

Archaeological Desk Based Assessment



Harefield Place, The Drive, Ickenham

On behalf of Manorgrove Homes (UK) Ltd

September 2015

Project Ref: AC00060

Project Number:	00060
Authored by:	Claire Feldkamp
Reviewed by:	Karl Hulka
Date:	September 2015
Document version	O:\Archaeology Collective\Projects\Projects 1- 500\Projects 1-100\00060 - Harefield Place, The Drive, Ickenham\00060A DBA\Reports\2015.09.28 - 00060 DBA Harefield Place Final.docx

CONTENTS

PAGE NO.

EXECUTIVE SUMMARY	4
1.0 INTRODUCTION	5
2.0 PLANNING FRAMEWORK	6
3.0 GEOLOGY AND TOPOGRAPHY	8
4.0 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND	9
5.0 SITE CONDITIONS AND THE PROPOSED DEVELOPMENT	18
6.0 CONCLUSIONS AND RECOMMENDATIONS	20
7.0 SOURCES CONSULTED	21

APPENDICES

Appendix 1: Site Location

Appendix 2:

Appendix 2.1 Monument Entries on the HER within 2km

Appendix 2.2 Archaeological Priority Areas and Investigations

Appendix 2.3 Rapid Historic Landscape Characterisation

Appendix 2.4 HER Table

Appendix 3:

Appendix 3.1 1813 Enclosure Map

Appendix 3.2 1866 OS Map

Appendix 3.3 1894 OS Map

Appendix 3.4 1934 OS Map

Appendix 3.5 1959 OS Map

Appendix 4: Proposed Development Plans

EXECUTIVE SUMMARY

The site known as Harefield Place, The Drive, Ickenham is proposed for redevelopment.

The application site has been shown to have high potential for prehistoric activity based on its position within the Colne Valley Area of Archaeological Significance (DLO36183). There is also a high potential for post-medieval activity relating to the development of Harefield House during the 19th and 20th centuries. This assessment suggests a low potential for Iron Age, Roman, Anglo-saxon and medieval activity. However, as there is a paucity of focused research and excavation in Middlesex (and Buckinghamshire), there remains potential for unknown archaeology to be present.

The cutting of foundations for the 19th century buildings and 20th century horseshoe annex are likely to have had a localised impact on any archaeological deposits. Landscaping of the grounds surrounding the house as well as the planting and removal of trees will also have horizontally truncated any below ground remains. The proposed redevelopment is therefore likely to encounter the footings of 19th and 20th century buildings.

On the basis of the available evidence, it is advised that a watching brief be carried out on intrusive groundworks associated with the proposed development to better understand the nature of activity related to Harefield Place. Due to the nature of this type of investigation, this work can only be secured by a suitably worded condition attached to the consented application.

1.0 INTRODUCTION

- 1.1 This archaeological desk-based assessment has been prepared by Claire Feldkamp ClfA, Archaeological Researcher at Archaeology Collective on behalf of Manorgrove Home (UK) Ltd. Documentary Research was carried out by the author.
- 1.2 The subject of this assessment is the site known as Harefield Place, Ickenham. It is a grade II listed building (202741) (Appendix 1) and is centred at National Grid Reference (NGR) TQ 06158 86390. Historically the house fell within the parish of Harefield in the county of Middlesex; it is now in the London Borough of Hillingdon. It is not in a conservation area.
- 1.3 Manorgrove Home (UK) Ltd have commissioned Archaeology Collective to establish the archaeological potential of the site, and to provide guidance on ways to accommodate any relevant constraints identified. This assessment is in accordance with the national planning policy framework (NPPF) and the procedures set out in ClfA's 'Standard and Guidance for Historic Environment Desk-based Assessment'¹
- 1.4 This desk-based assessment comprises an examination of evidence on the Greater London Historic Environment Record (HER) together with a range of archives including The British Library. The report incorporates the results of a comprehensive map regression exercise in order to review the impacts of existing development on potential underlying archaeological deposits.
- 1.5 The assessment thus enables all relevant parties to assess the archaeological potential of the site and to consider the need for design, civil engineering and archaeological solutions to the potentials identified.

¹ ClfA. Standard and Guidance for Historic Environment Desk-based Assessment. (2014).

2.0 PLANNING FRAMEWORK

National Planning Policy –Planning Policy Statement 5 (PPS5)

- 2.1 Legislation regarding archaeology, including scheduled ancient monuments, is contained in the Ancient Monuments and Archaeological Areas Act 1979, amended by the National Heritage Act 1983 and 2002.
- 2.2 The National Planning Policy Framework (NPPF) published in March 2012 provides guidance for planning authorities, property owners, developers and others on the preservation and investigation of archaeological remains. The framework sets out the obligations placed on the local planning authority (Chapter 12) through the development and implementation of a local plan. The framework also sets out the need for the determining authority to ensure that they have sufficient information when making decisions on applications affecting the historic environment.
- 2.3 In summary, government guidance on archaeology contained within the NPPF provides a structure for making decisions:
- where designated heritage assets (world heritage sites, scheduled monuments, listed buildings, protected wreck sites, registered parks and gardens, registered battlefields and conservation areas) are affected by development
 - where the settings of heritage assets are affected by development
 - where nationally important un-scheduled monuments are affected by development
- 2.4 In addition the national planning policy framework:
- requires the applicant to provide proportionate information on heritage assets affected by the proposals and an assessment of the impact of the proposed development on the significance of the heritage asset
 - places a duty on the decision making body to determine applications on the basis of sufficient evidence, gathered if necessary from field evaluation.

Local Policies

- 2.5 The Hillingdon Local Plan Part 2 comprises Development Management Policies, Site Allocations and Designations and Policies Map. Once adopted it will deliver the detail of the strategic policies set out in the Local Plan Part 1: Strategic Policies (2012). Together they will form a comprehensive development strategy for the Borough. The Local Plan covers the period 2011 - 2026. The following policies are relevant to this assessment:

Policy DMHB1: Heritage Assets

Development that has an effect on heritage assets will only be supported where:

- i. it sustains and enhances the significance of the heritage asset and supports viable uses which add to the local character of an area and are appropriate to the conservation value of the asset; and
- ii. it does not result in harm or loss of significance of the heritage asset.
- iii. Any extensions or alterations should be designed in sympathy, without detracting from, or competing with, the heritage asset. Proposals should relate appropriately in terms of siting, style, scale, massing, height, design and materials.
- iv. New buildings and structures within the curtilage of a heritage asset, or in close proximity to it, should not compromise its setting. Opportunities should be taken to preserve or enhance the setting, so that the significance of the asset can be appreciated more readily.

Policy DMHB2: Scheduled Ancient Monuments

Scheduled Ancient Monuments and their settings will be required to be preserved.

Development that would materially alter, or damage important archaeological remains of national importance will not be permitted unless there are very exceptional circumstances.

3.0 GEOLOGY AND TOPOGRAPHY

Geology

- 3.1 The British Geological Survey identifies the underlying solid geology as Seaford Chalk Formation and Newhaven Chalk Formation (undifferentiated). This sedimentary bedrock was formed approximately 71 to 89 million years ago in the Cretaceous period. These rocks were formed in warm shallow 'Chalk' shelf seas with little sediment input from land. They often consist of a calcareous, microscopic remains of plankton, especially the disc shaped calcite plates or coccoliths that make up the spherical coccolithophores²
- 3.2 These are overlain by superficial deposits of alluvium, formed up to 2 million years ago in the Quaternary Period. These rocks were formed from rivers depositing mainly sand and gravel detrital material in channels to form river terrace deposits, with fine silt and clay from overbank floods forming floodplain alluvium, and some bogs depositing peat.

Topography

- 3.3 Ickenham is an old village of Greater London, now part of the Borough of Hillingdon. The application site lies on gently sloping ground, the eastern end sitting at around 66m AOD, and the western end at 62m AOD.

² British Geological Society Online Viewer

4.0 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

4.1 Timescales used in this report:

Prehistoric

Palaeolithic	450,000	- 12,000	BC
Mesolithic	12,000	- 4,000	BC
Neolithic	4,000	- 1,800	BC
Bronze Age	1,800	- 600	BC
Iron Age	600	- AD 43	

Historic

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

- 4.2 This chapter considers the archaeological finds and features from within a 2km radius of the application site, held on the Greater London Historic Environment Record, together with a map regression exercise charting the history of the site from the 16th century to the present day.
- 4.3 The application site lies in the middle of the Colne Valley Archaeological Area of Significance (DLO36183). To the south-west lies Ickenham Manor AAS (DL36175), Ickenham Swakeleys AAS (DLO36176) and to the west Ickenham Old Village AAS (DLO36177). Part of the Uxbridge AAS (DLO36171) clips the south-western part of the study area (Appendix 2.2). The application site does not lie within a conservation area. There are 34 listed buildings within the study area: two grade I, two grade II*, thirty grade II (Appendix 2.4).
- 4.4 The HER map and list are included in this report at Appendix 2, showing the distribution of entries within a 2km radius of the application site. The majority of records relate to 19th and 20th century buildings and monuments.
- 4.5 The map regression (Appendix 3) and Historic Landscape Characterisation (Appendix 2.3) indicates that the application site has lain within a predominantly farming landscape since at least the 18th century. The landscape within and surrounding the

study area is well preserved due to a long tradition of dairy farming as well as consistent land ownership by a small number of families. Both the Ashby family of Breakspear House and the Newdegate (formerly the Newdigates) family of Harefield Place held significant acreage around Harefield for several hundred years until the mid-20th century. The pre-enclosure landscapes of the parishes in this area primarily consisted of moor land, heaths and commons separated by small areas of pre enclosure field systems³

- 4.6 There have been 38 recorded archaeological investigations within the study area (Appendix 2.4). These are discussed in the report where relevant.

Early Prehistoric – Palaeolithic, Mesolithic, and Neolithic

- 4.7 Motorway construction and the aggregates industry have provided a great deal of evidence for the early prehistoric periods in the Colne Valley (MLO58401, DLO36183). The Upper Palaeolithic and Mesolithic periods are well represented, in particular on the floor of the Colne Valley where numerous sites have been preserved undisturbed beneath later peat and alluvium⁴. The Upper Palaeolithic/Mesolithic site at Three Ways Wharf, 2km south of the application site (MLO19923, 58401-3, ELO4801-4, ELO10123) is nationally important⁵. Within the study area further Mesolithic occupation evidence has been recovered 1.4km north at Dewes Farm (MLO2932) and 2km south at Harefield Road, Uxbridge (MLO59154-7, ELO6908). A scatter of Mesolithic flints were recovered from excavations 2km to the southeast at Long Lane, Ickenham (MLO66331).
- 4.8 Excavations along the Harefield to Southall Gas Pipeline revealed the edge of a possible Neolithic/Bronze age settlement in Harefield 3km north of the application site (ELO11460, Appendix 2.2).
- 4.9 Several isolated find spots of prehistoric date are recorded within the study area: 1.9km north of the application site a tranchet axe (MLO1706) and a Neolithic axe (MLO2941), along with prehistoric urns (MLO17508); 1.9km to the southeast a Neolithic flake (MLO2666), a Palaeolithic scraper (MLO2920) and a Mesolithic axe

³ Beckley 2007, 25

⁴ Bartfield 1977, Farley 1978, Lacaille 1963, Latkin 2006, Wessex Achaeology 2005, Wymer & Bonsall 1977

⁵ Lewis 1991, Lewis and Rackham 2001

(MLO2933); 1.3km to the south a Mesolithic Thames Pick (MLO2933) and worked flints (MLO98321); and 1.6km to the northeast flint flakes (MLO68523).

- 4.10 In view of the application site's position central to the Colne Valley AAS (DLO36183), the number of sites recorded within this area, and the number of find spots recorded within the study area, the potential for archaeological remains dating from these periods to be encountered on the site is considered to be high.

Later Prehistoric – Bronze Age and Iron Age

- 4.11 There is limited evidence of Bronze age activity within the Colne Valley. Within the study area, 1.4km southeast of the application site, at 54 Swakeley's Drive, Ickenham, a Bronze age pit was discovered during an archaeological evaluation (MLO103000, ELO11940). Bronze age ditches and late bronze age-early iron age features (MLO59155-7) were also found at 2km to the south at Harefield Road, Uxbridge. A possible ring ditch and burial urns were uncovered at Dewes Farm 1.4km to the north (MLO2923, 2663,-4, 3222).
- 4.12 An excavation was carried out 2km south of the application site at Hillingdon House Farm in 2009. A cremation pit containing nine pottery sherds and burnt human bone dating to the middle to late Bronze age was discovered. No other features or artefacts were found which suggests the cremation pit is an isolated feature (ELO10334).
- 4.13 2km south in Uxbridge, part of a Bronze age field system was recovered, nearby by, an early bronze age cremation and other early bronze age to early iron age features were also found⁶. Further ditches of possible bronze age-iron age date were found 7km south at Townmead School in West Drayton⁷.
- 4.14 Excavations along the Harefield to Southall Gas Pipeline revealed Bronze age features 1km south of the application site (ELO11460, Appendix 2.2). A boundary ditch, two pits and a gulley were recorded. In the later in the Bronze age activity appears to intensify, as evidenced by the cutting of further boundary ditches⁸.
- 4.15 Generally, evidence of Iron age settlement is sparse within the Colne Valley and primarily comprises a few isolated find spots and probable occupation sites. Within

⁶ Butler & Meager 2013

⁷ Masfield 1999

⁸ Network Archaeology 2014

the study area evidence of late iron age settlement was recovered 2km northeast of the application site at Newyears Green Lane, features found included pit groups, gullies and a possible cremation (MLO101104). Further settlement evidence from this period was found 1.4km south at Western Avenue, Uxbridge (MLO101105) and 2km southeast at Long Lane, Ickenham (MLO66327). Excavations along the Harefield to Southall Gas Pipeline revealed late iron age/early roman settlement edge activity in Newyears Green and Ickenham⁹.

- 4.16 The sparseness of evidence for Bronze age and iron age activity from within the study area indicates that the potential for archaeological remains dating from these periods to be encountered on the site is low. However, a general lack of focused research and field work throughout the county of Middlesex (and adjoining Buckinghamshire) must be taken into account. Therefore, there is potential for unknown archaeology to be present.

Roman

- 4.17 The Roman period is generally not well represented in the Colne Valley region, with little recorded evidence generally present. 2km to the south of the application site in Uxbridge the remains of Roman sepulchres were found around 1818¹⁰. Further Roman remains were found there in 1959¹¹. A bustum burial (where the remains of the body were left undisturbed in the ashes of the funeral pyre) was uncovered at Lea Quarry, Denham, 2km to the west of the application site¹². A substantial villa was excavated 13km to the north of the application site, at Latimer¹³.
- 4.18 A Roman road is thought to have run northwards from Laleham through the Colne Valley to St. Albans, it has been suggested that this was a route linked by a spur from Harefield to a road running on the other side of the Colne from Chorley Wood and Langley Park (Viatore 165). Other old roads and trackways on the Middlesex side of the Colne are possibly of Roman origin¹⁴.
- 4.19 Within the study area, 2km southeast of the application site, at Long Lane, Ickenham (MLO66330, ELO1493, ELO3900), a Romano-British rectilinear field system was

⁹ Ibid

¹⁰ Redford and Riches 1818

¹¹ OS Records

¹² <https://ubp.buckscc.gov.uk/HBSMRGateway/AssocDocs/AssocDoc2114.pdf>

¹³ Branigan 1970

¹⁴ Cockburn, King and McDonnell 1969

excavated in 1984. The system was created over two phases with early Roman features being replaced by later rectilinear fields. Settlement continued into the early Roman period at Newyears Green Lane (MLO101104) and at Western Avenue (MLO101105). Excavations along the Harefield to Southall Gas Pipeline, revealed possible Roman features just to the south of the application site, the remains of a substantial iron age/early Roman settlement were also found in the Gutteridge Wood area 3km to the southeast (ELO11460)¹⁵.

- 4.20 The sparseness of evidence for the Roman period within the study area suggests that the potential for recovering archaeological remains dating from this period is to be considered low. A general lack of focused research and field work throughout Middlesex (and adjoining Buckinghamshire) must be taken into account. There is, therefore, potential for unknown archaeology to be present.

Saxon/ Early Medieval

- 4.21 Middlesex was part of the Middle Saxon territory of The Kingdom of Essex, which included parts of the early London settlement¹⁶. Place names such as Hillingdon and Ickenham, include personal names, suggesting some preoccupation with land ownership. The incorporation of Saxon personal names in the place names and the probable association of Uxbridge with the 7th-century Wixan tribe suggest are suggestive of Saxon settlement¹⁷.
- 4.22 The Middlesex hundred of Elthorne is first recorded in the 1086 Domesday Book as Helet(h)orne, meaning 'Ella's thorn tree'¹⁸. Other Domesday references include Parish names such as: Harefield (Herefelle), Ickenham (Ticheham) and Ruislip (Riselepe). All of these names are Old English formations and so evidently originated well before 1086, indicating that these areas were settled pre-Conquest. Uxbridge emerged as the economic focus of the area in the late 12th century when it was granted the right to hold a Thursday market¹⁹.
- 4.23 The saxon/early medieval period is not well represented within the Colne Valley region. Middlesex (and Buckinghamshire) have suffered from a lack of excavation and much of what has been found exists because of the work of outstanding

¹⁵ Network Archaeology 2014

¹⁶ Keightley, 1840

¹⁷ Pugh 1922

¹⁸ Gover et al 1942

¹⁹ Pugh 1922

individuals, rather than the result of any coherent national or county framework for research. Modern development and industry, rather than research needs, have led many of the excavations in the region.

- 4.24 15km to the west of the application site lies the important seventh-century barrow at Taplow, poorly excavated in 1883 but more recently re-assessed by Oxford Archaeology²⁰.
- 4.25 Within the study area a spearhead (undated but presumed to be early medieval) was found 1.4km to the north of the application site at Dewes Farm (MLO275). 1.4km to the east, at 54 Swakeley's Drive, Ickenham, a medieval gulley was found during excavations (MLO103003, ELO11944).
- 4.26 Documentary evidence suggests that the area around Harefield was largely scrub and woodland into the medieval period. The earliest settlement probably formed around the crossroads which still forms the centre of the village²¹. Before the Norman conquest Harefield belonged to Countess Goda, the sister of Edward the Confessor²².
- 4.27 The sparseness of evidence for the saxon and early medieval periods within the study area suggests that the potential for recovering archaeological remains dating to this period is to be considered low. A general lack of focused research and field work throughout Middlesex (and adjoining Buckinghamshire) must be taken into account. There is, therefore, potential for unknown archaeology to be present.

Medieval

- 4.28 Following the Norman conquest, ownership of Harefield passed to Richard FitzGilbert, the son of Count Gilbert of Brionne. It was listed in Domesday Book as comprising enough arable land for five ploughs, with meadow land only sufficient for one plough. Woodland areas in Middlesex were registered in the number of pigs which could be supported there; Harefield had 1,200, the second highest in the Hundred of Elthorne to Ruislip, with 1,500. Ten villeins (tenants) are also counted; they held their land freely from the lord in exchange for rent payments and labour. By the 12th or 13th century their land is believed to have passed back to the lord and become unfree.

²⁰ Farley 2014, 12

²¹ Pugh 1922

²² Bowlit 1996

There were also seven bordars (poorer tenants) with five acres each, while one had three. In addition, three cottars, who owned a cottage and garden, were recorded²³.

- 4.29 Harefield was eventually split into the main manor of Harefield, and the two smaller sub manors of Brackenbury and Moorhall. It had been owned by the Clares, descended from Richard FitzGerald, before passing to the Batchworths by 1235. In turn, the Swanlord family took possession in 1315. By 1446, the Newdigate family owned Harefield - they still owned some land in the 1920s. John Newdigate exchanged most of his land in 1585 with the Chief Justice of the Court of Common Pleas, Sir Edmund Anderson²⁴.

- 4.30 Records relating to this period are mainly later in date and linked to scattered farmsteads, many of which still exist today. Several moated sites and manors are recorded within the study area including Cophill Road West (MLO4552), Breakspear Road South (MLO4553) and The Avenue (MLO8366). Houses with medieval origins include Beetonswood Farm (MLO20378), Harefield Road (MLO68646), Park Road (MLO68649) and The Home Farmhouse (MLO85139). Settlement evidence has been found at Breakspears (MLO7831), The Avenue (MLO10616), Long Lane (MLO68629), Tile Kiln (MLO68693) and Oxford Road (MLO13372, MLO22196).

- 4.31 The agricultural nature of the area around Harefield is evidenced in ridge and furrow recorded 3.3km northeast of Mad Bess Wood, and evidence of medieval agricultural hinterland to the west recorded during the Harefield to Southall Gas Pipeline excavations²⁵. It seems likely that the land use with the study area during this period was predominantly agricultural with some areas of woodland.

- 4.32 The Church of St. Giles is grade II* listed (1358358). It has 14th century origins with later additions and modifications (MLO85053). Adjacent to the church is an associated church hall of post-medieval date (MLO71176-7).

- 4.33 As the majority of medieval HER records are distributed around Ickenham, and to the north of Uxbridge, the potential for archaeological remains dating from these periods to be encountered on the site is considered to be low. However, there is potential for unknown archaeology from this period to be present.

²³ Bowlit 1996

²⁴ Bowlit 1996

²⁵ Butler & Meager 2013, 24, Network Archaeology 2014

Post Medieval & Modern

- 4.34 Within the study area there are 34 listed buildings which reflect the development of the area in the late-medieval and post-medieval periods. They include Dews Farmhouse (MLO68581), Copthall Farmhouse (MLO81973), Brackenbury House and Farmhouse (MLO85089), Appletree Cottage (MLO84948), Gell's Almshouse (MLO84949), Woodbine Cottage (MLO849522), North Lodge (MLO85044), 2-4 High Road (MLO85052), Swakeleys (MLO85102), Swakeley Cottage (MLO85116), Highway Farmhouse (MLO85135), 3 The Green (MLO85213) and Long Lane Farm Cottages (MLO85230).
- 4.35 The remaining HER records within the study area of post-medieval date are features such as canal locks, garden walls, monuments, tombs, bridges, pumps and farm buildings.
- 4.36 Modern sites and monuments within the study area include a telephone box (MLO81961) and Uxbridge Lido and its associated buildings (MLO85222-6). Three WWII pillboxes are recorded at Denham Deep Lock (MLO105503-4, 105362). The site of RAF West Ruislip, Ickenham, was a primary Aircraft Stores Depot from 1917 (MLO98527, ELO7824).
- 4.37 The Harefield Park estate was formed in the 18th century from two smaller pre-existing estates including Belhammonds²⁶.
- 4.38 Early maps showing the study area include the 1813 Enclosure Map (Appendix 3.1). On this map the main house is roughly square in shape. A smaller building is present to the north, along with a linear building and a couple of smaller buildings arranged in a U-shape.
- 4.39 Harefield House appears to have been built in a number of stages: begun 1785-6 by the architect Henry Couchman for Sir Roger Newdigate, it was extended in 1804-6 and again during the early 20th century, between 1915 and 1934. The building had become known as Harefield Place by 1818. Prior to that time it was named Harefield Lodge²⁷.

²⁶ Chavasse 2015

²⁷ Stephens 2015a & b

- 4.40 The new Harefield Place was owned by the Newdigates until 1877. In 1887 it was sold to the Cox Family and in 1918 to the Cavendish Land Company. It subsequently became a country club during the 1920's, owned by G & L Rose²⁸.
- 4.41 The 19th century house is recorded on the 1866 OS Map (Appendix 3.2). The main building is rectangular in shape and has an irregular annex and several outbuildings adjacent. By 1894 the house and outbuildings appear to have undergone some change (Appendix 3.3). The annex has been joined to the main house and a U-shaped building has been constructed by linking older buildings together. A glasshouse and other outbuildings have also been built.
- 4.42 In 1934 the house was sold to Middlesex County Council and converted to Uxbridge Country Hospital, a women's convalescent hospital. It remained in use as a hospital until 1965. It is clear from the 1934 OS Map (Appendix 3.4) that there has been extension to the main house on the eastern side, the U-shaped complex is extant but the glasshouse and outbuildings have been demolished. Two smaller outbuildings are present to the east, adjacent to the lake.
- 4.43 The grounds of Harefield Park were developed partly for housing and into Uxbridge Golf Course in the 1940's. The landscape has one or two big standard oak trees remaining, but is now much altered by modern planting (MLO104475). There is little change to the layout of the site on the 1959 OS map, although a tennis court has been built to the northeast of the house (Appendix 3.5).
- 4.44 The house had become dilapidated by the late 1970s, when it was restored, extended (1981, with the addition of the horseshoe annex) and converted into offices, firstly owned by Digital Equipment co. Ltd in 1981 and then by Blockbuster in 1999²⁹.

²⁸ Stephens 2015b, Cox, 1989

²⁹ *ibid*

5.0 SITE CONDITIONS AND THE PROPOSED DEVELOPMENT

Site Conditions

- 5.1 The site comprises the 19th century grade II listed Harefield Place and its horseshoe shaped annex. It is proposed to convert the existing Grade II listed building and erect a replacement extension building to provide 25 self-contained apartments (Class C3), with associated basement car, cycle and motorcycle parking, private and communal amenity spaces³⁰.
- 5.2 Prior to the construction of the present buildings, the application site sat within a predominately agricultural landscape with evidence indicating that the fertile lowlands of the Colne Valley were utilised in this way since at least the medieval period. The area around Harefield could be considered to have an archaeological character of localised concentrations of prehistoric and Roman activity, with limited activity during other periods. Most of the development around the application site dates to the 19th and 20th centuries.
- 5.3 Archaeological impacts will derive largely from the construction of the main house and the annex and subsequent alterations and demolitions of buildings present within the application site. Landscaping of the grounds surrounding the house as well as the planting and removal of trees will also have horizontally truncated any below ground remains.

Development Proposals

- 5.4 The development proposals are "Demolition of existing modern U shaped extension. Conversion of existing Grade II listed building and erection of a replacement extension building to provide 25 self-contained apartments (Class C3), with associated basement car, cycle and motorcycle parking, private and communal amenity spaces and landscape enhancement, retaining existing entrance piers and main vehicular entrance on The Drive and existing secondary servicing access" ³¹.
- 5.5 Foundations, service trenches and other intrusive groundworks will impact on the existing ground. These intrusions may encounter isolated prehistoric artefactual

³⁰ Stephens pers comm 2015

³¹ ibid

remains, the footings of earlier buildings and may reveal associated features such as property boundaries.

6.0 CONSULSIONS AND RECOMMENDATIONS

- 6.1 The site known as Harefield Place, The Drive, Ickenham is proposed for redevelopment.
- 6.2 In line with the policies of the local planning authority and national government guidance as set out in the NPPF, an archaeological desk-based assessment has been undertaken to clarify the archaeological potential of the application site and assess the level of impact development proposals may have on any archaeology present.
- 6.3 The subject site has been shown to have high potential for prehistoric and post-medieval activity. Prehistoric finds, if present, are likely to be artefactual. Post-medieval activity will relate to the development of Harefield Place during the 19th and 20th centuries. This assessment suggests a low potential other periods of activity within the application site.
- 6.4 Existing impacts on any surviving archaeological deposits and features will derive from the development of the area from the 19th century onwards. These changes may have horizontally truncated below ground strata. In addition, the cutting of foundations for several phases of building, as well as any associated service trenches is also likely to have had an impact on underlying archaeological deposits. Landscaping of the grounds surrounding the house as well as the planting and removal of trees will also have horizontally truncated any below ground remains.
- 6.5 On the basis of the available evidence, it is the conclusion of this report that a watching brief be carried out on intrusive groundworks associated with the proposed development to better understand the nature of activity at Harefield Place. Due to the nature of this type of investigation, this work can only be secured by a suitably worded condition attached to the consented application.

SOURCES CONSULTED

The British Library

The National Archives

Greater London Historic Environment Record

Primary Sources

OS Maps

1886 OS Map

1894 OS Map

1934 OS Map

1959 OS Map

The British Library Online Gallery

Secondary Sources

Reports

Bartfield L. H. (1977) The excavation of a Mesolithic site at Gerrards Cross, Bucks, *Recs Bucks* 20, part 3, 308-336

Branigan, K. (1970) The Latimer Roman Villa, *Current Archaeology* 20, 241-244.

Butler, C. and Meager, R. (2013) *Stage 1 Final Report. Archaeological Desk Based Assessment, London Borough of Hillingdon*. CgMs Consulting Report 15259.

Chavasse, H. (2015) *Heritage Research. Harefield Place, The Drive, Ickenham*. Heritage Collective.

CiFA (2014) *Standard and Guidance for historic desk-based assessment*.

Farley M. E. (1978) Excavations at Low Farm, Fulmer, Bucks. 1: The Mesolithic occupation, *Recs Bucks*. 20, 601-616.

Lacaille, A. D (1963) Mesolithic Industries beside the Colne Waters in Iver and Denham, Buckinghamshire, *Recs Bucks* 17 part 3, 143-181.

Latkin, D (2006) *The Former Sanderson site, Oxford Road, Denham Road, Buckinghamshire: an archaeological pot-excavation project and updated project design*. MoLAS.

Network Archaeology Ltd (2014) *Harefield to Southall Gas Pipeline*. Analysis and Archive Report 483.

London Borough of Hillingdon (1998) *Hillingdon Unitary Development Plan*.

London Borough of Hillingdon (2007) *Saved Policies*.

London Borough of Hillingdon (2012) *Hillingdon Local Plan: Part 1- Strategic Policies*

London Borough of Hillingdon (2014) *Archaeological Assessment Stage 2*

MoLAS/English Heritage (2002) *A Research Framework for London Archaeology*. Museum of London: London.

Stephens, L. (2015a) *Heritage Statement. Harefield Place, The Drive, Ickenham*. Heritage Collective Report 1869A.

Stephens, L. (2015b) *Summary of Significance Harefield Place, The Drive, Ickenham*. Heritage Collective.

Wessex Archaeology (2005) *Preferred Area 4, Denham Buckinghamshire*. Archaeological Evaluation Report 50692.08.

Wymer, J. J. and Bonsall, C. J. (1977) *Gazetteer of Mesolithic sites in England and Wales; with a gazetteer of Upper Palaeolithic site*. CBA Research Report 22.

Books/Journals/Monographs

Beckley, R. (2007) *Colne Valley Park Historic Characterisation Project* English Heritage & Buckinghamshire County Council

Bowl, E. (2007) *Around Ruislip, Eastcote, Northwood, Ickenham and Harefield: People and Places* Sutton Publishing: Stroud

Bowl, E. M. (1996) *Ickenham & Harefield Past*. London: Historical Publications.

Cox, C. (1989) *Here and There in Harefield*. Unpublished Harefield Extra Mural Local History Class.

Cockburn, J. S., King, H. P. F. and McDonnell K. G. T. (1976) *A History of the Country of Middlesex, Volume 5*. Institute of Historical Research, England.

Farley, M. (2014) Saxon Period. In G. Hey and J. Hind (eds) *Solent-Thames Research Framework for the Historic Environment. Research Assessments and Research Agendas*. Oxford Wessex Archaeology, Oxford.

Gover, J. E. B., Mawer, A. and Stenton, F. M. and Madge, S. J. (1942) *The Place-Names of Middlesex, apart from the City of London*. EPNS 18, Cambridge.

Lewis, J. and Rackham, J. (2011) *Three Ways Wharf, Uxbridge. A Lateglacial and Early Holocene hunter-gatherer site in the Colne valley* MOLA Monograph 51, Museum of London Archaeology.

Lewis, J. (1991) 'A late glacial and early postglacial site at Three Ways Wharf, Uxbridge, England: Interim Report.' In Barton, N. et al (eds.) *The Late Glacial in North West Europe: human adaptation and environmental change at the end of the Pleistocene*. CBA research report 77.

Keightley, A. (1840) *The History of England*.

Pugh, R. B. (ed.) (1922) *Victoria County History, Middlesex vol. 3*. Oxford University Press.

Redford, G. and Riches, T. H. (1818) *The history of the ancient town and borough of Uxbridge*. William Lake, Uxbridge.

Internet Sources

Archaeology Data Service <http://archaeologydataservice.ac.uk>

A Vision of Britain through Time <http://www.visionofbritain.org.uk/place/1807>

British Geological Society online viewer www.bgs.ac.uk/data/mapViewers/home.html

British History Online (Victoria County History) <http://www.british-history.ac.uk/>

'Archaeology: The Romano-British Period ', in A History of the County of Middlesex: Volume 1, Physique, Archaeology, Domesday, Ecclesiastical Organization, the Jews, Religious Houses, Education of Working Classes To 1870, Private Education From Sixteenth Century, ed. J S Cockburn, H P F King and K G T McDonnell (London, 1969), pp. 64-74 <http://www.british-history.ac.uk/vch/middx/vol1/pp64-74>

Google Maps <http://maps.google.co.uk>

Hillingdon Council <http://www.hillingdon.gov.uk>

London Borough of Hillingdon Local Plan 2 <http://www.hillingdon.gov.uk/12566>

Masefield, R. (1999) Prehistoric activity at the Townmead School site, West Drayton
http://archaeologydataservice.ac.uk/archiveDS/archiveDownload?t=arch-457-1/dissemination/pdf/vol09/vol09_06/09_06_168_173.pdf

National Heritage List for England <http://list.english-heritage.org.uk/>

Old Maps <http://www.old-maps.co.uk>

APPENDIX 1: Site location maps



Appendix 1.1: Site Location

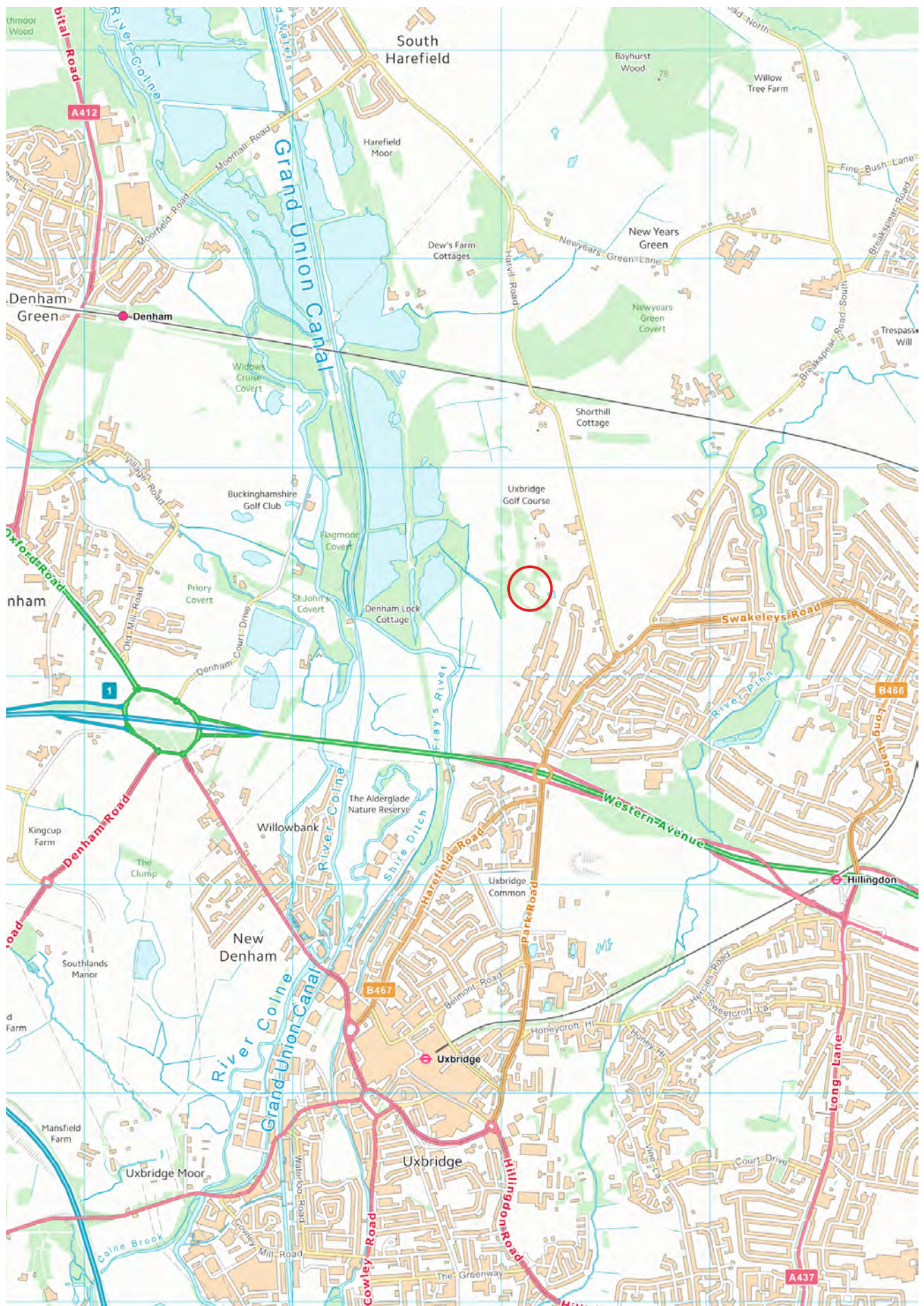
Ordnance Survey © Crown copyright [2008] All rights reserved. Licence number LAN1001351

Desk Based
Archaeological Assessment

Harefield Place, The Drive,
Ickenham

On behalf of Citrus PX One

September 2015 ©



Appendix 1.2: Detailed Site Location

Ordnance Survey © Crown copyright [2008] All rights reserved. Licence number LAN1001351

Desk Based
Archaeological Assessment

Harefield Place, The Drive,
Ickenham

On behalf of Citrus PX One

September 2015 ©

APPENDIX 2: Historic Environment Record

 Archaeological investigations
 Archaeological priority areas
 2km study area
 Application boundary



Scale:
1:15,000 @ A3

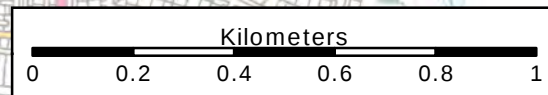
ArchaeologyCollective

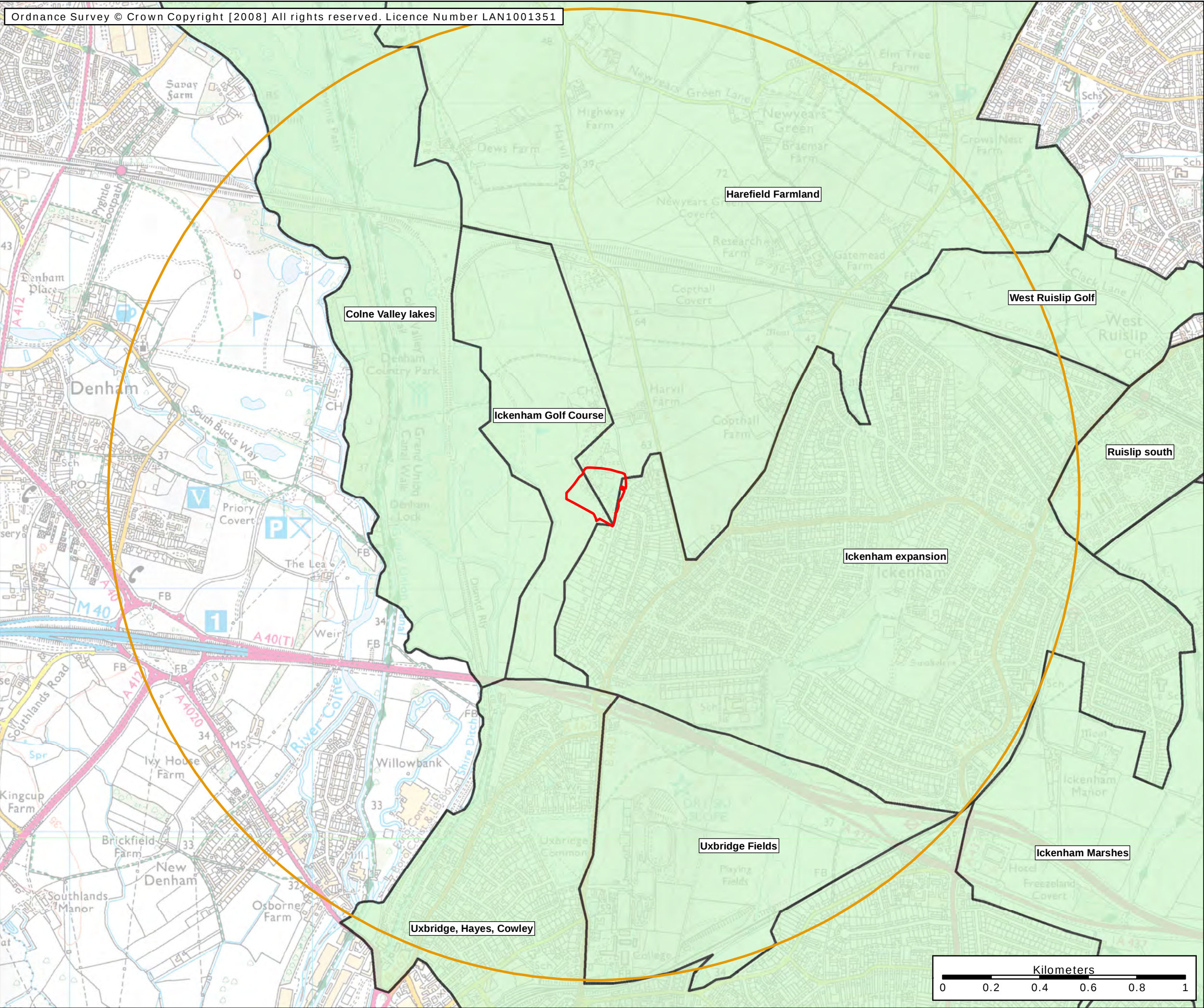
karl.hulka@heritagecollective.co.uk
www.heritagecollective.co.uk

Archaeological priority areas/ zones
and investigations within 2km

Date:
20/07/2015

Revision: v.1





- Legend
- Historic landscape characterisation areas
 - Application boundary
 - 2km study area



Site Name:
Harefield House,
The Drive, Ickenham
Uxbridge

Scale:
1:15,000 @ A3

On Behalf of:
MANORGROVE HOMES (UK) LTD

ArchaeologyCollective

karl.hulka@heritagecollective.co.uk
www.heritagecollective.co.uk

Appendix 2.3:
GLHER rapid historic landscape
characterisation areas within 2km

Date: 20/07/2015	Revision: v.1
---------------------	------------------

Appendix 2.4: Entries on the Greater London HER within 2km

Monument Entries

Monument ID	Name	Monument type	Period	Finds
MLO1706	HAREFIELD	FINDSPOT	Mesolithic	
MLO2666	THE PADDOCK	FINDSPOT	Neolithic	FLAKE (Neolithic)
MLO2920	ICKENHAM	FINDSPOT	Palaeolithic	SCRAPER (TOOL) (Palaeolithic)
MLO2932	DEWES FARM	OCCUPATION SITE	Mesolithic	
MLO2933	4 COLNE DALE RD	FINDSPOT	Mesolithic	AXE (Mesolithic)
MLO2941	GRAND JUNCTION CANAL	FINDSPOT	Neolithic	AXE (Neolithic)
MLO3222	DEWES FARM RD	RING DITCH, RING DITCH	Bronze Age	GRAVEL PIT
MLO17508	SAND PIT	FINDSPOT	Prehistoric	BURIAL URN (Late Bronze Age to Early Iron Age), BURIAL URN (Prehistoric), JAR (Late Bronze Age to Early Iron Age), JAR (Prehistoric)
MLO19923	OXFORD ROAD, THREE WAYS WHARF, UXBRIDGE		Lower Palaeolithic to Early Mesolithic	CORE, POINT, BLADE (Upper Palaeolithic to Early Mesolithic), WASTE FLAKES (Upper Palaeolithic to Early Mesolithic), FLAKE (Upper Palaeolithic to Early Mesolithic), ANIMAL REMAINS
MLO58401	COLNE VALLEY COUNTRY PARK	PEAT	Palaeolithic	
MLO58402	COLNE VALLEY COUNTRY PARK	FINDSPOT	Lower Palaeolithic to Early Mesolithic	LITHIC IMPLEMENT (Early Mesolithic), LITHIC IMPLEMENT (Lower Palaeolithic)
MLO58403	COLNE VALLEY COUNTRY PARK	FINDSPOT	Lower Palaeolithic	ANIMAL REMAINS (Undated), ANIMAL REMAINS (Lower Palaeolithic)
MLO59154	HAREFIELD RD	OCCUPATION SITE	Mesolithic	
MLO59155	HAREFIELD RD	DITCH	Middle Bronze Age	
MLO59156	HAREFIELD RD	STRUCTURE	Late Bronze Age to Early Iron Age	

MLO59157	HAREFIELD RD	STRUCTURE	Prehistoric	
MLO66327	LONG LANE, ICKENHAM	POTTERY	Late Iron Age	POTTERY (Late Iron Age)
MLO66331	LONG LANE, ICKENHAM	FLINT SCATTER	Early Mesolithic to Late Neolithic	FLAKE (Early Mesolithic to Late Neolithic), BLADE (Early Mesolithic to Late Neolithic), CORE (Early Mesolithic to Late Neolithic), MICROLITH (Early Mesolithic to Late Neolithic), BURNT FLINT (Early Mesolithic to Late Neolithic)
MLO68523	BEETONSWOOD FARM	FINDSPOT	Prehistoric	LITHIC IMPLEMENT (Prehistoric)
MLO98321	HAREFIELD ROAD, UXBRIDGE	OCCUPATION DEBRIS, FLINT SCATTER	Prehistoric	WORKED FLINT (Prehistoric), BLADE (Late Mesolithic to Early Neolithic)
MLO101104	NEWYEARS GREEN	SETTLEMENT	Early Iron Age to Roman	POT (Iron Age), POTTERY (Early Iron Age to Roman), KNIFE (Roman), CREMATION (Early Iron Age to Roman)
MLO101105	WESTERN AVE, UXBRIDGE	SETTLEMENT	Late Iron Age to Roman	
MLO103000	NO 54 SWAKELEYS DRIVE, ICKENHAM	PIT	Late Bronze Age	SHERD (Late Bronze Age), UNIDENTIFIED OBJECT (Undated)
MLO66330	LONG LANE, ICKENHAM	FIELD SYSTEM, POST HOLE, PIT, CULTIVATION SOIL, GULLY, BOUNDARY DITCH, DRAINAGE DITCH, DITCH, DEPOSIT	Roman	UNIDENTIFIED OBJECT (Roman), COIN (Roman), WHETSTONE (Roman), QUERN (Roman), POTTERY (Roman), ROOF TILE (Roman)
MLO275	DEWES FARM	FINDSPOT	Early Medieval/Dark Age	SPEARHEAD (Undated)
MLO103003	NO 54 SWAKELEYS DRIVE, ICKENHAM	GULLY	Early Medieval/Dark Age to Medieval	SHERD (Early Medieval/Dark Age to Medieval)
MLO281	HARVILL ROAD, HAREFIELD	MOATED SITE	Medieval	
MLO4552	COPTHILL ROAD WEST,	MANOR HOUSE,	Medieval	

	ICKENHAM, HILLINGDON	MOATED SITE		
MLO4553	BRACKENBURY HOUSE FARM	MOATED SITE, MOAT, HOUSE	Medieval to 19th Century	
MLO7831	BREAKSPEARS	FINDSPOT	Medieval	
MLO8366	THE AVENUE	MANOR HOUSE	Medieval to 19th Century	
MLO10616	THE AVENUE	FINDSPOT	Medieval	POT (Medieval)
MLO13372	OXFORD ROAD & THREE WAYS WHARF, UXBRIDGE	OCCUPATION SITE, DITCH, GULLY	Medieval	POT (Medieval)
MLO20378	BEETONSWOOD FARM	FARMHOUSE	Medieval to 19th Century	
MLO22196		DITCH	Medieval to 19th Century	
MLO68629	LONG LA (NEAR)	SETTLEMENT, SETTLEMENT	Medieval to 19th Century	
MLO68646	HAREFIELD RD UXBRIDGE	FARMHOUSE, FARMHOUSE	Medieval to 19th Century	
MLO68649	PARK RD (E SIDE)	GRANGE, GRANGE	Medieval to 19th Century	
MLO68649	PARK RD (E SIDE)	GRANGE, GRANGE	Medieval to 19th Century	
MLO68693	TILE KILN LARUISLIP	SETTLEMENT, SETTLEMENT	Medieval to 19th Century	
MLO85053	CHURCH OF ST GILES	GRAVE SLAB, EFFIGY, COMMEMORATIVE BRASS, PARISH CHURCH, MAUSOLEUM	Medieval to Modern	

MLO85139	THE HOME FARMHOUSE	JETTIED HOUSE, FARMHOUSE	Medieval to Modern	
MLO13416	OXFORD ROAD & THREE WAYS WHARF, UXBRIDGE	GATEHOUSE, TOWER	16th Century to 17th Century	
MLO68581	HARVIL ROAD, HAREFIELD	FARMSTEAD, DAIRY?, FARMHOUSE, BARN, COACH HOUSE, GATE, FENCE, HA HA, WALLED GARDEN	15th Century to Modern	
MLO68581	HARVIL ROAD, HAREFIELD	FARMSTEAD, DAIRY?, FARMHOUSE, BARN, COACH HOUSE, GATE, FENCE, HA HA, WALLED GARDEN	15th Century to Modern	
MLO71176	ST GILES CHURCH HALL	BUILDING	Post Medieval	
MLO71177	ST GILES CHURCH HALL	BUILDING	Post Medieval	
MLO72572	HARVIL RD LAND OFF	LANDFILL SITE	Post Medieval	
MLO72575	HARVIL RD (DEWS FARM)	LANDFILL SITE	Post Medieval	
MLO72610	NEW YEARS GREENLA	LANDFILL SITE	Post Medieval	
MLO73051	GRAND UNION CANAL	CANAL LOCK	Post Medieval	
MLO74500	UXBRIDGE HILLINGDON	RIVER	Post Medieval	
MLO76068	114 HIGH STREET, HILLINGDON	GARDEN WALL	Post Medieval	
MLO81973	COPTHALL FARMHOUSE	TIMBER FRAMED HOUSE, FARMHOUSE, FARMHOUSE, FARMHOUSE	15th Century to 19th Century	

MLO84948	APPLETREE COTTAGE	HOUSE, HOUSE	17th Century to 18th Century	
MLO84949	GELL'S ALMSHOUSES	ALMSHOUSE	19th Century	
MLO84950	FORECOURT WALL TO NUMBERS 20-26	WALL, FORECOURT	19th Century	
MLO84952	WOODBINE COTTAGE	HOUSE, TIMBER FRAMED HOUSE, HOUSE, HOUSE	15th Century to Modern	
MLO85044	NORTH LODGE	LODGE	18th Century to 19th Century	
MLO85052	2-4 HIGH ROAD, ICKENHAM	HOUSE	18th Century	
MLO85062	HAREFIELD PLACE	BUILDING, HOSPITAL	18th Century to 19th Century	
MLO85089	BRACKENBURY FAR, ICKENHAM,	FARMHOUSE, TIMBER FRAMED HOUSE	15th Century to Modern	
MLO85102	SWAKELEYS	HOUSE	17th Century	
MLO85107	MONUMENT TO JOHN CROSIER	CHEST TOMB	19th Century	
MLO85110	FOOTBRIDGE ACROSS RIVER COLNE	FOOTBRIDGE	19th Century	
MLO85111	FOOTBRIDGE ACROSS RIVER COLNE	SUSPENSION BRIDGE, FOOTBRIDGE	19th Century to Modern	
MLO85113	MONUMENT TO ROBERT SHOREDICHE	CHEST TOMB	18th Century	
MLO85116	SWAKELEY COTTAGE	HOUSE, HOUSE	16th Century to 18th Century	
MLO85135	HIGHWAY FARMHOUSE	FARMHOUSE,	16th Century to 18th	

		FARMHOUSE	Century	
MLO85204	THE COACH HOUSE AND HORSES PUBLIC HOUSE	PUBLIC HOUSE, PUBLIC HOUSE	15th Century to Modern	
MLO85206	FORECOURT WALLS TO SOUTH OF HIGHWAY FARMHOUSE	FORECOURT, WALL	17th Century to 18th Century	
MLO85213	3 THE GREEN, ICKENHAM	SHOP, SHOP, HOUSE, TIMBER FRAMED HOUSE	18th Century to Modern	
MLO85229	FOOTBRIDGE ACROSS RIVER COLNE, TO EAST OF DENHAM COURT	SUSPENSION BRIDGE, FOOTBRIDGE, FOOTBRIDGE	19th Century to Modern	
MLO85230	LONG LANE FARM COTTAGES	BUILDING, FARM LABOURERS COTTAGE	16th Century to 18th Century	
MLO85258	BARN AND SHELTER SHED TO SOUTH EAST OF HIGHWAY FARMHOUSE	TIMBER FRAMED BUILDING, SHELTER SHED, TIMBER FRAMED BARN	16th Century to 18th Century	
MLO85263	PUMP ON ISLAND IN ROAD	WEATHER VANE, PUMP	19th Century	
MLO85264	BARN TO EAST OF THE HOME FARMHOUSE	BARN	16th Century to 17th Century	
MLO98527	HIGH ROAD, ICKENHAM	SUPPLY DEPOT, DEPOT, RECORD OFFICE, STOREHOUSE, OFFICE, TOILET, AIR	19th Century to Modern	No 4 Stores Depot, Regimental Site and RAF Record Office

		RAID SHELTER, SORTING OFFICE, GUARDHOUSE, GARAGE, CINEMA, CLUBHOUSE, VEHICLE REPAIR CENTRE, PETROL STATION, HOUSE, WELFARE CENTRE, CHAPEL, GYMNASIUM, SQUASH COURT, SHELTER, TRANSFORMER		
MLO104475	THE DRIVE, UXBRIDGE	PARK, GOLF COURSE	18th Century to Modern	Former parkland of Harefield Place Estate, Uxbridge Golf Course
MLO81961	K6 TELEPHONE KIOSK OPPOSITE SWAKELEYS ROAD	TELEPHONE BOX	Modern	
MLO85222	UXBRIDGE LIDO	SWIMMING POOL, LIDO	Modern	
MLO85223	ENTRANCE BUILDING	MEETING HALL, KIOSK, SPORTS CENTRE, RAILINGS, STOREHOUSE	Modern	UXBRIDGE LIDO
MLO85224	NORTH FOUNTAIN	FOUNTAIN	Modern	UXBRIDGE LIDO
MLO85225	SOUTH FOUNTAIN UXBRIDGE LIDO	FOUNTAIN	Modern	
MLO85226	GRANDSTAND UXBRIDGE LIDO	CAFE, RAILINGS, GRANDSTAND	Modern	

MLO85231	JUBILEE FLAGPOLE,	FLAGPOLE	Modern	
MLO105503	DENHAM DEEP LOCK	PILLBOX	World War Two to Unknown	On the E bank of the Grand Union Canal, between Uxbridge and Harefield.
MLO105504	DENHAM DEEP LOCK	PILLBOX	World War Two to Unknown	On the E bank of the Grand Union Canal, between Uxbridge and Harefield.
MLO105632	DENHAM DEEP LOCK	PILLBOX	World War Two to Modern	On the E bank of the Grand Union Canal, between Uxbridge and Harefield.
MLO2663	UXBRIDGE	FINDSPOT		FIND UNCLASSIFIED (Undated)
MLO2664	UXBRIDGE	FINDSPOT		FIND UNCLASSIFIED (Undated)
MLO13157	HAYDON HALL	LINEAR FEATURE		
MLO14204	UXBRIDGE	FINDSPOT		
MLO78169	DEWE'S FARM	ORGANIC SEDIMENT		
MLO85220	OUTBUILDINGS TO NORTH OF SWAKELEYS	OUTBUILDING, COURTYARD		

Archaeological Priority Areas/ Zones

Designation ID	Name	Grade	Description
DLO36171	Uxbridge	APA	The significance of the Uxbridge APA is especially in its potential to contain further in situ remains from the Palaeolithic and Mesolithic period, which could be considered equivalent to a SAM. These would likely be found close to the rivers. The potential for waterlogged remains also offers good opportunity for palaeoenvironmental analysis for all periods. As the major settlement for this area since the medieval period, this APA also offers the opportunity to shed more light on the development of a market town, and though there is currently limited evidence, the possibility of Roman activity and early medieval activity, particularly associated with any river crossing that may have existed could also be explored.
DLO36175	Ickenham Manor	APA	
DLO36176	Ickenham Swakeleys	GLAAS HEPA	This APA could provide further evidence on the development of the Swakeleys estate, and moated estates more generally.

DLO36177	Ickenham Old Village	GLAAS HEPA	This APA could provide information on the formation of nucleated medieval villages and their relationship to nearby higher status manorial moated estates.
DLO36183	Colne Valley	APZ	This APZ includes the APAs of Harefield North, West Drayton and parts of Uxbridge.

Scheduled Ancient Monuments

Designation ID	Name	Description
NHL100555 DLO36185	Brackenbury Farm Moated Site 3/4 Mile (1210m) Nw Of Ickenham Church	Three arms of the moat surround the island with a late 16th century / C17 farmhouse in centre of the SAM. The house suffered a major house fire in February 1999 and parts of the 1667 house were gutted and had to be extensively rebuilt / restored.
NHL1002001 DLO36186	Moated Site, W Bank Of River Pinn, Near Ickenham (1/2 Mile (800m) Nw Of Church)	Moat approximately 2.5m-4m wide encloses interior platform some 35m square, which rises up to 2m above ditch.

Listed Buildings

Designation ID	Name	Grade	Description
1065901	MONUMNET TO JOHN CROSIER	II	PORTLAND STONE TOMB CHEST
1065962	FOOTBRIDGE OVER RIVER COLNE	II*	EAST OF DENHAM COURT, CIRCA 1850, IRON
1065963	FOOTBRIDGE OVER RIVER COLNE	II	SOUTH OF DENHAM COURT, CIRCA 1890, IRON
1065965	MONUMENT TO ROBERT SHOREDITCH	II	TOMB CHEST
1080116	K6 TELEPHONE KIOSK OPP SWAKELEYS ROAD	II	1935 BY SIR GILES GILBERT SCOTT
1080126	APPLETREE COTTAGE	II	18 TH CENTURY DOUBLE SPAN HOUSE
1080127	GELLS ALMSHOUSES	II	DATED 1857
1080128	FORECOURT WALL TO NUMBER 20-26	II	RUBBLE WALL WITH SLOPED BRICK
1080130	WODBINE COTTAGE	II	THREE PERIOD HOUSE, 16-18 TH CENTURY
1080220	NORTH LODGE	II	EARLY 19 TH CENTURY 'TUDOR' LODGE

1080228	2-4 HIGH ROAD, ICKENHAM	II	LATE 18 TH CENTURY
1080229	CHURCH OF ST GILES	B	PARISH CURCH WITH 14 TH CENTURY CHANCEL
1080238	HAREFIELD PLACE, THE DRIVE	II	EARLY 19 TH CENTURY BUILDING OF 2 STOREYS
1080265	BRACKENBURY FARMHOUSE AND BRACKENBURY HOUSE	II	16 TH CENTURY BRICK FARMHOUSE WITH 17 TH CENTURY ADDITIONS
1080295	THE AVENUE	I	BUILT FOR SIR EDMUND WRIGHT, H-SHAPED RED BRICK
1192483	SWAKELEY COTTAGE	II	17 TH CENTURY BRICK BUILDING NOW PEBBLEDASHED
1193888	HIGHWAY FARMHOUSE	II	EARLY 17 TH CENTURY WITH EARLY-MID 18 TH CENTURY WING
1194100	THE HOME FARMHOUSE	II	SMALL LATE MEDIEVAL FARMHOUSE OF HIGH QUALITY
1285865	THE COACH AND HORSES PUBLIC HOUSE	II	PROB 16 TH CENTURY, ALTERED AND EXTENDED
1285962	FORECOURT WALLS TO SOUTH OF HIGHWAY FARMHOUSE	II	RED BRICK WALLS OF CIRCA 18 TH CENTURY DATE
1286104	THE GREEN, WEST DRAYTON	II	EARLY-MID 19 TH CENTURY SHOPS
1286571	OUTBUILDINGS TO THE NORTH OF SWAKELEYS	I	PARIED L-SHAPE RANGE ENCLOSING COURTYARD
1323711	UXBRIDGE LIDO	II	1935 BY G PERCY TRENTAM
1323712	ENTRANCE BUILDING UXBRIDGE LIDO	II	BUILT 1935 BY G PERCY TRENTAM IN MODERNE STYLE
1323713	FOUNTAIN UXBRIDGE LIDO	II	LIDO FOUNDATION, 1935 BY G PERCY TRENTAM
1323714	FOUNTAIN, UXBRIDGE LIDO	II	LIDO FOUNDATION, 1935 BY G PERCY TRENTAM
1323715	UXBRIDGE GRANDSTAND LIDO	II	LIDO FOUNDATION, 1935 BY G PERCY TRENTAM
1357432	FOOTBRIDGE OVER RIVER COLNE	II	EAST OF DENHAM COURT, CIRCA 1890, IRON, RESTORED
1357433	LONG LAND FARM COTTAGES	II	LATE 18 TH CENTURY INCORPORATING FEATURES FROM 17 TH CENTURY
1357434	JUBILEE FLAGPOLE, BY ST GILES CHURCH	II	FOR KING GEORGE, 1935
1358358	COPTHALL FARMHOUSE	II	16 TH CENTURY FARMHOUSE WITH LATE 19 TH CENTURY WING
1358376	BARN AND SHELTER	II	LATE 16 TH CENTURY BARN AND SHELTER
1358381	PUMP ON ISLAND IN ROAD	II	CAST IRON PUMP WITH GOTHIC TRACERY
1358382	BARN TO THE EAST OF FARMHOUSE	II	EARLY 17 TH CENTURY 5 BAY BARN

Archaeological Investigations

Event ID	Name	
ELO571	High Street (No 114), Uxbridge, Hillingdon, UB8: Evaluation	An evaluation took place at 114 High Street, Uxbridge between the 18th and 24th September 2001 by Museum of London Archaeology Service. The site comprised three trial trenches which revealed one post medieval garden wall. *Natural was observed at a height of 34.41m OD*
ELO1493	Long Lane, Ickenham, Uxbridge, Hillingdon, UB10: Evaluation	An evaluation took place at Long Lane, Ickenham in September 1994 by the Museum of London Archaeology Service. The site comprised five trial trenches, of which four produce evidence of a Romano-British field system, mainly in the form of ditches.
ELO2961	Colnedale Road (No 6), Uxbridge, Hillingdon: Watching Brief	A watching brief was carried out at 6 Colnedale, Road, Uxbridge between the 21st and 22nd June 1999 by Archaeological Services and Consultancy Limited. The site monitored the terracing of the ground within the development area and produced no archaeological features or finds within the limited scope of the works.
ELO3900	Long Lane, Ickenham, Uxbridge, Hillingdon, UB10: Evaluation	An excavation took place at Long Lane, Ickenham from the 31st October to the 16th December 1994 by Museum of London Archaeology Service. The investigations uncovered the remains of an extensive rectilinear Roman field system of a 1st century date, however there was no evidence for an associated settlement. A number of features were observed that pre-dated the field system and these may indicated activity in the late Iron Age. Also present were a small number of later features which indicated a re-organisation of the field system ion the mid-late 2nd century.
ELO4512	St Giles Church Hall	No details recorded
ELO4801	Oxford Road (Nos 101-105), [Three Ways Wharf], Uxbridge, Hillingdon, UB8: Evaluation	An evaluation in 1986 took place at Three Ways Wharf, 101-105 Oxford Road, Uxbridge by the Department of Greater London Archaeology. The site involved trial trenches and sampling of the site. This produced evidence of a series of horizontal sediments overlying the natural river gravels. These contained evidence of at least three flint and faunal scatters.
ELO4804	Three Ways Wharf	An excavation took place in 1990 at Three Ways Wharf, 101-105 Oxford Road, Uxbridge, by the Department of Greater London Archaeology. The site revealed Palaeolithic to Mesolithic flint artefacts within the sediments; a backfilled channel was also present. A possible shire ditch of Post Medieval date, along with two other ditches

		and an East-West aligned Medieval or Post Medieval ditch were recorded.
ELO5190	Dewes Farm	No details recorded
ELO6092	Harvill Road, [Highway Farm], Harefield, UB9: Evaluation	An archaeological evaluation was carried out at Highway Farm, Harefield between the 7th September and the 26th October 2004 by the Museum of London Archaeology Service. The site comprised five trial trenches which revealed no significant archaeological features or finds. Furthermore a possible moat was found to be a modern feature. *Natural was observed at a height of 42.76-45.05m OD*
ELO6159	Long Lane, Hillingdon: Desk Based Assessment	An archaeological desk based assessment was carried out by John Samuels Archaeological Consultants on land to the west of Long Lane, Hillingdon, in March 2005. Iron Age and Roman remains have been found in the area and the site is judged to have medium potential for these periods. Later development may have truncated or destroyed archaeological remains, although deep cut features may survive to some extent.
ELO6448	Park Road, [Hillingdon House Farm], Uxbridge, Hillingdon: Watching Brief	A watching brief was carried out at Hillingdon House Farm, Uxbridge between the 11th to 15th July 2005 by Colin Bowl. The site revealed no archaeological finds or features.
ELO6803	Harefield Road (Nos 9-15), Uxbridge, Hillingdon, UB8: Desk based assessment	A desk based assessment was carried out on land at 9-15 Harefield Road, Uxbridge, by CgMs Consulting in July 2004. The site was found to have a low potential for Palaeolithic and Mesolithic deposits. The Neolithic, Bronze Age and Iron Age were thought to have a moderate to good potential for survival. The potential for Roman and Saxon remains is thought to be low and the early medieval to post medieval periods were thought to be very low.
ELO6867	Newyears Green to Breakspear Road, Hillingdon: Desk Based Assessment	An archaeological desk based assessment was undertaken by Lang Hall Archaeology during March 2006, in advance of the proposed laying of a new water pipeline close to already existing mains and services. The existing evidence suggests that there are no archaeological remains that would be adversely affected by the proposed activity of importance. The pipeline may lie within the previously disturbed ground of the adjacent services.
ELO6908	Harefield Road (Nos 9-15), Uxbridge, Hillingdon, UB8: Evaluation	An archaeological evaluation was carried out by Pre-construct Archaeology between 12th - 14th June 2006. Four trenches were opened up and a number of features recorded including a possible gravel extraction pit and construction trench and rubbish pit. Within the possible gravel extraction pit (trench 1) residual struck flint (prehistoric), residual sherds of late Iron Age or early Roman ware and a sherd of 17th century black-

		glazed redware were recorded which may date the feature. Two residual prehistoric struck flints were recorded and a flint blade of Mesolithic or early Neolithic date. In trench 3 the construction trench for brick wall footing and a rubbish pit, full of burnt rubbish was also recorded, the fill of which included CBM, 19th century pottery fragments, clay pipe fragments and other domestic rubbish. * Natural gravel was observed at a height of between 36.54m OD and 36.84m OD and Eocene London Clay was observed at a height of 35.50m OD.*
ELO7163	Harefield To Southall Pipeline Replacement	An archaeological watching brief was carried out by Network Archaeology Ltd during excavation for an artificial badger sett in Weatherly's Covert, Ickenham, in 2006 to 2007. The work took place in advance of the proposed construction of a natural gas pipeline between an existing Above Ground Installation at Harefield and Southall Gas Holder Station. The new sett was built to relocate badgers occupying an existing nearby sett, which is close to the proposed pipeline works. The watching brief revealed a layer of 19th and 20 th century demolition debris above the natural substrate. The debris is thought to have followed the demolition of houses in nearby Georgian Close or possibly as a result of opportunistic fly-tipping from the adjacent A40.
ELO7587	Park Road, [Hillingdon House Farm], Uxbridge, Hillingdon: Desk Based Assessment	A desk based assessment was carried out on Hillingdon House Farm in 2007 by AOC Archaeology. The site was found to have the potential; for prehistoric archaeological deposits to survive. There was also thought to be a moderate potential for unidentified medieval to post medieval archaeology to be present.
ELO7824	High Road [RAF West Ruislip], Ickenham, Hillingdon: Building Recording	Building recording was carried out at RAF West Ruislip, High Road Ickenham between the 20th and 26th October 2007 by VSM Estates Ltd. The original site was built in 1918 as a depot, and was later split by the Great Western Railway. This resulted in the depot being located to the south of the railway and the Regimental site to the north. This report is mainly concerned with the depot site. The report covers the buildings recorded which range from the original constructions to the more recent structures.
ELO8216	Observation at Brackenbury House Farm	The Archaeological Report Form indicates that some form of work, probably observation, was undertaken by Colin Bowlt at Brackenbury House Farm between 13th and 14th of February, 2006. No archaeological deposits were recorded.
ELO9544	Western Avenue, [Iver to Arkley Water Pipeline], Hillingdon: Watching Brief	A watching brief was carried out along the route of the Iver to Arkley Water pipeline in 1994 by RPS. While the whole route of the pipeline was monitored, some larger areas

		were stripped for the construction of bridges; these were mainly located along Western Avenue. The route of the pipeline did not disturb any archaeological features or finds.
ELO9587	High Street, [Adjacent to Uxbridge Court House], Uxbridge, Hillingdon: Desk Based Assessment	A desk based assessment was carried out on Uxbridge High Street, adjacent to the Court Houses, by Thames Valley Archaeological Services in 2001. The site is believed to have a relatively high potential for upper Palaeolithic and early Mesolithic sites as well as a good potential for medieval and post medieval remains.
ELO10123	Oxford Road (Nos 101-105), [Three Ways Wharf], Uxbridge, Hillingdon, UB8: Excavation	An excavation at Three Ways Wharf, 101-105 Oxford Road, Uxbridge was carried out by the Department of Greater London Archaeology between 1987-8. The site involved the excavation of three areas of known archaeology. This produced evidence of a series of horizontal sediments overlying the natural river gravels. These contained three flint and faunal scatters. The scatters comprised many struck flint tools, including flakes, blades and a core, together with bones of horse and deer; the assemblage apparently representing the undisturbed remains of a hunter-gatherers' camp dated to circa 8000+-800 BP. The site is of unique importance to the study of late glacial prehistory in Britain. The next phase of activity was Medieval, represented by a large ditch and several smaller gullies across the site containing a large group of 13th century pottery, which suggests intensive occupation in the immediate area. The excavation also uncovered the eastern tower of a later 16th or early 17th century gatehouse. It was a hexagonal brick-built structure and formed part of the entrance to a Tudor mansion, part of which still stands as the Crown and Treaty public house.
ELO10334	North Way [Site E, Hillingdon House Farm]. London, UB10 9XX: Excavation	An excavation was carried out at Site E, Hillingdon House Farm by AOC Archaeology in 2009. A cremation pit containing nine pottery sherds and burnt human bone dating to the Middle to Late Bronze Age was discovered. No other features or artefacts were found which suggests the cremation pit is an isolated feature.
ELO11460	Harefield to Southall [gas pipeline]: Excavation and Watching Brief	An archaeological evaluation, excavation and watching brief were carried out along the route of the proposed gas pipeline between Harefield in the London Borough of Hillingdon and Southall in the London Borough of Ealing. Two phases of supplementary trench evaluations in 17 plots were carried out. Excavations were carried out in 10 plots and a watching brief was carried out for a total of 75 plots. The archaeological evidence found consisted of: the edge of a possible Neolithic/Bronze Age settlement in Harefield; Late Iron Age/Early Roman settlement edge activity in the Newyears Green and

		Ickenham areas; the remains of a substantial Iron Age/Early Roman settlement in the Gutteridge Wood area, north east of Hillingdon; and Medieval agricultural activity to the north and east of Bayhurst Wood Countryside Park, south of Harefield.
ELO11940	Swakeleys Drive (No 54), Ickenham, Hillingdon: Archaeological Evaluation	An archaeological evaluation was undertaken at 54 Swakeleys Drive, Hillingdon, by Thames Valley Archaeological Services on the 17th November, 2011. Three trenches were excavated towards the rear of the property. Within one of the trenches a pit of Bronze Age date was recorded. *The natural clay was reached between a height of 38.05m to 40.05m AOD*
ELO11944	Swakeleys Drive (No. 54), Ickenham, Hillingdon: Watching Brief	A watching brief was undertaken by Thames Valley Archaeological Services at 54 Swakeleys Drive between 21st-22nd December 2011. Three areas were monitored and a medieval gully was recorded in the southern area. *Natural clay was reached at 38.2m-39.8m AOD*
ELO12335	Lancaster Road (No 17), Uxbridge, Hillingdon: Evaluation	An evaluation was carried out by Archaeology South East at the Penfold Estate, Lancaster Road on the 6 th December 2011. The evaluation comprised two L shaped trenches within the footprint of the development. No archaeological finds or features were identified.
ELO12430	Long Lane/Freezeland Way [Hillingdon Circus], Hillingdon: Desk Based Assessment	A desk based assessment was undertaken on Land at Hillingdon Circus, Long Lane by CgMs Consulting in May 2012. The site is considered to have a moderate potential for the late Iron Age and Roman periods, and a low potential for the prehistoric, early medieval, medieval and post medieval periods. The site is also thought to have suffered from truncation during building construction in the 20th century, and as such little archaeological remains may be present.
ELO12565	High Road [St Giles Church], Ickenham, Hillingdon: Watching Brief	A watching brief was undertaken at St Giles Church, Ickenham between the 4th and 7th April 2011 by Pre-Construct Archaeology. The works monitored two trenches which revealed only modern top and sub soil. No archaeological finds or features were identified.
ELO12874	Milton Road [Swakeleys House], Ickenham, Hillingdon: Desk Based Assessment	A desk based assessment was undertaken on land at Swakeleys House, Ickenham in November 2012 by L-P Archaeology. The site has a low potential for prehistoric and Roman remains. The site was the centre of Swakeleys Manor in the medieval period through to the 20th century. A moated manor and outbuildings was present until the 17 th century when the moat was filled in. The present building was constructed in the

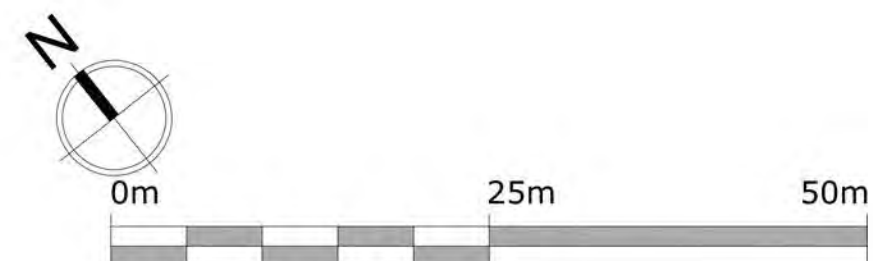
		17th century and it remained as such until the changes in the 20th century. As such there is a high potential for medieval and early post medieval remains.
ELO12875	Milton Road [Swakeleys House], Ickenham, Hillingdon: Geophysical Survey	A geophysical survey was undertaken on land at Swakeleys House between the 10th and 20th September 2012 by L-P Archaeology. The survey was conducted using Ground Penetration Radar. The survey identified linear and rectilinear features likely to relate to the 17th century pleasure gardens, and the possible remains of the pre 19th century outbuildings. The sunken area to the south and southeast of the house produced linear and curvilinear features probably associated with the landscaping for the Jacobean and later phases of the house.
ELO13949	Harefield Road (No 191), Harefield, Hillingdon: Borehole Survey	A borehole survey was undertaken by Environmental Scientifics Group at 191 Harefield Road, Hillingdon in September 2013. The site comprised two boreholes.



Appendix 3.5: 1959 Revised OS Map

Ordnance Survey © Crown copyright [1959] All rights reserved. Licence number LAN1001351

APPENDIX 4: Proposed Development





willcoxandmeilwes

REV.	DATE	DESCRIPTION	DRAWN
01	Sept 13/14	Issued for planning	06

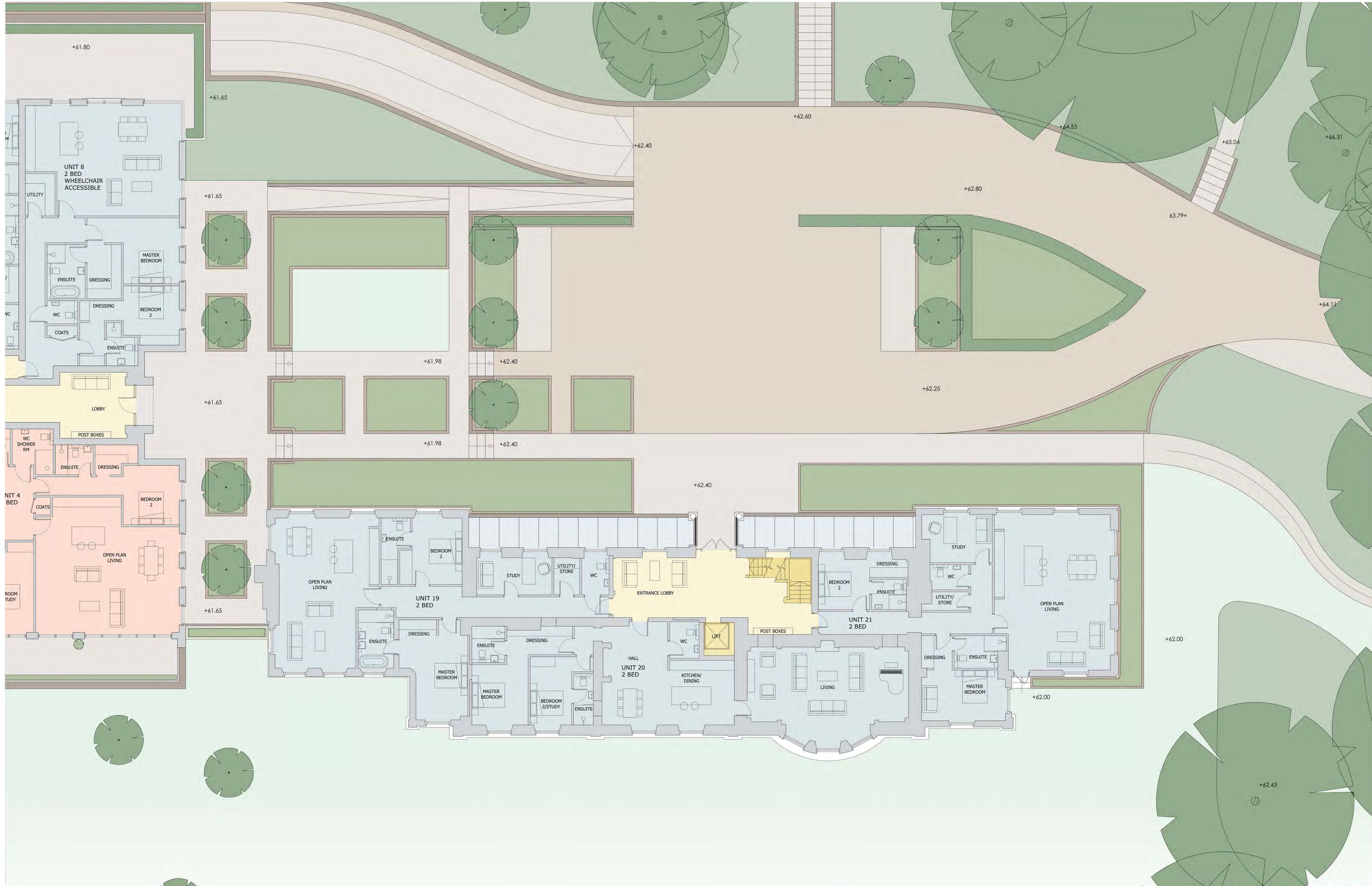
CLIENT	Manorgrove Homes (UK) LTD
PROJECT	Harefield Place The Drive, Ickenham
Castle Hill House, 12 Castle Hill, Windsor, Berkshire, SL4 1PQ T: +44 (0) 1753 839440 F: +44 (0) 1753 831113 www.WillcoxandMeilwes.com	

DRAWING TITLE			
Proposed Ground Floor Plan - 1 of 2			
PROJECT No	DWG TYPE	DWG No	REV
182	PL	2001	00
DATE	DRAWN	CHECKED	STATUS
23/07/2015	KR	BW	For Approval

SCALE	1:100 @ A1
-------	------------

Do not scale drawings. Use only the dimensions given. The Contractor to check site dimensions and report any variations or omissions to Willcox and Meilwes. This drawing is Copyright of Willcox and Meilwes and must not be reproduced or used without explicit permission.

RIBA



willcoxandmeilwes

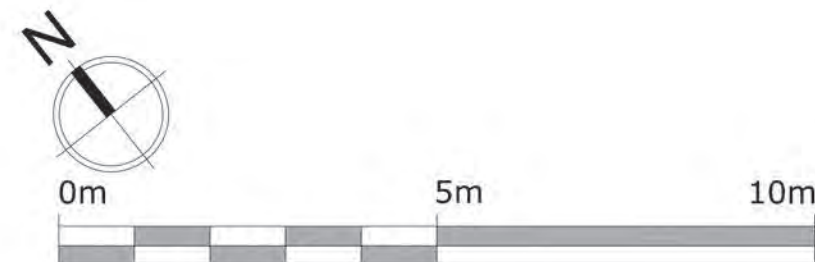
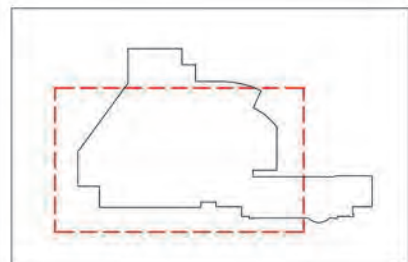
REV.	DATE	DESCRIPTION	DRAWN
00	Sept 15	Issued for Planning	06

CLIENT	Manorgrove Homes (UK) LTD
PROJECT	Harefield Place The Drive, Ickenham
DATE	23/07/2015
DRAWN	KR
CHECKED	BW
STATUS	For Approval

DRAWING TITLE	Proposed Ground Floor Plan - 2 of 2
PROJECT No	182
DWG TYPE	PL
DWG No	2002
REV	00
SCALE	1:100 @ A1

Do not scale drawings. Use only the dimensions given. The Contractor to check site dimensions and report any variations or omissions to Willcox and Meilwes. The drawing is Copyright of Willcox and Meilwes and must not be reproduced or used without express permission.

willcoxandmeilwes



REV.	DATE	DESCRIPTION	DRAWN
00	Sept 15	Issued for Planning	DB
1			

CLIENT	Manorgrove Homes (UK) LTD
PROJECT	Harefield Place The Drive, Ickenham
DATE	23/07/2015
STATUS	For Approval

DRAWING TITLE	Proposed Basement Plan - 1 of 3
PROJECT No	182
DWG TYPE	PL
DWG No	2091
REV	00
SCALE	1:100 @ A1
DATE	23/07/2015
DRAWN	DB
CHECKED	SM
STATUS	For Approval

Do not scale drawings. Use only the dimensions given. The Contractor to check site dimensions and report any variations or omissions to Wilcox and Meilwes. The drawing is Copyright of Wilcox and Meilwes and must not be reproduced or used without explicit permission.

willcoxandmeilwes

RIBA



willcoxandmeilwes

REV.	DATE	DESCRIPTION	DRAWN
00	Sept 15	Issued for Planning	DB

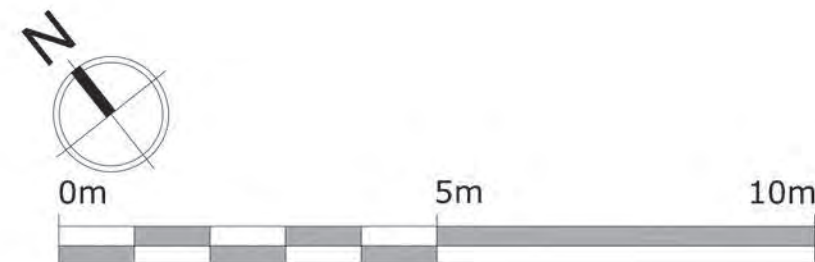
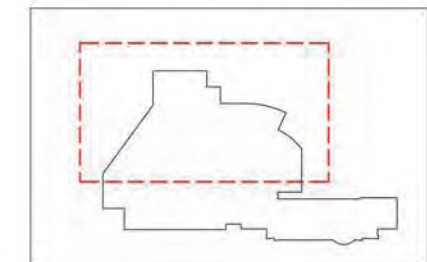
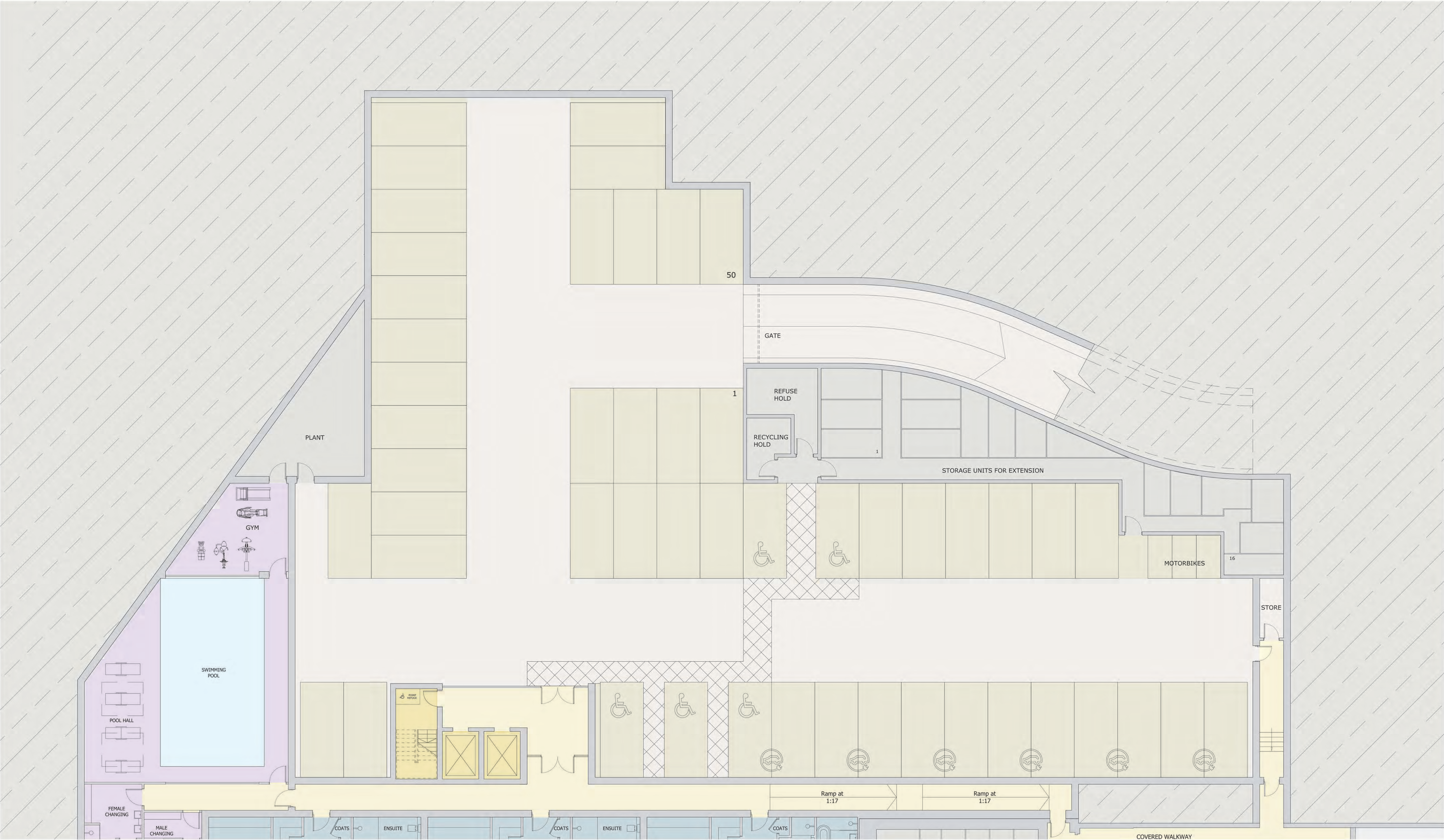
CLIENT Manorgrove Homes (UK) LTD			
PROJECT Harefield Place The Drive, Ickenham			
Castle Hill House, 12 Castle Hill, Windsor, Berkshire, SL5 2PD T: +44 (0) 1753 839460 F: +44 (0) 1753 831113 www.WillcoxandMeilwes.com			

DRAWING TITLE Proposed Basement Plan - 2 of 3			
PROJECT No	DWG TYPE	DWG No	REV
182	PL	2092	00
DATE	DRAWN	CHECKED	STATUS
23/07/2015	DB	SM	For Approval

SCALE 1:100 @ A1	
REV	SCALE
00	1:100 @ A1

Do not scale drawings. Use only the dimensions given. The Contractor to check site dimensions and report any variations or omissions to Willcox and Meilwes. This drawing is Copyright of Willcox and Meilwes and must not be reproduced or used without explicit permission.

RIBA



REV. DATE DESCRIPTION		DRAWN	CLIENT		DRAWING TITLE		PROJECT No		DWS TYPE		DWS No		REV		SCALE	
00	Sept 15	Issued for Planning	DB	Manorgrove Homes (UK) LTD	Proposed Basement Plan - 3 of 3	182	00	PL	2093	00	1:100 @ A1					
				Harefield Place		DATE	23/07/2015	DB	SM	For Approval						
				The Drive, Ickenham												
Do not scale drawings. Use only the dimensions given. The Contractor to check site dimensions and report any variations or omissions to Willcox and Meilwes. This drawing is Copyright of Willcox and Meilwes and must not be reproduced or used without explicit permission.																
															RIBA #	