

Land at Westlode Street, Spalding, Lincolnshire

**An Archaeological Desk-Based Assessment
for Bride Hall Developments Limited**

by Jennifer Lowe

Thames Valley Archaeological Services Ltd

Site Code WSS 05/03

January 2005

Summary

Site name: Land at Westlode Street, Spalding, Lincolnshire

Grid reference: TF 2500 2280

Site activity: Desk-based assessment

Project manager: Steve Ford

Site supervisor: Jennifer Lowe

Site code: WSS 05/03

Area of site: Approximately 1.1ha

Summary of results: The site can be considered to have significant archaeological potential and further information, for instance by evaluation trenching will certainly be required to inform a mitigation strategy.

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Land at Westlode Street, Spalding, Lincolnshire An Archaeological Desk-Based Assessment

by Jennifer Lowe

Report 05/03

Introduction

This desk-based study is an assessment of the archaeological potential of a plot of land located on Westlode Street, Spalding, Lincolnshire (Fig. 1). The project was commissioned by Mr Robert Hume of Bride Hall Developments Limited, 49 Hay's Mews, Mayfair, London, W1J 5QQ and comprises the first stage of a process to determine the presence/absence, extent, character, quality and date of any archaeological remains which may be affected by redevelopment of the area.

Site description, location and geology

The site is an irregular shaped plot of land situated on the south side Westlode Street, which is located to the north-east of the centre of Spalding. The plot is currently occupied by a large disused industrial unit which fronts onto Westlode Street and occupies the majority of the site. To the rear of the main building are several other modern structures which are located within a concrete covered yard. This area is accessed from Double Street (Fig. 7). The development area is centred on NGR TF 2500 2280 and covers approximately 1.1 ha. The site is located on younger marine alluvium (Terrington beds) (BGS 1992) and is at a height of approximately 5.2m above Ordnance Datum.

Planning background and development proposals

Planning permission has been sought from South Holland District Council to demolish the existing buildings and replace with a combination of retail warehouses, a garden centre and residential properties with associated parking areas (Fig. 8). The new development will not include the construction of basements.

Archaeology and Planning (PPG 16 1990) provides guidance relating to archaeology within the planning process. It points out that where a desk-based assessment has shown that there is a strong possibility of significant archaeological deposits in a development area it is reasonable to provide more detailed information from a field evaluation so that an appropriate strategy to mitigate the effects of development on archaeology can be devised:

Paragraph 21 states:

‘Where early discussions with local planning authorities or the developer’s own research indicate that important archaeological remains may exist, it is reasonable for the planning authority to request the prospective developer to arrange for an archaeological field evaluation to be carried out...’

Should the presence of archaeological deposits be confirmed further guidance is provided. *Archaeology and Planning* stresses preservation *in situ* of archaeological deposits as a first consideration as in paragraphs 8 and 18.

Paragraph 8 states:

‘...Where nationally important archaeological remains, whether scheduled or not, and their settings, are affected by proposed development there should be a presumption in favour of their physical preservation...’

Paragraph 18 states:

‘The desirability of preserving an ancient monument and its setting is a material consideration in determining planning applications whether that monument is scheduled or unscheduled...’

However, for archaeological deposits that are not of such significance it is appropriate for them to be ‘preserved by record’ (i.e., fully excavated and recorded by a competent archaeological contractor) prior to their destruction or damage.

Paragraph 25 states:

‘Where planning authorities decide that the physical preservation *in situ* of archaeological remains is not justified in the circumstances of the development and that development resulting in the destruction of the archaeological remains should proceed, it would be entirely reasonable for the planning authority to satisfy itself ... that the developer has made appropriate and satisfactory provision for the excavation and recording of remains.’

Further guidance is provided by the South Holland District Local Plan (SHDLP 2001). Policy BE7 states:

‘Development proposals that adversely affect scheduled ancient monuments and other nationally important sites or their settings will not be permitted.’

Policy BE8 states:

‘On sites of archaeological significance, or potential, we will require the results of an archaeological assessment to be submitted as part of any planning application.’

Policy BE9 states:

‘The District Council will safeguard sites of archaeological significance from development which would adversely affect them, and seek the preservation *in situ* of important remains. In cases where preservation *in situ* is not feasible or merited, taking into account the importance of the remains and the need for development, planning permission may be granted subject to satisfactory provision being made for excavation and recording of remains.’

In addition, the locality of the site must be considered and whether the proposed development is likely to have an impact on the setting of any surrounding listed building. Policy BE2 of the SHDLP (2001) states:

‘The District Council will give the highest degree of protection to listed buildings within South Holland in order that the historic fabric of the area is retained. Therefore, throughout the district planning permission for development in proximity to listed buildings will only be granted provided that the proposal:

- 1) preserves or enhances its location in terms of size, form, positioning, scale, design, roofscape, materials, fenestration and detailing of the proposed building(s)
- 2) preserves or enhances the setting of the listed building in relation to its curtilage (if laid out to compliment the design and function) and by ensuring that important views, including through views, and ancient street patterns are maintained
- 3) preserves or enhances the character or appearance of the listed building by the considerate installation of plant and telecommunication equipment, including wherever possible underground, in order to minimise the effect of the installation on the surrounding locality.’

Methodology

The assessment of the site was carried out by the examination of pre-existing information from a number of sources recommended by the Institute of Field Archaeologists paper ‘*Standards in British Archaeology*’ covering desk-based studies as well as Lincolnshire County Council’s *Lincolnshire Archaeological Handbook*. These sources include historic and modern maps, the Lincolnshire Sites and Monuments Record, geological maps and any relevant publications or reports.

Archaeological background

General background

The archaeological background of the environs of Spalding is intimately linked to its low-lying setting and the process of post-glacial inundation by the sea held in check in more recent times by flood defences (Rackham 1986, 382). The British Geological Survey map (BGS 1992) in particular shows the pattern of dykes in the Spalding area used for reclamation and the dates at which these were constructed. Many of the dykes to the south and north-west of Spalding were constructed in the 11th–12th centuries with the outer limits of reclamation to the north of Spalding by the 13th century. Subsequently, 18th and 19th-century dykes extended the reclamation further to the north. Of particular note is the suggested coastline present in Saxon times which lay just to the north of the town; presumably the development of Spalding was related to its use as a port at that time.

Pre-Saxon developments are less well understood. Much marine inundation took place in late Roman times on low-lying land on the eastern side of southern England such as the fenland and the Thames Estuary with deposition of thick bands of alluvium. Presumably an extensively farmed and well settled landscape at that time was seriously dislocated in the later Roman period (Jones and Mattingly 1990, map 1:15). Prehistoric activity at various times was also affected by inundation with deposition of alluvium and peat growth and the rich archaeology demonstrated for the Welland Valley further to the south is often deeply buried by later sediments (French *et al.* 1993; Pryor 1998).

There is very little information about prehistoric activity in Spalding and Roman activity is just as poorly represented. The suggested ancient coastline lay south and west of Spalding in these periods. Besides several casual finds, such as coins, little information exists for pre-Saxon Spalding. Later evidence is briefly summarized below.

Lincolnshire Sites and Monuments Record

A search was made of the Lincolnshire Sites and Monuments Records (SMR) on the 17th January 2005 for search radius of approximately 300m around the site. This revealed 25 entries within close proximity to the site; no entries were recorded on the site itself. The results of this search are summarized in Appendix 1 and their locations plotted on Figure 1.

Prehistoric

There are no entries in the SMR relating to this period.

Roman

The only entries for this period are for stray finds which include a coin of Claudius (AD41–54) recovered from Double Street [1], a scatter of pottery recorded at Harrington House, immediately to the south-east of the site [2] and two coins retrieved during work on the High Street [3].

Saxon

The only entry from this period relates to the Saxon origins of Spalding [4], as it is thought that the settlement developed as a royal estate around the 7th and 8th centuries. A single sherd of Saxon pottery came from work on Double Street (Cope-Faulkner 1996) [13].

Medieval

There are several entries for this period, which reflect the growth of the town during this time. Again there is a general entry for the medieval settlement of Spalding [4]. There is also an entry for the Priory of St Mary's which is thought to have been located to the south-west of the town, although its precise location is unknown [8]. The location of a possible medieval cemetery associated with the Priory is also recorded to the south-west of Westlode Street [5], where workman working on Bridge Street recovered several disarticulated skeletons. Additional fieldwork on Bridge Street has recorded further skeletons, which were noted to cut a layer of buried soil dated to the 12th–13th century.

Much information about medieval Spalding has been obtained from fieldwork in the area. An investigation to the south of the Welland has recorded a large east–west aligned ditch thought to be a boundary marker containing 14th–15th century pottery. Later deposits were also encountered on this site with flood deposits masking 18th–19th century activity [4]. An evaluation on Westlode Street, north-east of the site, recorded alluvial deposits associated with the River Westlode and dumped deposits containing 10th–14th century pottery. A pit was also recorded which contained 10th–12th century pottery [9]. Similarly, an evaluation on land adjacent to Double Street also recorded alluvial deposits as well as residual 15th century pottery [13]. Fieldwork on Church Street recorded foundations constructed from faced limestone blocks as well as evidence of industrial and domestic activity, including 13th–14th century pottery [14]. Augering on the site also identified a mortar surface overlying stone which suggest the possible presence of more deeply buried structures. Evidence of flooding from the River Welland was also recorded. Post-medieval activity was also noted in form of walls, foundations and pits as well as an episode of flooding during this period. A watching brief on the south side of

the River Welland recorded a large pit containing two sherds of 13th–15th century pottery, as well as a fragment of late medieval or early Post medieval tile, and the foundations of a 19th-century barn [15].

Other evidence of medieval activity in the vicinity of the site includes a scatter of medieval pottery recorded at Harrington House [2]. The stone foundations associated with High Bridge are also noted. The bridge was re-built in the 17th century as a wooden structure but the medieval predecessor is thought to have been of a stone construction [3]. The location of the medieval market cross is recorded at the south end of the Market Place; this structure no longer exists [6] and two fragments of medieval pottery (Grimstone Ware) were recorded during sewerage operations close to Spalding Fire Station [7]. Lastly the presence of a medieval structure is recorded to the south of the site, close to the Market Place The White Hart Hotel comprises 3 timber-framed and brick built structures, with the earliest elements thought to date to the 15th century. Fieldwork carried out adjacent to the White Hart Hotel recorded dumped layers containing domestic debris both medieval and post medieval in date [12].

Post-medieval

The SMR contains a general entry for the post-medieval settlement at Spalding [4]. Again fieldwork provides much information about the town during this period. Work carried out to the south of the site recorded building foundations, industrial and domestic refuse as well as other features associated with the foundations [11]. A pit, 16th–17th century drainage ditch and later 18th–19th century activity were recorded during work immediately to the north-west of the site [13]. Work carried out on Double Street has recorded post-medieval development on reclaimed alluvial deposits and evidence of revetment close to the river Welland (Cope-Faulkner 1996). Further post-medieval development on reclaimed alluvial deposits has been encountered at 57–58 Double Street (Cope-Faulkner 2002a) and during a watching brief a sequence of post-medieval and modern deposits indicative of levelling layers were noted (Snee 2000) [13].

Further post-medieval activity is noted by the presence of a brick culvert which now encloses the River Westlode [7]; Bergnery House which is one of several house in the town thought to be constructed from materials recovered from Spalding Priory post-Dissolution [10], and lastly a late 17th-century house which adjoins the White Hart Hotel is also recorded [12].

Undated

A watching brief carried out at 44 Double Street recorded dumped and demolition layers as well as alluvial deposits which were undated but thought most likely post-medieval (Cope-Faulkner 2002b) [13] and several sherds of undated pottery were recovered during work on a house located to the south-west of the site [16].

Scheduled Ancient Monuments

There are no Scheduled Ancient Monuments located on or near the site.

Documentary sources

Spalding is recorded in Domesday Book (1086) as *Spallinge* and later, c. AD 1115, as *Spaldingis* meaning '(Settlement of) the dwellers in *Spald*' (Mills 1998). Cameron (1998) however suggests the name is Old English meaning narrow opening or slit, referring to a topographical feature around which the town developed. Prior to 1086 Spalding is recorded in a charter dated to 868 which refers to the 'vill of *Spaldelying*' (Clarke 1978). At the time of Domesday Book (1086) Ivo Taillebois held the land, and Earl Alfgar held 9 *carucates* of this land, a *carucate* being a unit used in the north and west of England to assess tax. Spalding is recorded as having a market at this time, six fisheries, salt-pans and a wood of alders. Prior to the conquest Spalding was worth £23 2s 8d and afterwards had increased in value to £30. A second entry in Domesday Book records another manor at Spalding held by Guy de Craon with Alstan holding 11 *bovates* (1/8th of a *carucate*), and both prior to and after the Conquest was worth 40s; land was also held by Croyland Abbey (Williams and Martin 2001).

It seems from Domesday Book that Spalding was of considerable size and importance at this time. Ivo Taillebois, who was the nephew of William the Conqueror, constructed a wooden castle at Spalding, and upon his death was also buried in the town. No evidence of the castle remains other than its suggested location in place names such as Castle Playing Fields located to the north of the Westlode Street (Clarke 1978). Perhaps the other reason for the town's importance and apparent wealth was the presence of a Priory which was founded in the town in 1052 by the brother of Lady Godiva. After the conquest the Priory came under the control of Benedictine Monks and became one of the richest religious houses in Lincolnshire (Wright 1973). The town developed to the east of the priory on a triangular parcel of land defined by the rivers Welland to the south, the Westlode to the north and the circle wall of the Priory marking the western edge (Wright 1973). The Westlode was an artificial drainage channel of unknown date and was largely utilized for the transportation of water but a toll list from 1281 records wool, wine, turves and coal also being carried (Clarke 1978). Spalding's importance

declined into the 15th and 16th centuries but it did remain a centre for trade and this is evidenced by the canalization of the river Welland in 1743.

Cartographic sources

A range of Ordnance Survey and other historical maps of the area were consulted at Lincolnshire Record Office and Spalding Library in order to ascertain what activity had been taking place throughout the site's later history and whether this may have affected any possible archaeological deposits within the proposal area (Appendix 2).

The earliest map available of the area is Saxton's map of Lincolnshire, 1576 (Fig. 2) which records the town as *Spaldying*, and it is shown as a major centre. Little detail is provided in this map, however, it does illustrate a church located close to the River Welland. Several other tributaries flowing into the Welland are labelled as drains (*drane*). John Grundy's plan of the town of Spalding, 1732 (Fig. 3) provides greater detail for the town and indeed the site. The river Welland is clearly noted on this map with the main focus of the town located on the north-western banks of the river, around Market Street and surrounding streets, which at this time are lined with properties. According to this map, Westlode Street as such does not exist, however the River Westlode flows along the centre of what is to become the street and both banks are shown as lanes. The south side of the river is called Rosemary Lane and the north side Westload Side. Several properties line the route of the river however the area of the site at this time is laid out as formal gardens (noted as belonging to Everard Buckworth, Esq). Of note this map records two rectangular features on the land which fronts the Westlode. They do not appear to be structures and their function is unclear but they are presumably garden landscaping. Joseph Featherstone's map of Lincoln 1763 provides less detail for the site but does highlight how the town appears to have developed along the routes of the two rivers. There is no detail observed for the site at this time.

A plan of the town of Spalding, which appears as an insert on Armstrong's map of Lincolnshire, 1779 (Fig. 4) again provides some additional detail for the site. The river Westlode still defines the route of what is to become Westlode Street, and Rosemary Lane is now recorded as Back Lane. The usage of the site has remained largely unchanged and the rectangular features noted on the previous map are still evident, and are depicted in a similar manner to other structures on this map suggesting perhaps they are indeed structures; they could be artificial ponds. Properties now front the whole of the Double Street frontage but the remainder of the site is undeveloped. Bryant's map of Lincolnshire 1828, provides no detail for the site however it does illustrate the further expansion of the town. A map of Spalding Town Centre dated 1850 records the presence of Westlode Street, with the Westlode now presumably enclosed by a culvert. The site remains unchanged.

The First Edition Ordnance Survey 1879 (Fig. 5) indicates that a large portion of the site is in use as an orchard, possibly associated with Manor House, which is to the west of the site; the south-west edge of the site boundary incorporates the formal gardens of Manor House. Land to the east of this orchard area has now been developed with two buildings fronting Westlode Street. The presence of a pump is also recorded in this plot of land. The area of site bounded by Double Street has developed slightly with additional buildings now located to the rear of the original properties. By 1906, according to the Second Edition Ordnance Survey (Fig. 6), the use of the site has not changed significantly. By 1956, however, the site has been developed with several large structures now occupying the previously undeveloped land. Properties still line Double Street with an area of undeveloped land between these buildings and the new developments close to Westlode Street. The Ordnance Survey map of 1974 (Fig. 7) shows the site much as it is today, with the large industrial unit occupying the majority of the site with a few associated buildings to the rear; the properties which previously fronted Double Street have now gone.

Listed buildings

There are no listed buildings located on the site itself however 64 and 65 Westlode Street, 11 Broad Street and 13a Double Street are all Grade II listed buildings and are on the edges of the development area. The buildings located at 64 and 65 Westlode butt up to the current building on site and therefore any development proposals on the site will need to take into account both the character and setting of these buildings.

Registered Parks and Gardens; Registered Battlefields

There are no registered parks and gardens or registered battlefields within close proximity of the site.

Aerial Photographs

The site area lies within an urban area which has been developed since before the advent of aerial photography. No photographic collections have therefore been consulted.

Discussion

In considering the archaeological potential of the study area, various factors must be taken into account, including previously recorded archaeological sites, previous land-use and disturbance and future land-use including the proposed development.

The survey of the historical and archaeological sources indicates that the site lies within an area of archaeological significance. The site is located between two rivers, one of which is man made and of some antiquity. Although prehistoric activity is not well recorded in Spalding rivers were often a focus for such settlements therefore giving the location of this site some significance and the Welland Valley further inland is particularly noteworthy for its rich prehistory (French *et al.* 1993; Pryor 1998).

Archaeological investigations in the area and historical sources indicate that the land between the two rivers has been consistently developed since medieval times, which is largely due to the presence of the Priory, thought to be located to the south-west of the site. It therefore seems likely that archaeological deposits will be encountered on this site, whether post-medieval, medieval or perhaps even earlier.

The cartographic sources indicate that the site has largely been undeveloped until the early-mid 20th century, with the exception being the area close to Double Street. It is difficult to know what impact these structures, and later ones, will have had on the site. For instance it is not known if any of the structures had basements which would have had a negative impact on any below ground archaeology, if it were present. The scale of the site is also of some significance as this is a large parcel of land in an urban setting which increases the probability of encountering archaeological deposits.

Combining the factors of the site's location in an area of demonstrably high archaeological potential, the lack of development in its more recent history and the sheer size of the site it would seem prudent to carry out a programme of trial trenching. This would clarify whether the site has been disturbed in more recent years and to what extent archaeological deposits survive across the site. Information obtained from the evaluation could then be used to draw up a scheme to mitigate the impact of development on any below-ground archaeological deposits if necessary. A scheme for this evaluation will need to be drawn up and approved by the archaeological advisers to the local planning authority and implemented by a competent archaeological contractor, such as an organization registered with the Institute of Field Archaeologists.

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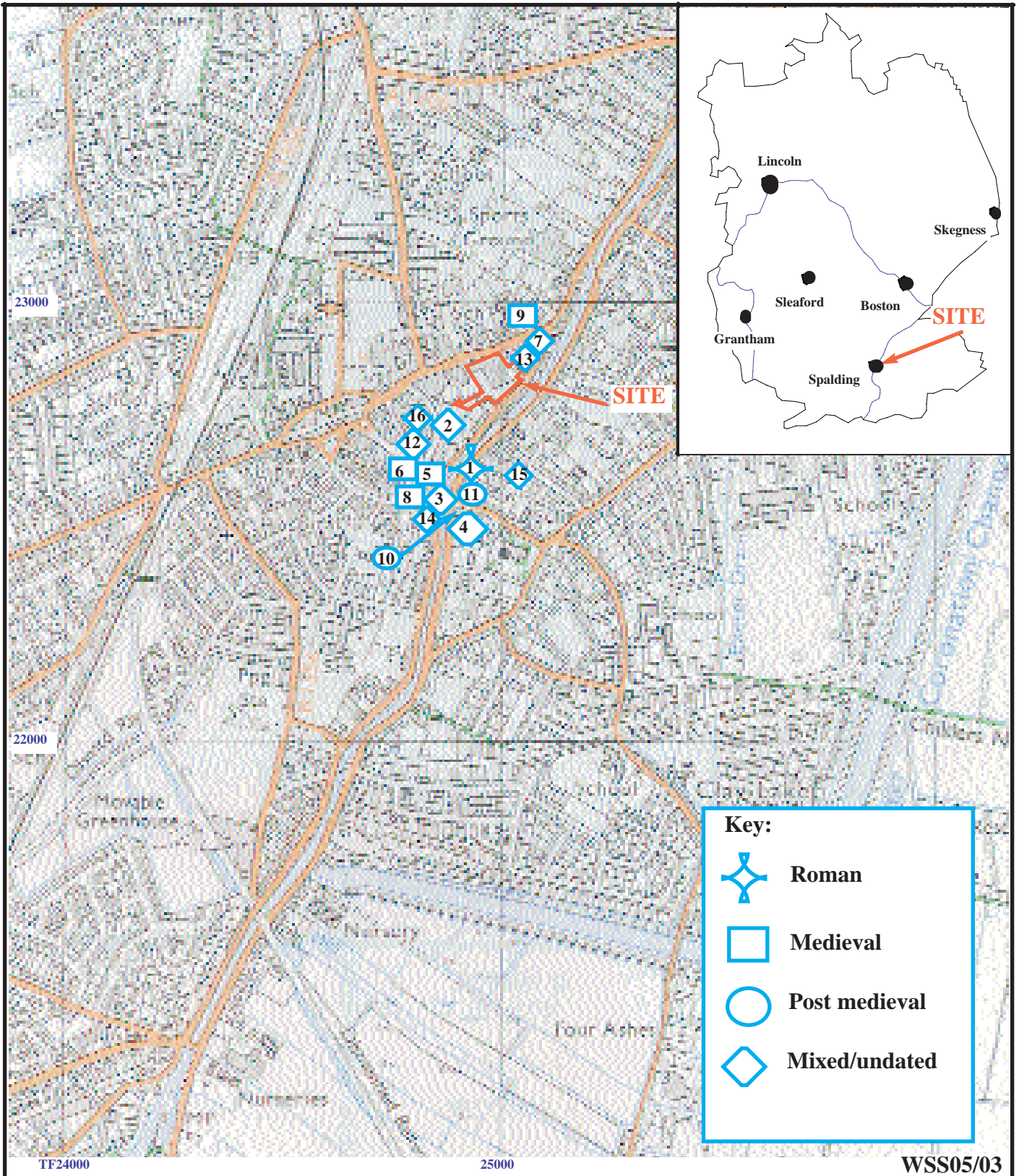
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APPENDIX 1: Sites and Monuments Records within a 300m search radius of the development site

<i>No</i>	<i>SMR Ref</i>	<i>Grid Ref (TF)</i>	<i>Type</i>	<i>Period</i>	<i>Comment</i>
1	23611	2489 2260	Findspot	Roman	Coin of Claudius retrieved from Double Street, possibly from Welland dredging
2	20258	2487 2271	Pottery	Roman	Scatter of Roman pottery found in a trench at Harrington House
	20259	2487 2271	Pottery	Medieval	Scatter of medieval pottery found in a trench at Harrington House
3	23607	2486 2254	Findspot	Roman	Two Roman coins found during works on High Bridge
	23608	2486 2254	Structure	Medieval	Possible stone foundations of medieval bridge. The 17th century bridge, which occupied the spot, was wooden, but the medieval one probably stone as it is recorded as having bridge chapels.
4	23603	2490 2250	Settlement	Saxon	Entry for the Saxon origins of Spalding.
	23602	2490 2250	Settlement	Medieval	Entry for the medieval settlement of Spalding. Evidence for the medieval settlement has been confirmed by fieldwork in the area. A large ditch, possibly boundary ditch, was recorded centred on TF 2500 2255 which contained evidence of metalworking as well as 14th-15th century pottery (APS 1999).
	23604	2490 2250	Settlement	Post medieval	Entry recording the Post medieval settlement at Spalding. Post medieval deposits were encountered during work carried out at TF 2500 2255. Evidence of flooding was also recorded (APS 1999)
5	22348	24821 22575	Cemetery	Medieval	Workmen discovered human remains during work in a shop on Bridge Street. During an evaluations further remains were discovered. The burials were also noted to be cutting a 12th/13th century buried soil. The cemetery is thought to be associated with the priory. (APS 2000)
6	22361	2479 2263	Structure	Medieval	Site of market cross located near east end of Market Place.
7	22380	2510 2292	Findspot	Medieval	Two fragments of medieval Grimstone ware were found during sewerage works near Spalding Fire Station
	22381	2510 2290	Structure	Post medieval	Brick culvert over the Westlode river in Westlode Street
8	22355	2480 2259	Structure	Medieval	Presumed site of the Priory of St Mary, actual location is unknown.
9	23538 23622	2508 2299	Fieldwork	Medieval	An evaluation on Westlode Street recorded that the site had been heavily disturbed, however fluvial deposits formed by the Westlode and dump deposits containing 10th to 14th century pottery were noted. In area of site less truncated a pit was recorded containing 10th-12th century pottery. (Heritage Trust of Lincolnshire 1992)
10	22353	2489 2252	Structure	Post medieval	Bergnery House. Thought to be constructed from materials of buildings of Spalding Priory.
11	23564	2490 2256	Fieldwork	Post medieval	An evaluation at 2/3 High Street recorded early post medieval foundations as well as industrial/refuse deposits dumped over a floor surface. (APS 1995)
12	23568	2478 2266	Structure	Medieval- Modern	Grade II listed building, White Hart Hotel, Market Place. Fieldwork to the rear of the hotel recorded dumped layers containing domestic household refuse. (APS 1999)
	23569	2478 2266	Structure	Post medieval	Late 17th century House adjoining the White Hart Hotel
13	23589	2505 2287	Fieldwork	Medieval	An evaluation identified alluvial deposits as well as residual pottery 15th century in date.
	23590	2505 2287	Fieldwork	Post medieval	An evaluation on land adjacent to Double Street recorded a pit and drainage ditch 16th –17th century, as well as some later 18th –19th century disturbance. During a later watching brief several wells were also recorded but these were undated. (APS 1996; 2000)
14	23773	2481 2249	Fieldwork	Medieval	Evaluation on Church Street recorded medieval activity in the form of foundations constructed from faced limestone blocks. Evidence of industrial activity was also noted and pottery 13th-14th century in date was retrieved. (APS 2002)
	23774	2481 2249	Fieldwork	Post medieval	Evidence of post medieval structures were also recorded during the evaluation, as well as pits and evidence of flooding from the nearby River Welland (APS 2002)
15	23850- 23851	250 226	Fieldwork	Medieval/Post medieval	A pit was recorded during a watching brief on Holland Road which contained two sherds of pottery 13th-15th century in date as well as a fragment of late medieval –early post medieval roof tile. (APS 2001)
	23852	250 226	Fieldwork	Post medieval/ modern	The foundations of 19th century barn were also recorded during the watching brief. (APS 2001)
16	23066	2480 2270	Findspot	Undated	Sherds of undated pottery

APPENDIX 2: Historic and modern maps consulted

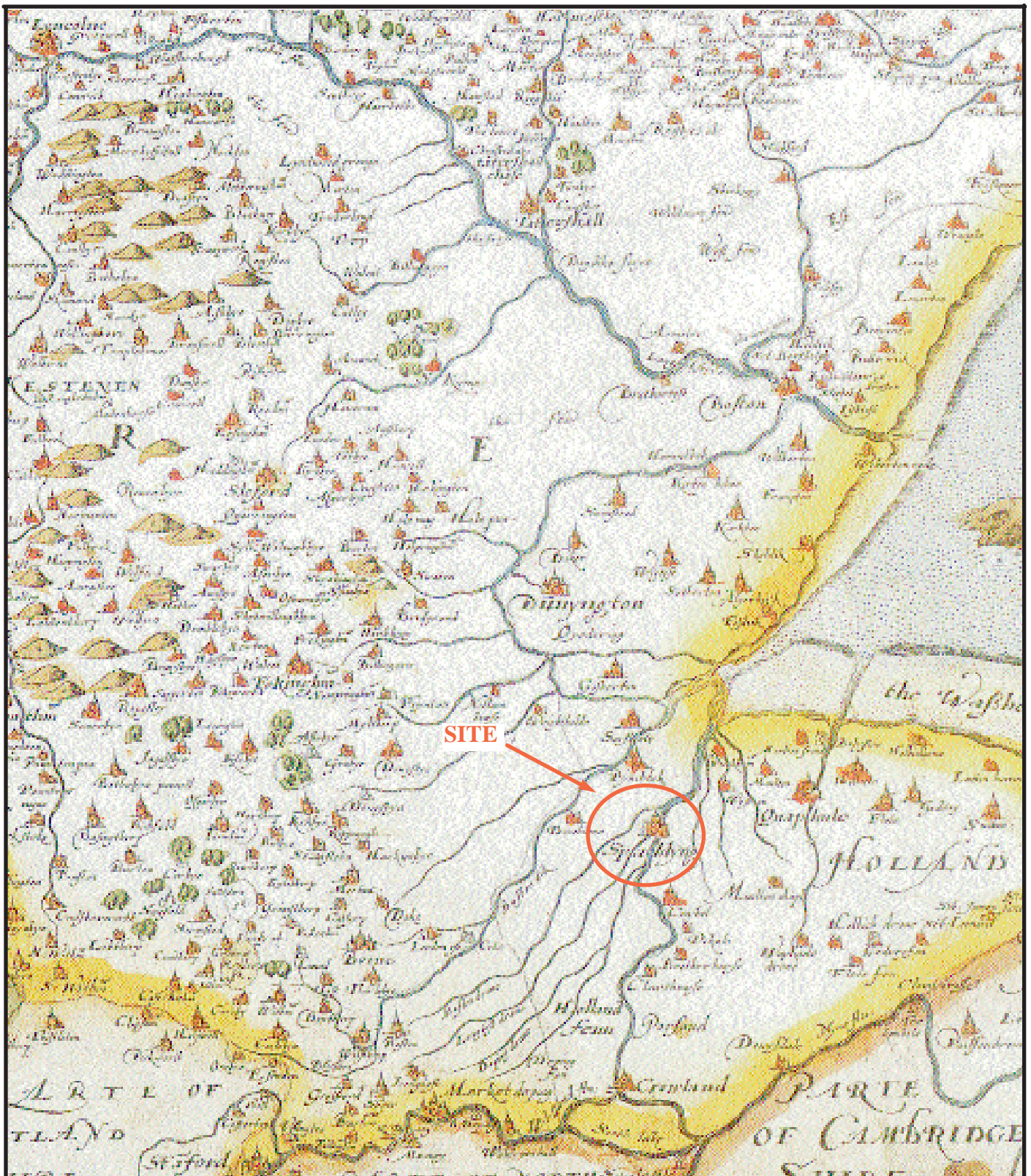
1576	Saxton's Map of Lincolnshire (Fig 2)
1732	John Grundy's 'Plan of the town of Spalding' (Fig 3)
1763	Joseph Featherstone's map of Lincoln (not illustrated)
1779	Insert from Armstrong's map of Lincolnshire (Fig 4)
1828	Bryant's map of Lincolnshire (Not illustrated)
1850	Plan of Spalding Town Centre (Not illustrated)
1879	First Edition Ordnance Survey, 6" (Fig 5)
1906	Second Edition Ordnance Survey, 6" (Fig 6)
1956	Ordnance Survey TF22S and TF22SE (Not illustrated)
1974	Ordnance Survey TF2423-2523 (Fig 7)



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Figure 1. Location of site within Spalding and Lincolnshire

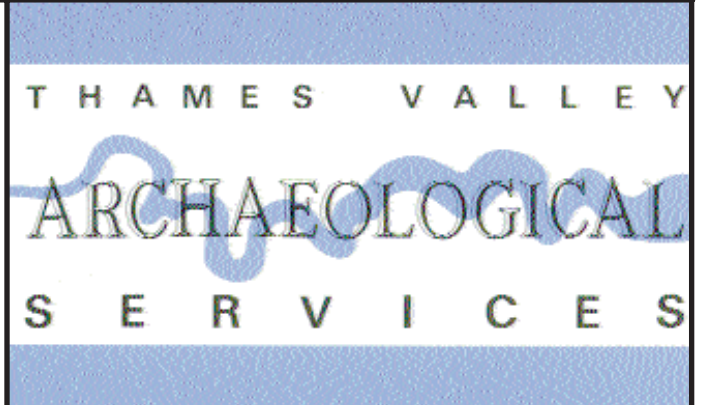
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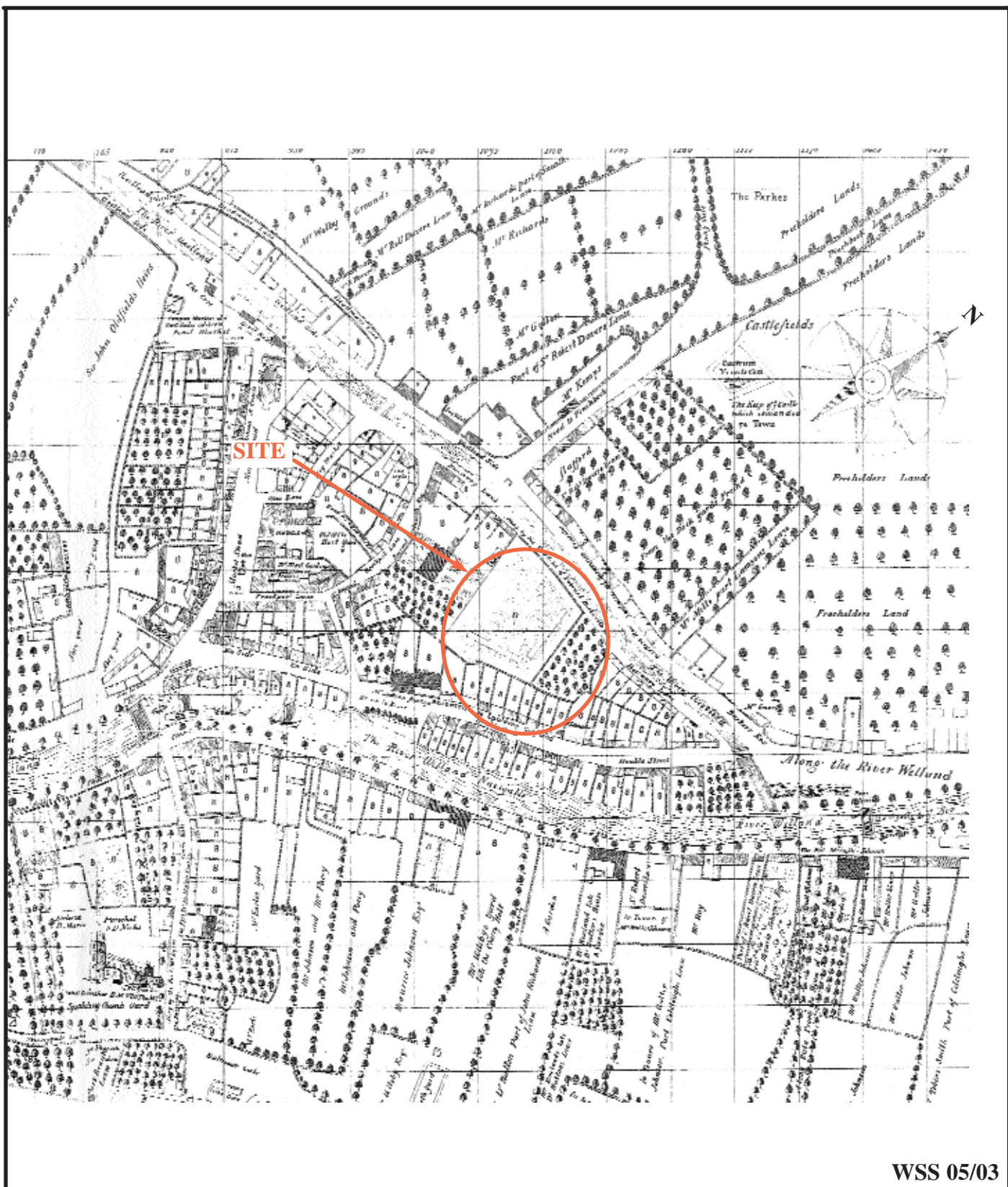


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Figure 2. Saxton's map of Lincolnshire, 1576



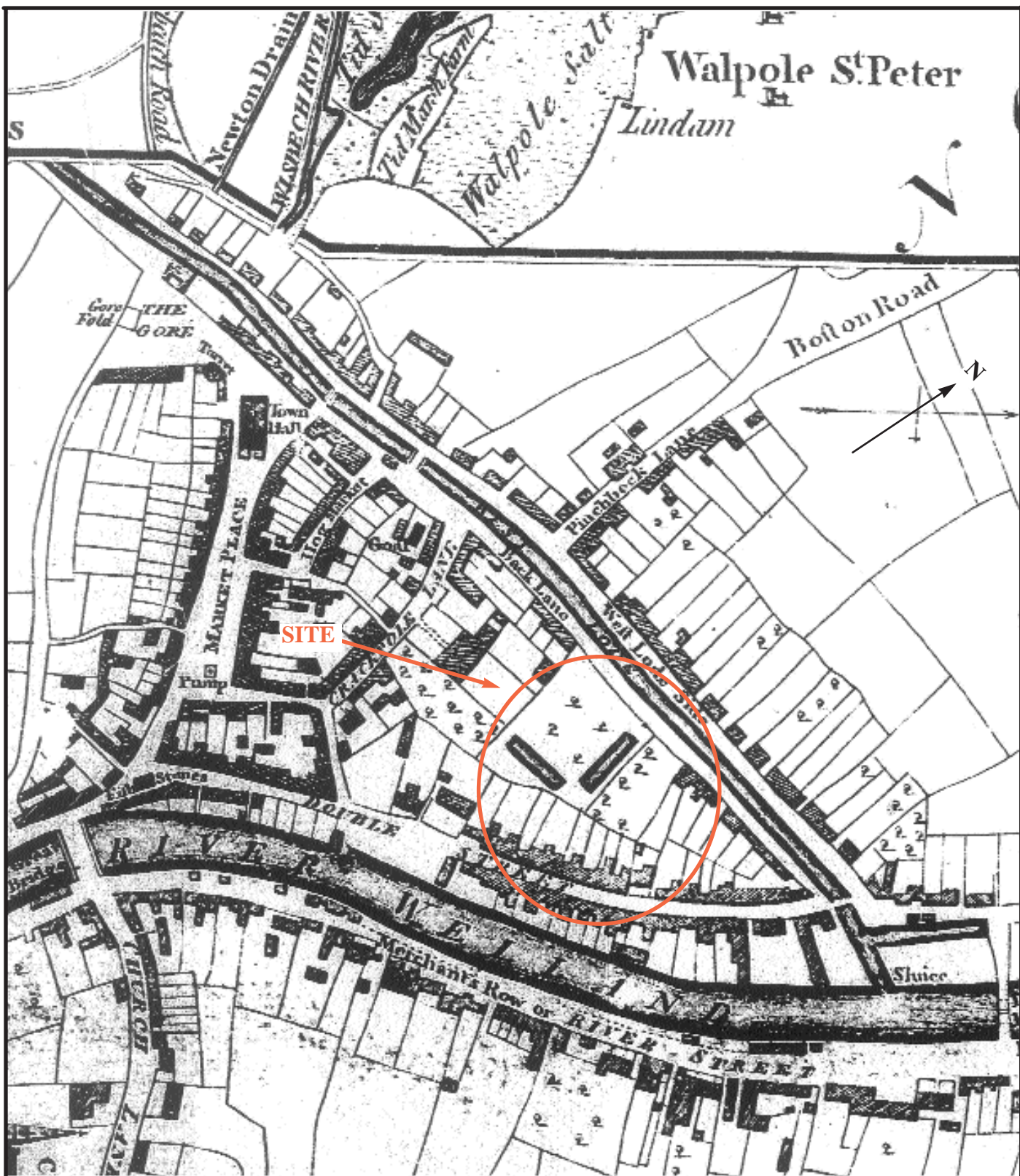


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Figure 3. John Grundy's Plan of the town of
Spalding, 1732
(after Leveritt and Elsdon, 1986)

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Figure 4. Insert from Armstrong's map of
Lincolnshire, 1779

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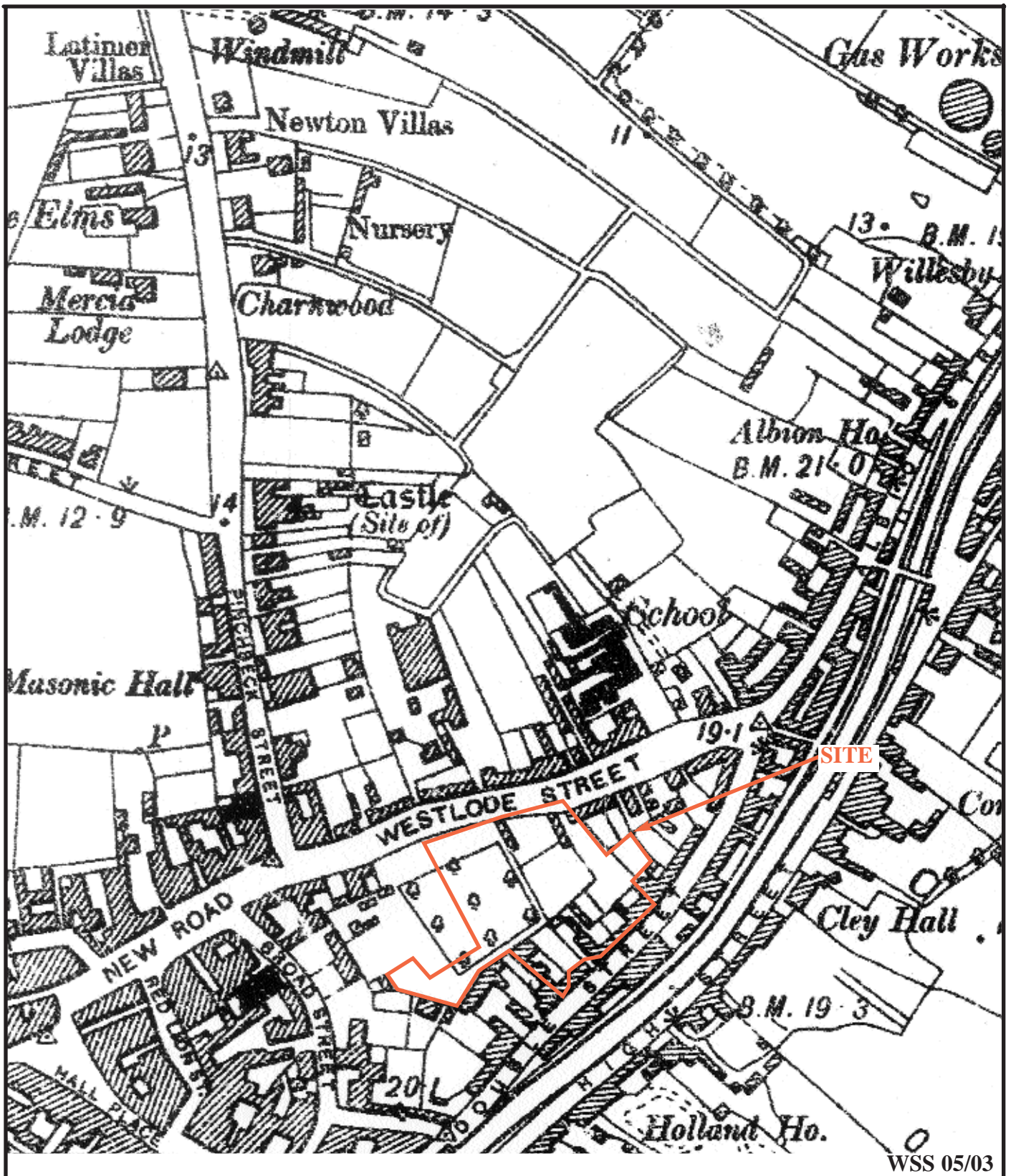


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Figure 5. First Edition Ordnance Survey map, 1879

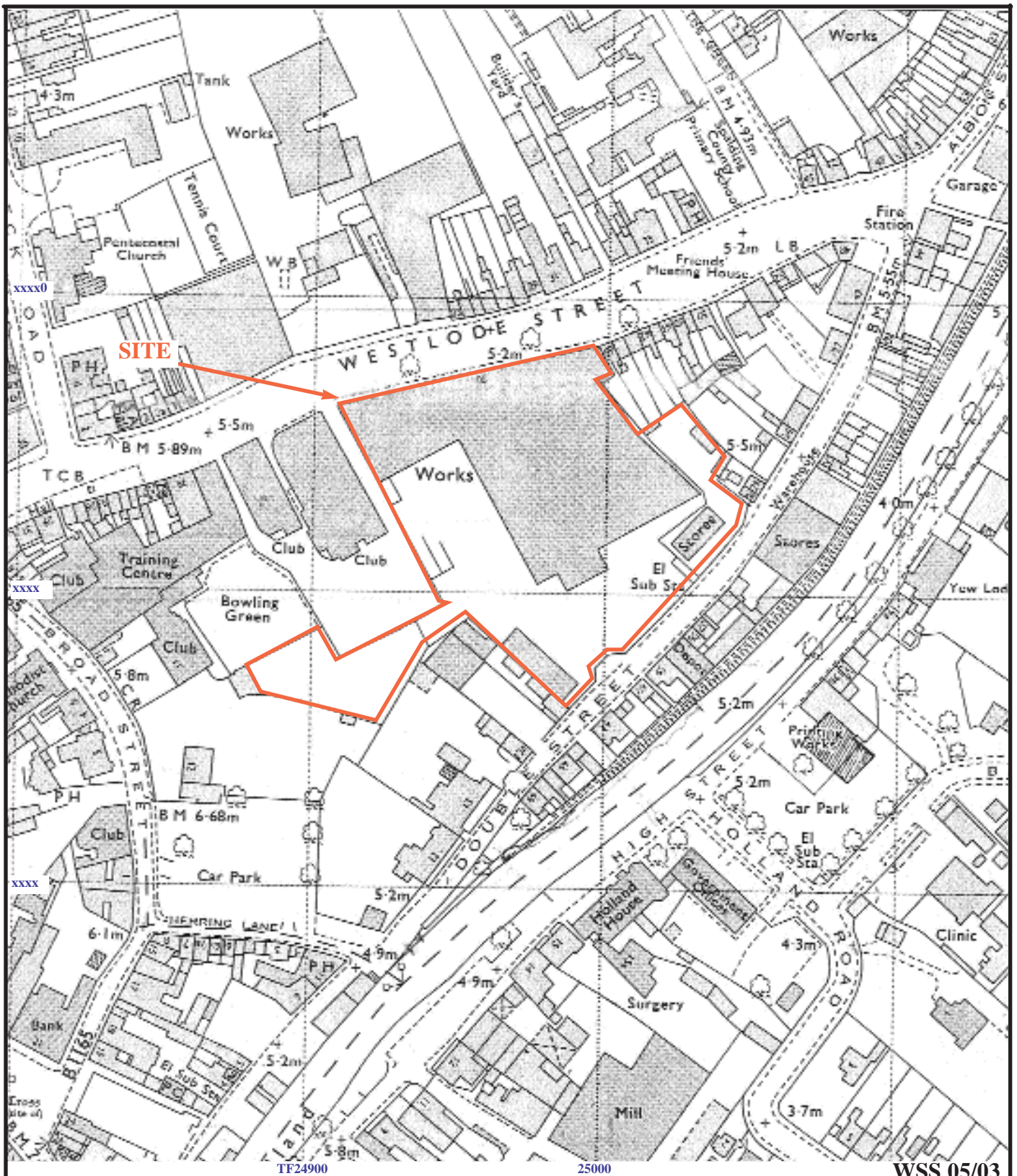
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Figure 6. Second Edition Ordnance Survey, 1906

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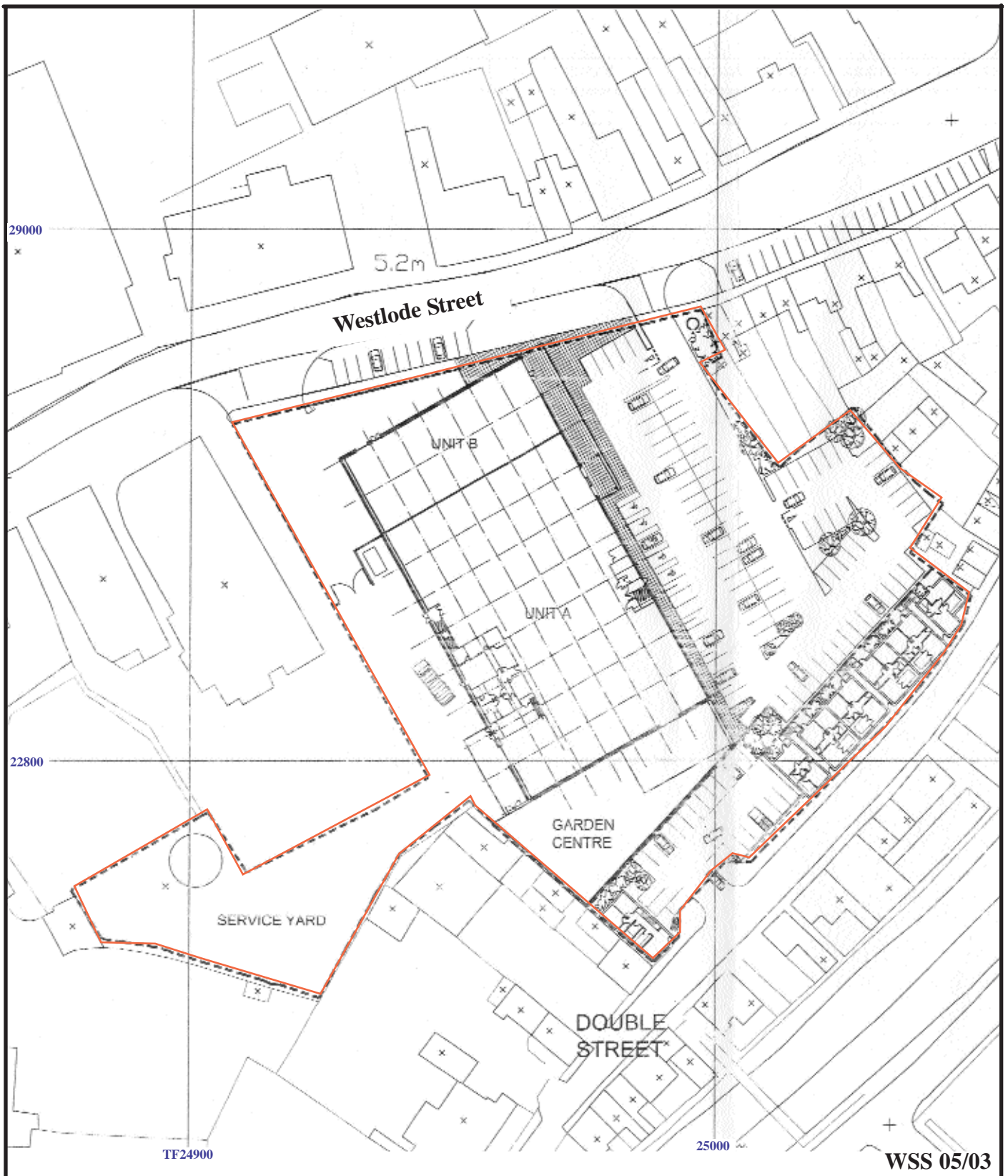


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Figure 7. 1974 Ordnance Survey map

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Figure 8. Plan showing proposed development.