## CgMs Consulting / Wilcon Homes

# Hubbards Farm, West Drayton Road, Hillingdon REPORT ON ARCHAEOLOGICAL RECORDING

NGR TQ 077 813

Planning Reference 5971AC/98/2044

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**July 2000** 

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## REPORT ON ARCHAEOLOGICAL STRIP AND RECORD ACTION

## NGR TQ 077 813

Planning Reference 5971AC/98/2044

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Date: 6/07/00

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Date: 7/7/00

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**July 2000** 

## Hubbards Farm, West Drayton Road, Hillingdon

## REPORT ON ARCHAEOLOGICAL STRIP AND RECORD ACTION

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#### **SUMMARY**

During June 2000 the Oxford Archaeological Unit (OAU) carried out an archaeological strip and record excavation at Hubbards Farm, West Drayton Road, Hillingdon on behalf of CgMs Consulting acting for Wilcon Homes. This work followed a 16 trench evaluation of the site undertaken by OAU in April 2000 (OAU May 2000). The northern part of the site was stripped and a number of walls belonging to pre-existing buildings known from historical maps and noted in the evaluation were further revealed. An additional north/south orientated wall belonging to a structure visible on the historic maps was also found. The majority of the excavation area is destined to become a surface car park and the impact on archaeological remains is limited. The depth of the excavation reflected this and in much of the area demolition deposits meant that archaeological horizons were not encountered. No evidence was found to contradict the results of the evaluation which showed that heavy disturbance by modern activity in the northern half of the site has truncated many of the archaeological structures and deposits.

#### 1 INTRODUCTION

#### 1.1 Location and scope of work

1.1.1 In June 2000 OAU carried out a strip and record excavation and a watching brief on a service trench at Hubbards Farm, West Drayton Road, Hillingdon (Fig. 1) on behalf of CgMs Consulting acting for Wilcon Homes in respect of a planning application for the erection of 34 houses and 15 flats, the conversion of existing listed buildings, and creation of parking for 80 cars (Planning Application No. 5971AC/98/2044). The work was further to a 16 trench evaluation carried out by OAU in April 2000 and was undertaken in accordance with a supplementary Written Scheme of Investigation produced by CgMs Consulting (Chadwick 2000) and agreed with Robert Whytehead of English Heritage. For ease of reference much of the background information has been repeated here but this report should be read in conjunction with, and effectively as a supplement to, the evaluation report, 'Hubbards Farm, West Drayton Road, Hillingdon. Archaeological Evaluation Report' (OAU May 2000). The overall development site is centred on NGR TQ 077 813 and is 1.8 hectares in area.

#### 1.2 Geology and topography

1.2.1 The site lies on Boyn Hill Terrace gravel overlying London Clay at c 43.5 m above OD. The site is situated on a very gentle west-facing slope and has been stripped of its topsoil and other materials, which have been spread to create hard standings; the current topography may not therefore fully reflect the historic situation.

#### 1.3 Archaeological and historical background

1.3.1 The archaeological and historical background to the project has been the subject of research by CgMs Consulting (Chadwick March 2000), the results of which are presented below. The historic buildings which survive on the site have been the subject of a historic buildings survey (Lowe and Upson May 2000).

#### Palaeolithic:

- 1.3.2 The GLSMR contains a wealth of evidence for this period locally (eg GLSMR 050106, 050062, 050409, 050763,050010, 050124 and 050016). The English Rivers Palaeolithic Project (Wessex Archaeology 1997) indicates that a large number of flint handaxes of Palaeolithic date have been recovered from 19th and early 20th century gravel digging in the Boyn Hill Terrace, both locally and elsewhere in the Thames valley. A recent study of the distribution of Palaeolithic artefacts in relation to the Thames gravel terraces (Bridgland 1996) has established that the Boyn Hill Terrace contains Clactonian assemblages of Late Anglian date.
- 1.3.3 Accordingly, although a high potential is identified for the occurrence of hand axes of Clactonian date within the terrace gravel deposits on the site, there is no suggestion that *in situ* or only locally transported artefacts will occur.

#### Later prehistoric and Roman periods

- 1.3.4 The GLSMR contains a number of references indicating that the gravel terraces in Hillingdon were gradually cleared of their natural woodland cover in the Neolithic period and increasingly settled and farmed in the Later Neolithic, Bronze Age and Iron Age (Cotton et al 1986). However, discoveries recorded in the GLSMR have been made either as chance finds during development or during large scale gravel extraction (GLSMR 050760, 050761, 050762, 05076002/003: Stockley Park; 050441: Sabeys Pit, Goulds Green) and therefore the true distribution of settlement sites, field systems and burial monuments across the landscape is difficult to determine.
- 1.3.5 Evidence for the Roman period is more restricted (GLSMR 050440: Sabeys Pit, Goulds Green) by analogy with other better researched areas; a well settled agricultural landscape is anticipated across the gravel terrace in this area.
- 1.3.6 Accordingly, a moderate to high potential is identified for sub-surface features and related artefacts of later prehistoric or Roman date on the study site.

#### Medieval and Post Medieval Periods

1.3.7 Although direct physical evidence is lacking, the presence on the study site in the early Post Medieval period of a substantial farmstead suggests that it may have earlier origins, perhaps originating in the 13th or 14th century. The first 'cartographic' evidence for the site (1767) is a perspective by John Dugleby, which shows a Medieval, probably open hall house (GLSMR 210363); this building is presumed to

- be that shown on the Enclosure Map (1825). However, sometime in the 1830s-40s the original hall was demolished and a new building erected on or close to the footprint of its predecessor.
- 1.3.8 Little changes on the site between 1864 and the early decades of the 20<sup>th</sup> century (c1910), however, by 1935 the farm buildings bordering West Drayton Road had been demolished. The site remained substantially unchanged between 1935 and 1966.
- 1.3.9 Brick walls and barns to the south and east of Hubbards Farm are Listed (Grade 3). More recently, the site has ceased to function as an agricultural unit, and since the 1970s a company called Chaneys occupied part of the site, manufacturing garden sheds and other timber products. Other parts of the site have been used as a haulage depot, although virtually all traces of the warehouse shown on Figure 3 in the WSI have been removed.
- 1.3.10 In short, the site has the potential to contain evidence from a number of archaeological periods. In particular, sub-surface features and associated artefacts of later Prehistoric and Roman date may occur on the site. A medieval hall house stood on the site until the 1830s and several Post Medieval barns and a related boundary wall survive on the site. However, recent 19th and 20th century structures on the site and grading of the site following the demolition of the Collins Haulage Depot are likely to have damaged and, in places, completely destroyed any archaeological potential.

Acknowledgements: The archaeological and historical background to the project has been supplied by Paul Chadwick BA MIFA FSA of CgMs Consulting.

#### 2 AIMS

#### 2.1 Specific aims

- 2.1.1 The excavation was specifically designed to determine and record, as far as is reasonably possible, the extent, date and character of the surviving footings, floors and related structures (eg wells) and deposits within the area to be impacted by the redevelopment.
- 2.1.2 The watching brief on the service trench was specifically designed to look for evidence of the east-west continuation of a possible boundary ditch (207) noted in the evaluation (Fig. 2).
- 2.1.3 The evidence recovered was then to be integrated with the historic building survey evidence.

#### 3 METHODOLOGY

#### 3.1 Scope of fieldwork

- 3.1.1 The area of excavation (Fig. 2) comprised c. 0.15 ha at the northern end of the site and included trenches 2, 3, 5 and 10 from the evaluation. With the exception of an access road maintained along the line of the existing tarmac road into the site the area was stripped to a depth of 0.1-0.25 m below the present ground surface with discrete areas of deeper investigation at the location of Evaluation Trench 5.
- 3.1.2 The service trench was excavated along the line of the present access road into the site and was monitored for a length of 10 m and to a maximum depth of 1.8 m.

#### 3.2 Fieldwork methods and recording

3.2.1 The stripping of the area was conducted under close archaeological supervision by a 360° mechanical excavator fitted with a toothless bucket. All significant horizons were inspected in plan and machine excavation was terminated when archaeological features were identified, or where impact levels were reached. Archaeological features were cleaned by hand to determine their extent and nature, and to retrieve finds. All archaeological features were planned and photographed using colour slide and black and white print film. Recording used pro forma sheets and followed the numbering system begun in the evaluation, creating a single comprehensive archive for the two pieces of work. Recording followed procedures laid down in the *OAU Fieldwork Manual* (ed D Wilkinson, 1992).

#### 3.3 Finds

3.3.1 Finds were recovered by hand during the course of the excavation and bagged by context. A number of brick samples were also retained for examination.

#### 3.4 Palaeo-environmental evidence

3.4.1 No deposits with potential for palaeo-environmental investigation were identified and therefore no samples were taken.

#### 4 RESULTS: DESCRIPTIONS

#### 4.1 Description of deposits

- 4.1.1 A general reduction of 0.1-0.25 m across the strip and record area only removed modern surfaces, made ground, hard standings and demolition deposits.
- 4.1.2 Apart from one section of wall (220) the observations comprise additional evidence for structures recorded during the evaluation and can be described under headings which relate to the corresponding evaluation trench, and supplement the descriptions given for those trenches in the evaluation report (OAU May 2000). Note that no new evidence relating to structures or deposits in Trenches 1, 3 and 10 was revealed.

#### Evaluation Trench 2 (Fig. 3 Plan 1700)

4.1.3 The strip and record excavation confirmed that walls 214 and 216 are almost certainly part of the same structure by further revealing the wall between them. In addition this structure was observed to run a further 8 m to the south (219) making a total length for the structure as seen of 22 m.

#### Evaluation Trench 5 (Fig. 3 Plan 1701)

4.1.4 Deeper excavation to the west of Trench 5 revealed a further 1.0 m in length of wall 501 and a further 1 m² of brick floor 503 both of which appeared to have been truncated by the installation of the modern pipe 511. Deeper excavation to the east of Trench 5, designed to locate the continuation of walls/drain 502 revealed no surviving structures or deposits, implying a relationship between 502 and structure 506, which may be a well or cistern. No new features were revealed in either sondage and the survival of the structures in Trench 5 seems to be very localized.

#### Additional Structure (Fig. 3 Plan 1700)

4.1.5 One previously unrecorded wall (220) was uncovered in the strip and record excavation. This structure was orientated north-south and located to the south west of Trench 2. It was observed for a length of 3.3 m and its north end may well be a true termination while to the south it ran out of the excavation area. It was 0.35 m in width and constructed of red bricks bonded with yellowish mortar.

#### Watching Brief on service trench

4.1.6 Natural sand and gravel (1700) was noted at a depth of 1.2 m. This was overlain by a 0.8 m thick series of modern made ground deposits (1701) which consisted of gravels and clays. This was overlain by a 0.2 m thick layer of crushed brick, which formed a foundation for the 0.2 m thick tarmac road surface.

#### 4.2 Finds

#### **Pottery**

4.2.1 Finds were recovered from context 505. These consisted of 2 sherds of willow pattern pottery, a piece of glass and a fragment of clay pipe stem. As in the evaluation the finds from context 505 are dated as 19<sup>th</sup> century.

#### Brick samples

4.2.2 A number of brick samples were retained.

Sample No	Context	Dimensions (mm)	Description
1	503	200 x 110 x 48	Hard fired dark red fabric
		215 x 112 x 50	

Sample No	Context	Dimensions (mm)	Description
2	303	245 x 120 x 55	Orange red sandy fabric, sparse flint inclusions
3	219	230 x 110 x 60	Orange red sandy fabric
4	220	235 x 115 x 65	Hard fired purple fabric, roughly frogged with possible letters R G impressed

4.2.3 Of these samples, the only significant bricks would appear to be those taken from the floor remnant in Trench 5 (503, sample 1). The possibility that the structural elements in Trench 5 are part of the farmhouse shown by Duggleby on his map of 1767 (Figs 4, 5) is supported by the brick dimensions, similar to those used in the plinth walls in Building 1 (Fig. 2) and with a date range suggested in the historic buildings survey of mid to late 15th century to c 1700 (Lowe and Upson May 2000).

## 5 DISCUSSION AND INTERPRETATION

- 5.1.1 Due to the limited nature of the development impact on the strip and record area only modern deposits of demolition material and made ground were removed by the machining and the extensive nature of the truncation of earlier buildings was further demonstrated.
- 5.1.2 Wall 501 and possible brick floor 503, originally revealed in Trench 5, were seen to extend westwards for a short distance before being truncated. These structures are the only remains encountered which could relate directly to the farmhouse shown on John Dugleby's map and elevation of 1767 (Figs 4, 5). The date of the construction of this building is unknown but a study of Dugleby's elevation in the Historic Buildings survey (Lowe and Upson 2000) concludes that it was probably constructed in the 15th century as a timber framed hall house. The structures that were seen in Trench 5 (and the brick chimney) would have been added later (see 4.2.3). This building would have superceded the extant timber framed building to the south (Building 4 in the Historic Buildings survey) as the main farm residence. Dugleby's farmhouse was demolished in the 1830s-40s and demolition deposits associated with structures 501 and 503 confirm this. No further evidence of the building constructed on the eastern part of the footprint of the farmhouse (later called Chaney House), and recorded in Trench 10, was seen.
- 5.1.3 To the west of Trench 2 walls 214 and 216 were noted to be almost certainly part of the same structure. In addition this wall was observed to run a further 8 m to the south (219) making a total length for the structure as seen of 22 m. This wall appears to be the western side of a structure (Fig. 8), presumably a barn, which can be seen on Dugleby's 1767 map and elevation but has been demolished by 1935 (Figure 9).

#### APPENDIX 1 ARCHAEOLOGICAL CONTEXT INVENTORY

This is the full context inventory for both the evaluation and the strip and record excavation

renci	h Ctxt No	Туре	Width (m)	Thick. (m)	Comment	Finds	No.	Date
	100	Layer		0.08	make-up			
	101	Layer		0.07	make-up			
	102	Layer		0.25	make-up			
	103	Layer		0.18	?sub-soil			
	104	Fill		0.4	fill of 106			
	105	Fill		0.25	fill of 106	pot	1	Medieva
	106	Cut	3		ditch	·		
	107	Layer		0.56	brickearth natural?			
************	108	Layer		0.15	clay natural?			
	109	Layer			gravel natural			
	1.02	1			18		1	
	200	Layer		0.04	make-up			
*******	201	Layer		0.08	make-up			
	202	Layer		0.25	make-up			
	203	Layer		0.26	make-up			
	204	Fill		0.1	fill of 205			
	205	Cut	0.6		robber trench			
	206	Void						
	207	Cut	3		ditch			
	208	Fill		0.6+	fill of 207			
	209	Layer		0.52+	subsoil			
	210	Layer		0.2	subsoil			
	211	Fill		0.06	fill of 218			
	212	Cut	0.65		construction cut for 214			
	213	Fill		?	fill of 212			
	214	Wall	0.35		n-s wall			
***************************************	215	Layer		?	metalled surface			
	216	Wall	0.35		n-s wall			
	217	Wall	0.35		e-w wall			
	218	Cut	0.5		construction cut for 216			
	219	Wall	0.35		n-s wall same as 214/216	Brick sample 3		
	220	Wall	0.35		n-s wall	Brick sample 4		
	221	Cut			Construction cut for 220	sample 4		
******			<u> </u>	1	1101 220		1	
	300	Lavan		-	noturel			
		Layer	l	0.4	natural			
	301	Layer			subsoil	-		
	302 303	Layer Wall		0.4	make-up n-s wall	Brick		
	304	Wall		0.35	n-s wall	sample no 2		

Trench	Ctxt No	Туре	Width (m)	Thick. (m)	Comment	Finds	No.	Date
	305	Wall		0.35	e-w wall			
***************************************	306	Wall		0.22	n-s wall			
	307	Cut	16		modern truncation			
	308	Fill		0.57+	fill of 307			
	309	Layer		0.55	make-up			
,	310	Layer		0.9	make-up			
	311	Layer		0.08	tarmac			
***************************************	312	Layer			concrete			y
	313	Layer		0.28	make-up			
4		J	,					
	400	Layer		0.1	make-up			
	401	Layer		0.3	buried topsoil			
	402	Layer		0.3	subsoil			
	403	Layer		?	subsoil			
5		1						
	500	Layer			natural			
	501	Wall	0.4		e-w wall			
	502	Cut	0.5		gully			
	503	Layer		0.06	floor remnant	Brick		
						sample no		
						1, Stone		
						sample no 5		
	504	Structur	0.1		line of bricks			
	505	Layer		0.2	demolition dump	pot, clay pipe, glass	10, 2, 1	19th
	506	Structur	0.9		well			
	507	Layer		0.4	make-up			
	508	Cut	10		modern truncation			
	509	Layer		0.22	subsoil			
	510	Layer		0.3	topsoil			
	511	Cut	0.45	0.0	service trench			
	512	Fill		?	fill of 511			
6	U 1 22	12.111	.1			1	1	
-	600	Layer		0.25	make-up			
	601	Layer		0.3	topsoil			
	602	Cut	0.35	1	drain trench			
	603	Fill	1	0.55	fill of 602			
	604	Layer		0.35	subsoil	pot, cbm	2, 3	17th/18th
	605	Cut	0.4	10.00	drain trench	17-7-7-22-2	-,-	
	606	Fill	V · ·	0.4	fill of 605			
	607	Cut	3.8	VT	e-w ditch			
	608	Fill	3.0	0.45	fill of 607	pot, CBM	2, 4	Post- medieval
	609	Fill		0.1	fill of 607			1
	610	Fill		0.1	fill of 607			
	611	Fill		0.25	fill of 607	CBM, glass	2, 2	Post- medieval
	612	Fill		0.4	fill of 607	pot, CBM	9, 11	17th/18th
	613	Layer	1	0.7	natural	700, 02211	-,	

Trench	Ctxt No	Type 📨	Width (m)	Thick. (m)	Comment 1	inds No	. Date
7	<u> </u>	***	<u> </u>	· · · · · · · · · · · · · · · · · · ·			
	700	Layer			natural		
	701	Layer		0.2	brickearth		
	702	Layer		0.3	sub-soil?		
	703	Layer		0.3	topsoil		
	704	Layer		0.2	made-ground		
8	1	1	<b></b>	1	1		
	800	Layer		0.2+	brickearth		
	801	Layer		0.3	sub-soil		
	802	Layer		0.15	dump		
	803	Layer		0.3	dump		
9	1000	1	<u> </u>	1	<u></u>	1	
	900	Layer			natural		
	901	Layer		0.38	silt-possible		
		Lay or		10.50	palaeochannel fill		
	902	Layer		0.6	brickearth		
	903	Layer		0.3	sub-soil		
	904	Cut	0.75		pit		20th
	905	Fill	10170	0.8	fill of 904		
	906	Layer		0.3	made ground		
10	1200	1134) 0.	1		<u> </u>		
10	1000	Layer		0.2+	brickearth		
	1001	Layer		0.15	sub-soil		
	1002	Cut	0.6	0.15	robber trench		
	1002	Fill	0.0	0.2	fill of 1002		
	1003	Layer		0.4	dump		
11	1004	124701		10.1	T T T T T T T T T T T T T T T T T T T		
1 X	1100	Layer		1.2	make-up		
	1101	Fill		0.35	fill of 1106		
	1102	Fill		0.6	fill of 1107		
	1103	Layer		0.5	brickearth		
· · · · · · · · · · · · · · · · · · ·	1104	Layer		0.18	subsoil		
	1105	Layer		0.10	natural		
	1106	Cut	1.5+		?pond		
12	1100	Tout	11.5		1. ponu		
14	1200	Layer	1	0.2	topsoil		
	1201	Layer		0.5	dump		
	1201	Layer		0.35	subsoil		
	1202	Layer		0.55	brickearth		
	1203	Layer		0.2	subsoil		
	1205	Layer		0.2	natural		
1.2	1203	Layer	<u>. L</u>		Haturar		
13	1200	1		0.2	molco un		
	1300	Layer		0.35	make-up subsoil		
	1301	Layer		<del></del>	alluvium?		
	1302	Layer		0.3			
	1303	Layer		0.4	subsoil		
1.4	1304	Layer		1	natural		
14	1.400	T <sub>7</sub>	T	0.2	7		
	1400	Layer		0.3	subsoil		
	1401	Layer	}	0.7	subsoil		

Trench	Ctxt No	Туре	Width (m)	Thick. (m)	Comment	Finds	No.	Date
	1402	Layer		0.15	subsoil			
	1403	Layer			natural			
	1404	Layer			natural			
15								
	1500	Layer		0.12	topsoil			
	1501	Layer		0.32	subsoil			
	1502	Layer		0.8	subsoil			
	1503	Layer		0.16	subsoil			
	1504	Layer			natural			
	1505	Layer			natural	<u> </u>		
16			,					
	1600	Layer		0.15+	subsoil			
	1601	Layer		0.2	subsoil			
	1602	Cut	?		construction cut			
					for 1604			
	1603	Structur		0.08	wall foundation			
	1604	Wall	0.38		e-w wall			
	1605	Layer		0.2	topsoil			
****	1606	Layer		0.8	made ground			
	1607	Cut	0.4		service trench			
	1608	Fill		?	fill of 1607			
17 Strip	and reco	rd area an	d watching	brief				
	1700	Layer			Natural gravel			
	1701	Layer		0.8	Made ground			
	1702	Layer		0.2	Road foundation			
	1703	Surface		0.2	Tarmac road surface			

#### APPENDIX 2 BIBLIOGRAPHY AND REFERENCES

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#### APPENDIX 3 GLSMR/RCHME NMR ARCHAEOLOGICAL REPORT FORM

#### 1) TYPE OF RECORDING

Strip and record excavation

#### 2) LOCATION

Borough: Hillingdon

Site address: Hubbards Farm, West Drayton Road

Site Name: Hubbards Farm, Hillingdon Site Code: WDD 00

Nat. grid Refs: centre of site: TQ 077 813

#### 3) ORGANISATION

Name of archaeological unit/company/society: Oxford Archaeological Unit

Address: Janus House, Osney Mead, Oxford OX2 0ES

Site director/supervisor: A Mayes Project manager: D Poore

Funded by: Wilcon Homes

#### 4) DURATION

Date fieldwork started: June 2000 Date finished: June 2000

Fieldwork previously notified? YES

Fieldwork will continue?

#### 5) PERIODS REPRESENTED

Post Medieval

#### 6) PERIOD SUMMARIES

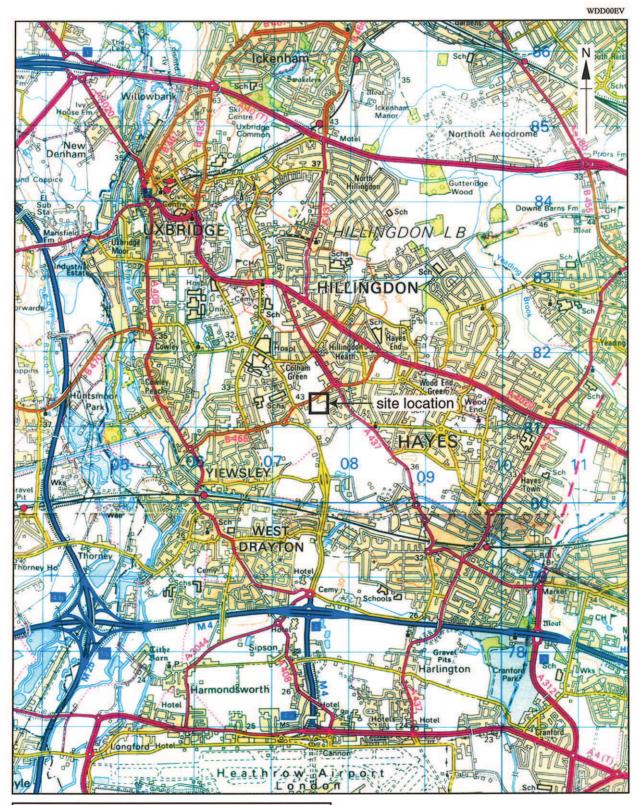
Post Medieval brick structures associated with historic buildings known from 18<sup>th</sup> and 19<sup>th</sup> century maps

#### 7) NATURAL

Type: Brickearth overlying gravel

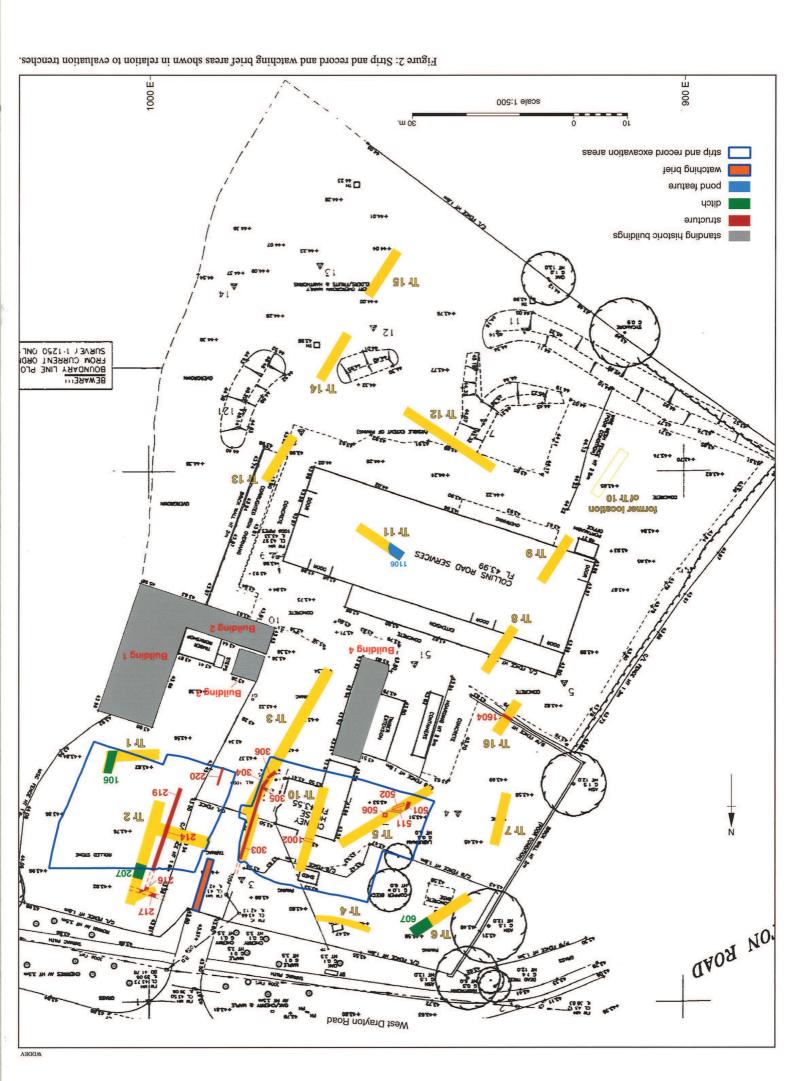
Height above Ordnance datum: 42.60 m avg.

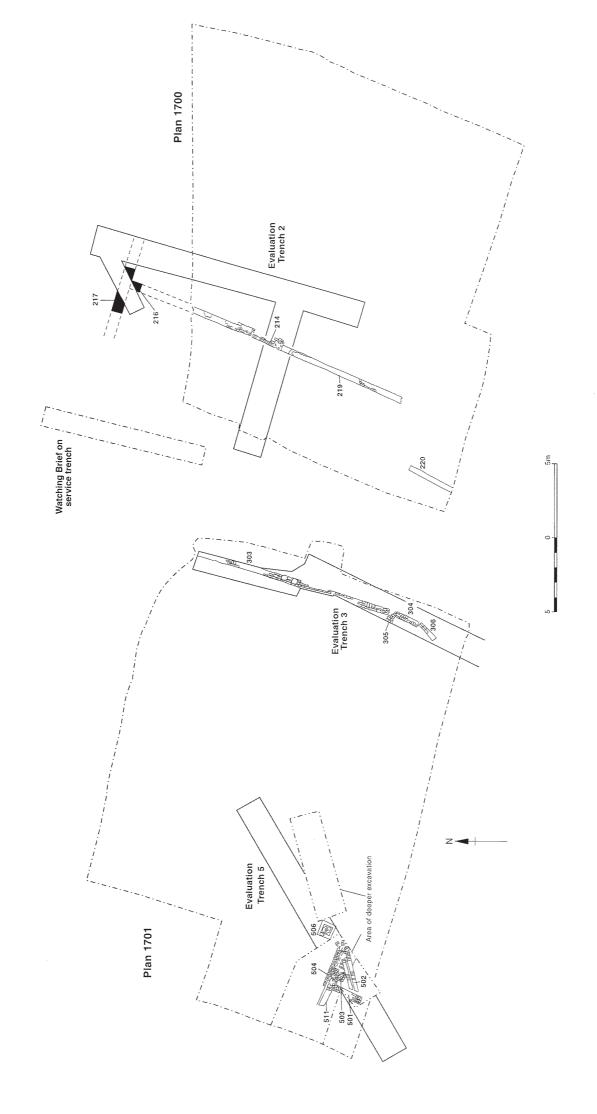
#### 8) LOCATION OF ARCHIVES



Reproduced from the Ordnance Survey's 1:50,000 map of 1988 with the permission of the Controller of Her Majesty's Stationery Office © Crown Copyright. Licence No. 854166

Figure 1: Site location





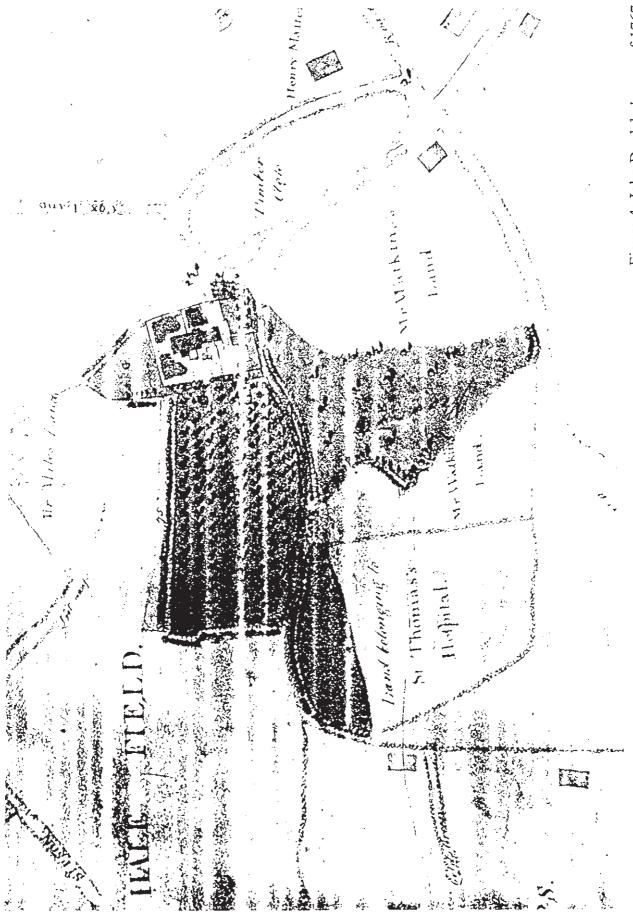


Figure 4: John Dugleby's map of 1767

Figure 5: John Dugleby's perspective of 1767





Figure 7: First edition Ordnance Survey, 1864

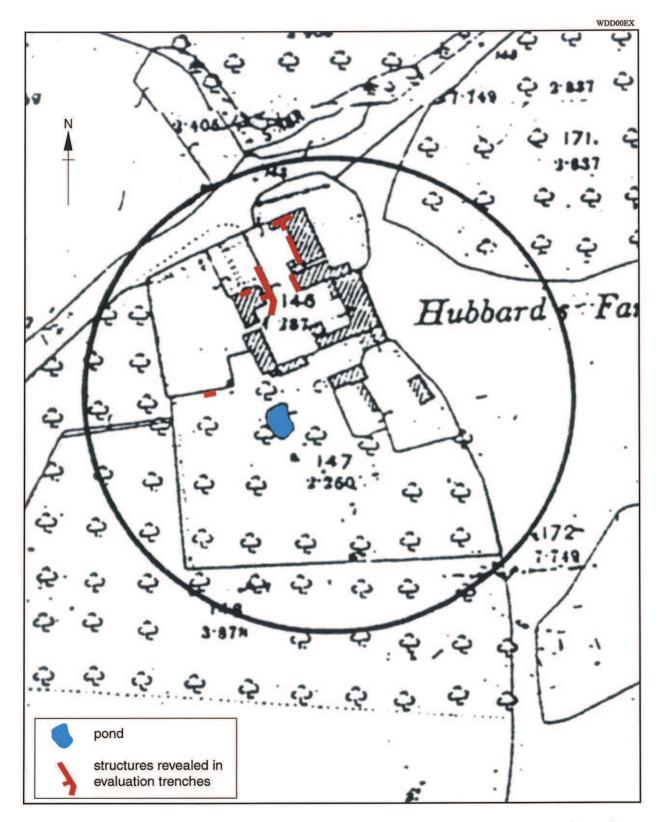


Figure 8: 1910 Ordnance Survey map with features recorded in the evaluation and strip and record relating to structures extant at that time.

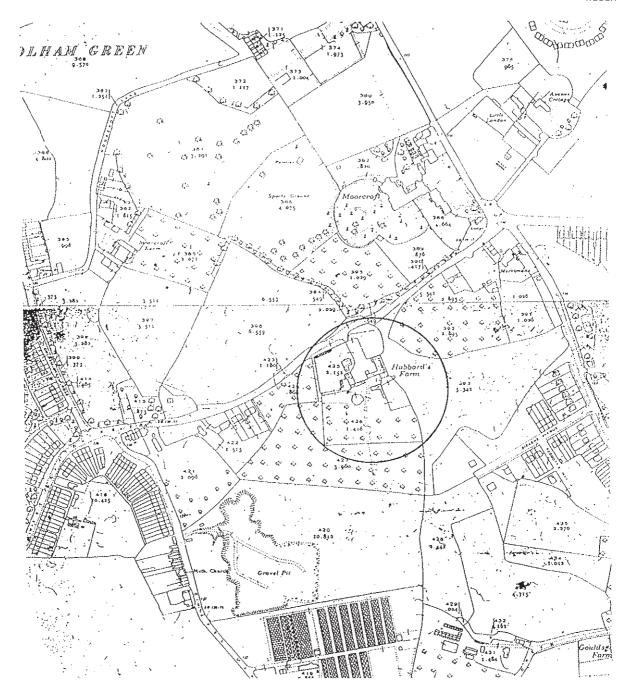


Figure 9: Ordnance Survey, 25" series, 1935

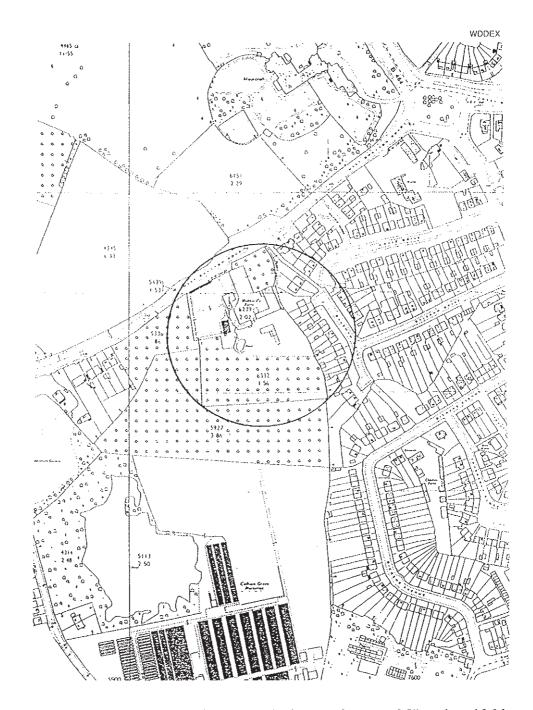


Figure 10: Ordnance Survey, 25" series, 1966



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