

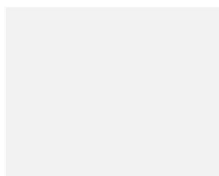
**TFL_PSF_9131 SITE
INVESTIGATIONS: SMALL SITES
INITIATIVE
424 UPPER RICHMOND ROAD,
LONDON, SW14 7JX**

Archaeological Desktop Appraisal

FEBRUARY 2019



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Archaeological Desktop Appraisal

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SUMMARY

An archaeological desk-top review has been carried out for a Transport for London (TfL) disposals site ('the Site') located at 424 Upper Richmond Road in the London Borough of Richmond upon Thames. This involved a review of the Site and a 500m study area using information from publicly held sources. An appraisal was made of the known and potential heritage/archaeological constraints and opportunities at the Site.

There are no scheduled monuments within the Site and there are none within the study area. There are no listed buildings within the Site and three within the study area, East Sheen Filling Station (**LB1**) Christ Church (**LB2**) and railings (**LB3**).

There are no conservation areas or registered parks and gardens within the Site or the study area. There is one archaeological priority area, the boundary of which is located 421m north-east of the Site.

This review has suggested that there is low or moderate potential for buried archaeological remains to survive at the Site. The Site has been occupied with the same domestic and commercial architecture since the early 20th century, therefore, the ground below is not likely to have been disturbed since that period. Although the Site has potential for buried archaeological remains to exist, it not considered likely to be a barrier to development on the Site.

For any future planning application, the potential for below ground remains need to be fully evaluated. The Greater London Archaeological Advisory Service (GLAAS), who advise the local planning authority, would have to be consulted at an early stage in the planning process to determine the historic environment requirements of any application.

1 Introduction

1.1 Background

Arcadis Consulting (UK) Limited (Arcadis) have been commissioned by TfL ('the Client') to undertake an archaeological desk-top appraisal of 424 Upper Richmond Road ('the Site') which is centred on TQ198753.

TfL is aiming to divest a number of small sites to enable prospective regeneration. The objective of the Small Sites Initiative is to provide robust and pragmatic advice that de-risks each of the sites such that unreasonable 'abnormal' development costs are not incurred by developers.

The objective of this archaeology desktop review is to identify the potential of the Site constraints from below ground archaeological remains and above ground heritage assets.

1.2 Scope of Works

The review scope comprised a desk-top search of publicly available information on designated and non-designated heritage assets within a study area of 500m of the Site boundary. Using this information, a brief appraisal of potential heritage/archaeological constraints and opportunities at the Site has been made, focusing on key constraints. The review also highlights when a site should be subject to further detailed assessment to support future planning applications.

1.3 Limitations

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This report has been compiled from a number of sources, which Arcadis believes to be trustworthy. However, Arcadis is unable to guarantee the accuracy of information provided by others. The report is based on information available at the time of production. Consequently, there is a potential for further information to become available, which may change this report's conclusion and for which Arcadis cannot be responsible.

2 Site Overview

The Site is located at Upper Richmond Road (NGR 519839, 175358, TQ198753) in the London Borough of Richmond upon Thames. The Site is set within an urban environment, and it is located at the junction of Upper Richmond Road and Clifford Avenue. The Site is currently occupied by Richmond Hand Car Wash in the northern part of the Site and 424 Upper Richmond Road (Clifford House) which consists of an unoccupied commercial property on the ground floor and a possible domestic property on the first floor of the building. The ground outside of these buildings is tarmacked and used for parking vehicles. The level of the Site ranges between 9.0m AOD – 12.0m AOD.

The bedrock of the Site is the London Clay Formation consisting of clay and silt (British Geological Survey Online Map Viewer, access February 2019). There are superficial deposits of the Kempton Park Gravel Member consisting of sand and gravel (*ibid*).

3 Data Sources

Information on designated and non-designated heritage assets that are located within 500m of the Site were assessed. Designated data was derived from the National Heritage List for England on 12 February 2019. Non-designated data was received from the Greater London Historic Environment Record (GLHER) on the 15 February 2019.

Numbers in brackets in the text are unique identifiers (Project ID. numbers) assigned to heritage assets for the purposes of this report. A list of all heritage assets including relevant archaeological events can be found in Tables 1, 2, and 3. All heritage assets and archaeological priority area (APAs) are shown on Figure 1.

4 Baseline Conditions

4.1 Designated Heritage Assets

There are no scheduled monuments within the Site and none within the 500m study area.

There are no listed buildings located within the Site, and three Grade II are located within the 500m study area. The closest to the Site is no. 567 Upper Richmond Road, the East Sheen Filling Station (**LB1**) located 120m south of the Site. It was listed because it is one of the earliest surviving examples of a purpose-built filling station in the 'American-style' with a canopy and office under a single roof (Historic England Record of Listed Buildings accessed February 12, 2019).

The other two buildings are Christ Church (**LB2**) and its railings (**LB3**), which are located 472m to the south of the Site. The church (**LB2**) was built in 1862-64 by Arthur Blomfield in the Early Gothic style. The building has rag stone walls with ashlar facing and a tiled roof, the south east tower has two tall shafted bell louvers on each side and a pyramid roof. The railings (**LB3**) are contemporary with the church (**LB2**) and are made out of wrought iron with a low zig-zag plate and rosette decoration (Historic England Record of Listed Buildings accessed February 12, 2019).

The Site is not located within an archaeological priority area (APA) but there is one APA within the study area, Mortlake and Barnes (**APA1**) located 421m north-east of the Site. The GLHER did not provide much information on the asset but what is known is that the entire APA is made up of a variety of assets from different time periods, however the majority seem to be built heritage from the Post-Medieval to Modern eras. The only area of the APA within the study area is Lyttleton Playing Fields. As this asset is far from the Site and there are many visual obstructions between them, it is unlikely that any potential development on the Site will have an adverse effect on the asset or its setting.

Whilst APAs do not receive statutory protection they have been identified in the Borough's Heritage Resource Document as areas where potential for below-ground archaeological remains to survive is high and where archaeological investigations are therefore likely to be required. Historic England's website provides more information about APAs and the different levels of sensitivity to development (<https://www.historicengland.org.uk/services-skills/our-planning-services/greater-london-archaeology-advisory-service/greater-london-archaeological-priority-areas/>).

4.2 Non-designated Heritage Assets

There are no non-designated heritage assets within the Site and eight within the study area. These date from the Palaeolithic to the Modern period.

Palaeolithic (500000 – 10001 BC)

There is one non-designated heritage asset of Palaeolithic date (**1**) within the study area. This asset was recorded 375m south east of the Site where an Acheulian cordate hand axe was found. It is presumed that this was found in deep gravel digging on Sheen Common.

Neolithic (4000 – 2201 BC)

There is one non-designated heritage asset of Neolithic date (**2**) within the study area. This asset was recorded 375m south east of the Site where part of a quern of sandstone with a hollow cavity was found. It is likely to have been used in conjunction with a crusher or grinder.

Medieval (1066- 1539 AD)

There is one non-designated heritage asset of Medieval date, the manor and village of Mortlake (**3**). This asset was recorded 375m south east of the Site. The manor of Mortlake is described in the Domesday Book of 1086 as part of that of Wimbledon. It records 90 villagers and 18 small holders worked land owned by the Archbishop of Canterbury. The Manor included a church and two mills. The village began small but grew in significance in the late Medieval period.

Post Medieval – Modern (1900AD – Present)

There are three non-designated assets of Post-Medieval to Modern date (**4**, **5**, **6**). Hammersmith New Cemetery (**4**) is located 516m north-east from the Site. It was founded in 1926 and contains a single Gothic brick chapel and lodge and is also the location of Mortlake Crematorium which was built in 1939.

Tangier Green (**5**) is located 137m north-east of the Site and was developed around 1900 primarily as a children's playground surrounded by mature trees. It underwent refurbishment in 2002 and later in 2005.

North Sheen Cemetery/ Fulham New Cemetery (**6**) is located 499m north-east of the Site. It was founded in 1926 and contains a red brick chapel from 1929 and a small lodge. The chapel sustained bomb damage during the Second World War and received new windows after the war. The Cemetery also contains memorial gardens which commemorate both world wars and an additional more generic memorial garden. The original boundary railings of the cemetery and its stone gate piers and ornamental gates have been maintained.

There are several locations that are seen as contributing to the historic landscape character. These are made up of domestic, commercial and communal locations that are seen as contributing to the overall character of the area.

A brief appraisal of OS historic mapping shows that by 1850 the Site was unoccupied greenspace on the north side of Upper Richmond Road. By 1868 – 1869, the Site had been planted with trees and appears to have been part of the wider property of Stonehill Lodge. By 1896, several buildings had been built to the west of the Site while the Site itself was still covered in trees. By 1913, the Site contained a residential property as well as a Police Call Box and a Letter Box. By 1935, an additional structure had been added but it is unclear if this was residential or commercial. By 1952-60, the structure in the north had expanded south and abutted the domestic building. There do not appear to have been any major structural changes to either of the properties in the Site since 1952-60 until the present day.

During World War II the Site was located in the Municipal Borough of Barnes, which recorded 282 High Explosive Bombs with a bombing density of 102.4 bombs per 405 hectares. Records indicate that several bombs fell in close proximity to the Site.

The Site is identified as being close to the location of High Explosive Bomb damage from between Oct. 7, 1940 and June 6, 1941 (WW2 Bomb Census, access February 2019). The present-day address for the location of this damage is Upper Richmond Road West, East Sheen, London (ibid).

4.3 Previous Archaeological Events

Archaeological investigation has taken place within the wider study area in the form of a Desk Based Assessment (**EV1**). This study consisted of compiling a strategic economic and environmental assessment of works needed to upkeep the Thames tidal defences at the Mortlake embayment with a wider search area up to 289m north-east from the Site.

Table 1: Designated Heritage Assets within the 500m Study Area

Project ID	Asset Name	Designation Grade	NHLE Entry Number
LB1	East Sheen Filling Station	Grade II	1406667
LB2	Christ Church	Grade II	1080841
LB3	Railing to Christ Church	Grade II	1080842

Table 2: Non-designated Heritage Assets within the 500m Study Area

Project ID	Asset Name	Site Type	Period	GLHER Number
1	Sheen Common	Find Spot- Axe	Palaeolithic	MLO11230
2	East Sheen	Find Spot - Quern	Neolithic	MLO19009
3	Mortlake	Manor, Village	Medieval	MLO72096
4	Clifford Avenue/Mortlake Road [Hammersmith New Cemetery]	Cemetery	Modern	MLO103982
5	Tangier Road [Tangier Green]	Park	Post Medieval to Modern	MLO104129
6	Lower Richmond Road/Mortlake Road [North Sheen Cemetery]	Cemetery	Modern	MLO69033
APA 1	Mortlake and Barnes	Archaeological Priority Area	Prehistoric - Modern	DLO33477

Table 3: Archaeological Events within 500m Study Area

Project ID	Event Name	Event Date	Event Type	GLHER Number
EV1	Mortlake [Thames Tidal Defences, Mortlake Embayment] London	2004	Desk Based Assessment	ELO5690

5 Key Constraints and Risks

Since the Site has been occupied with the same domestic and commercial architecture since the early 20th century the ground below is not likely to have been disturbed after that period in which the buildings were constructed. Although the Site has potential for buried archaeological remains to exist, these heritage assets are not considered likely to be a barrier to development on the Site. This review has established a likely low to moderate potential for buried archaeological remains to survive at the Site dating from the Prehistoric to the Post-Medieval periods.

In summary, there are no designated assets within the site. There are three designated assets within the study area, the nearest of which is (**LB1**) East Sheen Filling Station. No physical impact is likely to occur to the asset or to its setting, this is because there is no visibility between (**LB1**), its setting and the Site as it is surrounded by an apartment block.

There is one archaeological priority area (**APA1**), the boundary of which is located far to the north-east of the Site and there is no direct relationship between the Site and the assets included in the APA. Additionally, it is unlikely that work on the Site will have a physical impact on the historic landscape character of the area.

For any future planning application, the potential for below ground remains need to be fully evaluated.

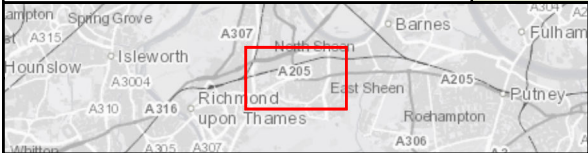
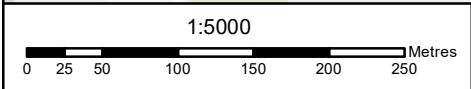
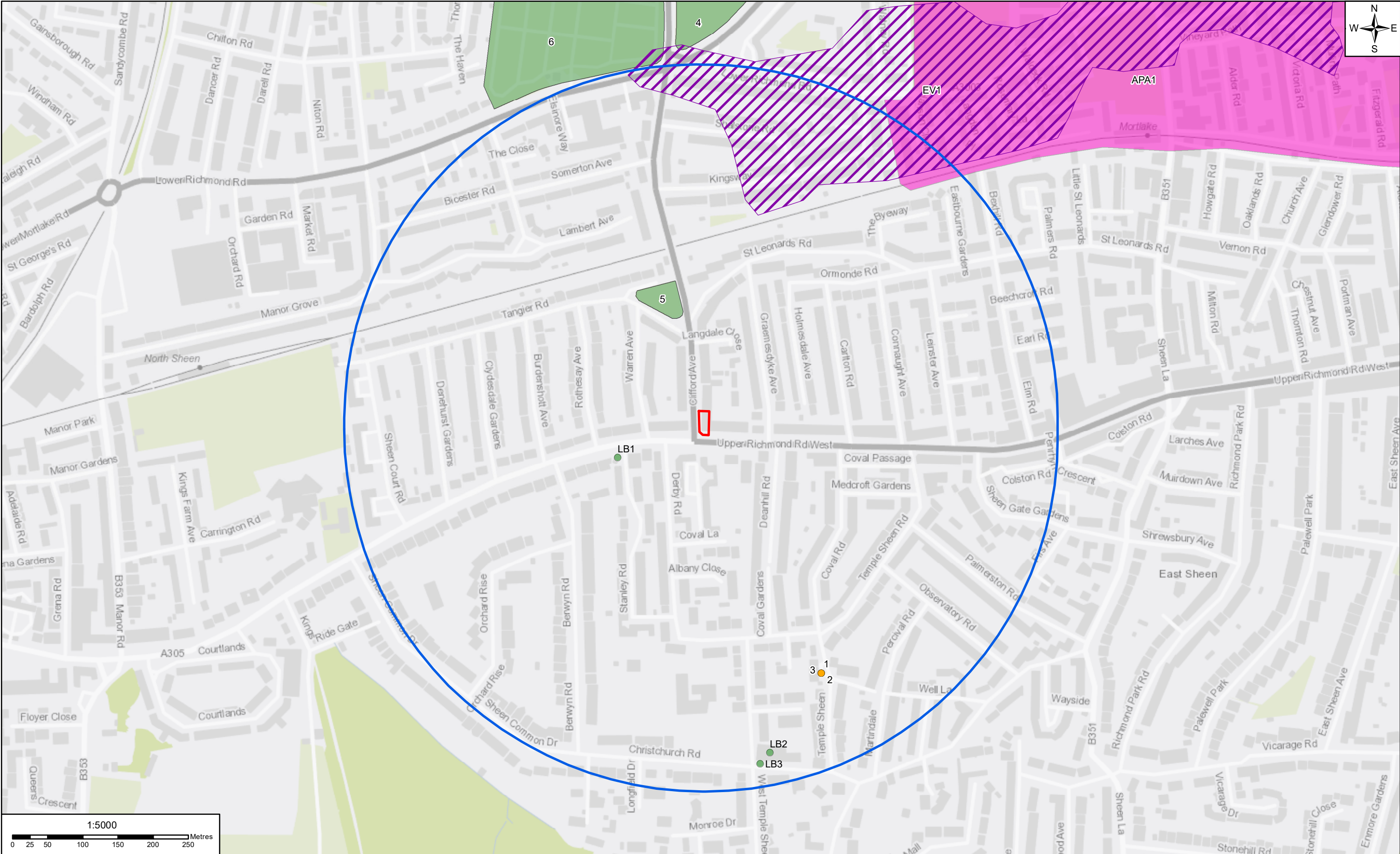
6 Recommendations

It is recommended that Greater London Archaeological Advisory Service (GLAAS) are consulted at the earliest possible stage for any planning application. Any application for development may well require a full archaeological desk-based assessment in advance of any planning application. GLAAS would be able to advise if any field investigations such as trial trenching are required to inform the planning submission.

Additionally, considering the property located on the Site it is recommended that any future applicant consult with the London Borough of Richmond upon Thames' Council at an equally early stage in the planning process. The structure is an example of early 20th century housing that is not well represented in the surrounding area and measures to mitigate its refurbishment or removal may be required in line with local and national planning policies.

FIGURES

Figure 1: Designated and non-designated heritage assets within study area



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REV	Date	Description	Drawn	Check	Approv
01	25/02/19	Initial Issue	MS	JN	JG

- LEGEND:**
- Redline
 - 500m Buffer
 - Listed Buildings
 - Non-Designated Assets
 - Non-Designated Assets
 - Archaeological Events
 - Archaeological Priority Area

Client



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PRELIMINARY/CONFIDENTIAL

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TFL PHASE 2 SITE INVESTIGATIONS
SMALL SITES INITIATIVE

TITLE:

10024781-ARC-08-XX-RP-YY-0001-01
ARCHAEOLOGY DESKTOP REVIEW

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