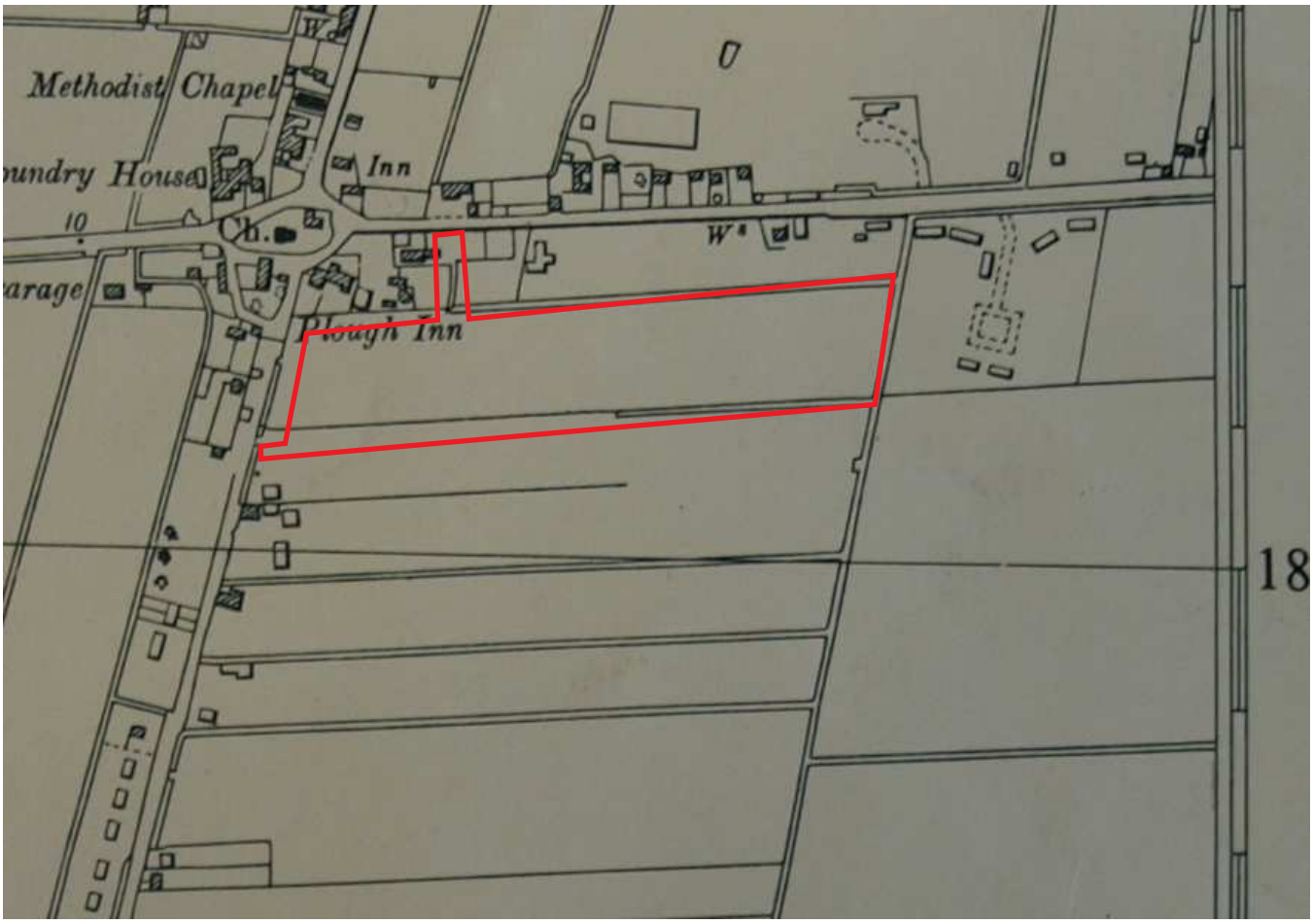


Fig.8: OS 6”Boundary revision of 1956

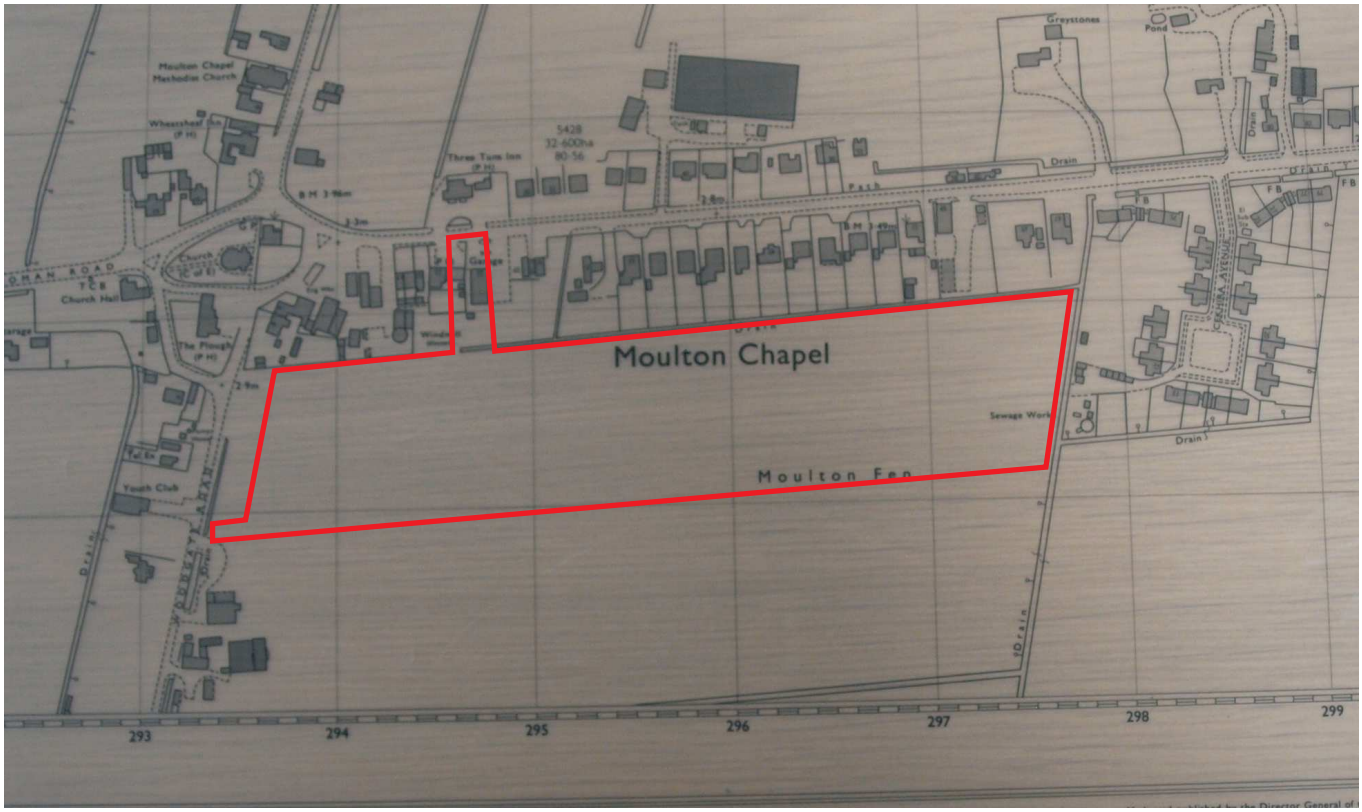


Fig.9: OS 1:25000, edition 1976

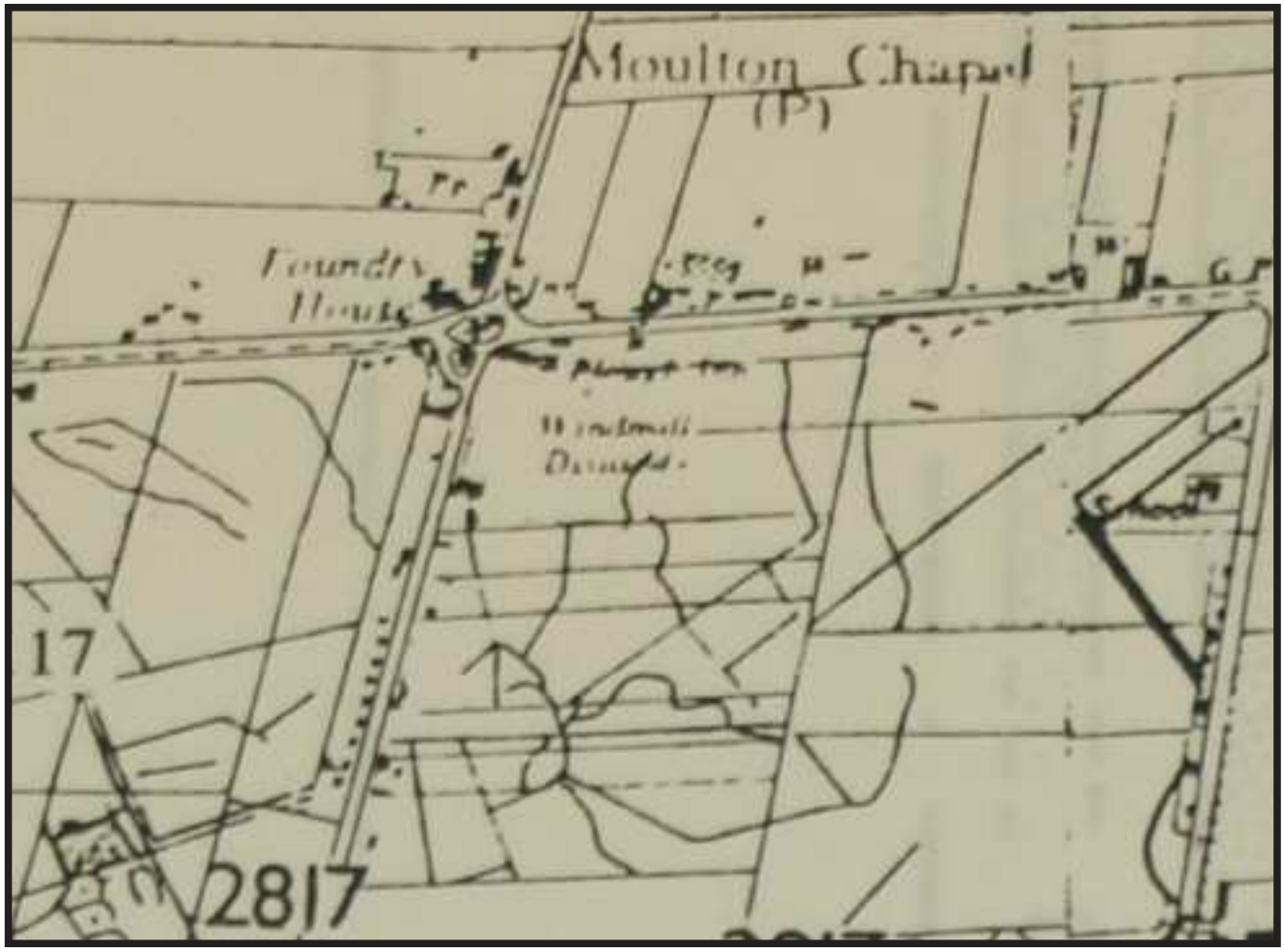


Fig.10: Map showing cropmarks (after The Fenland in Roman Times)