

TFL PHASE 2 SITE INVESTIGATIONS: SMALL SITES INITIATIVE

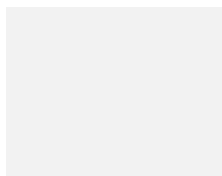
LAND AT ATKINS ROAD, CLAPHAM, SW12 0AW

10024781-ARC-14-XX-RP-YY-0001-01-Archaeological Desktop Appraisal

FEBRUARY 2019



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Archaeology Desktop Appraisal

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SUMMARY

An archaeological desk-top review for a parcel of land has been carried out at Atkins Road ('the Site') in the London Borough of Lambeth. This involved a rapid information-gathering and review of the known historic environment resource within the Site and a 500m study area around it, using information from publicly held sources. A brief summary of potential heritage/archaeological constraints and opportunities at the Site has been made, based on the data sources reviewed.

There are no designated assets or archaeological priority areas within the Site but there are eight listed buildings, three conservation areas and one archaeology priority area (APA) within the study area. Only one of these assets: 126 Atkins Road, a Grade II listed building has views to and from the Site. The other assets are either too far away or screened from view by buildings or well-established vegetation.

The data provided by the Greater London Historic Environment Record (GLHER) and Lambeth Council revealed that there are no non-designated asset or locally listed buildings within the Site but there are 20 non-designated assets and three locally listed building within the study area. It's likely that two of these assets, 1830's and Late 1950's Clapham Park Housing Estate, has the potential to be directly affected by any future development within the Site. The other assets are too far away or not within inter-visibility.

The archaeological events (records from previous archaeological assessments, investigations or mitigation) within the study area give little weight to the archaeological potential for the Site. The GLHER data does not reveal much information on the known archaeology within the Site. However, a lack of Modern development means any unknown remains present in the Site could have survived well.

For any future planning application, the Greater London Archaeological Advisory Service (GLAAS) should be consulted before proceeding with any submission. They might recommend a full archaeological desk-based assessment (DBA) for the Site to support an application, possibly with the results of an intrusive investigation to establish the presence, significance and extent of any remains. The built heritage located within close proximity to the Site, both designated and non-designated, makes the likelihood high that any future planning submission will have to take into account the setting of these assets and possibly even building conservation considerations.

1 Introduction

1.1 Background

Arcadis Consulting (UK) Limited (Arcadis) have been commissioned by Transport for London ('TfL') 'the Client' to undertake an archaeological desk-top appraisal at the Site.

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 development costs are not incurred by developers.

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

1.2 Scope of Works

The scope of the review is to carry out 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, an 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 any future planning application.

1.3 Limitations

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2 Site Overview

The Site is located along the southern edge of Atkins Road, Lambeth at grid reference TQ297737. The Site is bounded by a pathway along Atkins Road to the north, Scrutton Road and a fence to the west, a pathway and a fence to the east and Scrutton Close to the south. The Site currently contains an area of greenery with several trees and a hedge along the north edge. The topography of the Site is flat with slight undulations, the eastern end is raised slightly with a gentle southern slope, and measures c.30m AOD.

The geological bedrock of the Site is London Clay Formation, a mixture of clay and silt. The Site has the potential of having a Head superficial deposit of clay, silt, sand and gravel (<http://mapapps.bgs.ac.uk/geologyofbritain/home.html>).

3 Data Sources

Information on designated and non-designated heritage assets that are located within 500m of the Site were collated. Designated data was derived from the National Heritage List for England on 12th of February 2019. Non-designated data was received from the Greater London Historic Environment Record (GLHER) on the 19th of February 2019. Information on conservation areas and locally listed buildings was obtained from Lambeth Council's website (<https://www.lambeth.gov.uk/planning-and-building-control/building-conservation/conservation-area-profiles-guide> and https://www.lambeth.gov.uk/sites/default/files/pl-local-list-070417_1.pdf).

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 and 2. All heritage assets, archaeological priority areas (APAs) and conservation areas are shown on Figure 1 and 2.

4 Baseline Conditions

4.1 Designated Heritage Assets

There are no scheduled monuments, registered parks and gardens, registered battle fields or world heritage sites within the Site or its study area. There are no listed buildings or conservation areas on the Site but there are eight Grade II listed buildings (**LB1-8**) and three conservation areas (**CA1-3**) within the study area.

Listed Buildings

The closest to the Site, 29m to the south west, is no. 126 Atkins Road (**LB4**). The building is mid-19th century three storey villa with white stucco walls. The low-pitched roof is hipped and clad in slate with deep eaves soffits. The windows are sashed with moulded architraves and cornices with brackets on the cills of the ground and first floors. The entrance way to the property has nine steps with side walls which lead up to a glazed double door with plain fan light within an enclosed porch which has a round arched opening. The building is now a school.

To the south of the Site are three listed buildings (**LB1**, **LB3**, **LB7**). The first is no. 24 Thornton Road (**LB3**), located 260m from the Site, which is a mid-19th century three storey villa with white stucco walls built by Thomas Cubitt. The low-pitched roof is hipped and clad in slate and has a deep modillioned eave soffits above moulded cornices. The moulded window architraves on the ground and first floor have cornices and the ground floor has projecting cills on console brackets. The central door way has a large projecting porch with filled sides and a balustrade wall around edge. The door itself is flanked by pilasters and rectangular fanlight. Further along Thornton Road, 331m from the Site, is St Bedes Roman Catholic Primary School (**LB7**) which is almost exactly the same as no. 24 (**LB3**).

The third listed building to the south, 495m, of the Site is nos. 138 and 140 New Park Road (**LB1**). The semi-detached properties were constructed in 1835 by William Eicke in a modified Gothic style. The two-storey buildings have white or light-coloured stucco walls with incised line decoration with three irregular windows on the front elevation. The high-pitched roofs are clad in slate with several gable ends, some have carved and pierced bargeboard cladding. No. 138 differs from no. 140 as it has a panelled door with studded rail in a Tudor arched door way under a hoodmould in a projecting one storey battlement bay with diagonal buttresses. No. 140 has a modern door within a gable wooden porch and some half timbering to the porches gable ends.

To the east of the Site are three listed buildings (**LB5**, **LB6**, **LB8**). The first, Brashiers Cottage (**LB8**), is 410m from the Site and is described as a painted white brick building with a pyramid roof clad in slate. The property can be seen on an 1841 tithe map of the area, but its construction date is unknown. The two-storey building is now L shaped due to 19th and 20th century extensions which are in keeping with the original building. The main interest in this building is its largely unaltered interior which contains a stair case with cast iron newel and mahogany stick balustrade. The hallway is panelled all the way to the upper floors ceiling which is moulded, the ground floor rooms and first floor bedrooms are likewise decorated. The living room has a thick banded ceiling mould with architraves, the motifs here can also be seen in the bedrooms. Many of the rooms have their original fire places.

The second listed building is nos. 67 and 69 New Park Road (**LB6**) located 412m from the Site. The semi-detached buildings are two storeys tall with white or light-coloured stucco walls with incised lines. The roofs are low-pitched, hipped and clad in slate. Both properties would have, at one time, been shops, only no. 67 still retains its shop front with its canted oriel shop window with fascia and dentil corning which continues over the door with reeded pilasters and head. The door way has a low rectangular fanlight with original glazing.

The last listed building to the east of the Site, Richard Atkins Junior and Infant Mixed School (main building, **LB5**), located 423m from the Site, is a large building constructed by T B Bailey in 1897. The red brick with stone dressing property has five front bays over three storeys, each with a cornice. The first floor has a blind arcade enclosing tall windows, the top floor windows are surmounted by a shaped parapet. There are flanking six storey stair case towers which are crowned by concave pyramids roofs and corner turrets.

There is only one property located to the north of the Site (497m), Victoria House at no. 84 Kings Avenue (**LB2**). The asset is described as a three-storey villa designed by Thomas Cubitt in 1840, it was once leased

to Sir William Napier and later to music hall star Vesta Victoria. The building has been altered over the years but still retains its white stucco walls with incised lines. The low-pitched roof is clad in slate with end chimney and central raised glazed small attic window. The eaves have soffits with modillions. The windows have architraves, some are sashed, some have casements. The first floor windows have cornices and segmental pediments. The central projecting porch way has pilasters, entablature and balustrade wall, leading up to the door are five steps and side walls.

No. 126 Atkins Road (**LB4**) has setting and views that could be directly affected by an application for development within the Site. This is owing to its proximity and Site inter-visibility. The other listed buildings are either too far away or are screened from view by well-established vegetation and Modern buildings.

Conservation Areas

Two of the conservation areas, Oaklands Estate (**CA1**) and La Retrait (**CA2**), are located towards the periphery of the study area and are less pertinent to this assessment. The third, Hyde Farm Conservation Area (**CA3**), is located much closer to the Site, 261m to the south west. The area comprises of a series of 19th century Tyneside Flats which can be easily identified as they have more than one front door in each entrance porch. The flats are disguised as houses which appealed to the Victorian white-collar workers. The Hyde Farm Estate was developed by Earnest Hayes Dashwood and all the properties were for rent and not sale, which was unusually at this time. The two storey flats are fairly uniform with red brick elevations and boundary walls, detailing comes in the form of sandstone dressing. There are full extent bay windows which differ within the conservation area, for example the windows can be bayed, bow, box or canted. The roofs are clad in slate.

Oaklands Estate (**CA1**) is located 448m to the north west of the Site. The flat complex was designed by E P Wheeler, who was responsible for much of the inter-war public housing estates in London. The Estate was one of the first to be subsidised by the Government under the Housing Act of 1935 which was introduced to relieve overcrowding. Wheeler designed the Estate in a 'Cunard Ocean Liner Style' with strong sweeping balconies which curve around the front façade and contains multi-grey brick work with red brick dressing around the windows.

The last conservation area is La Retrait (**CA2**), 483m to the west of the Site. The area was designated due to the 19th century buildings around La Retrait Convent and Roman Catholic Girls School. The area has suffered from Modernisation and many of the original buildings have been lost. Those that have survived are Victorian era villas and cottages and the red brick with stone dressing buildings designed by R J Thompson.

None of the conservation areas will be impacted by the Site as they are too far away and are screened from view by buildings and well-established vegetation.

Archaeological Priority Area

The Site is not located within an archaeological priority area (APA), however there is one APA within the study area, Brixton Hill (**APA1**), located 436m to the east. This APA represents the Medieval village of Brixton Hill. Little information is known about this asset.

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. Archaeological investigations to determine planning applications 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 20 recorded within the study area dating from the Prehistoric to the Modern periods. Three of these assets (**8, 9, 12**) provided by the GLHER had no information aside from locational point data. Interpretation of these assets is difficult, so they have not been discussed below but they do appear in Figure 2.

Prehistoric (BC500,000-AD42)

Within the study area there is one non-designated heritage assets of Prehistoric date, a findspot of a worked flint (**2**), found 317m north west of the Site.

Roman (AD43-410)

Within the study area there is one non-designated heritage assets of Roman date, a findspot of Roman tile and pottery (**3**) found 317m northwest of the Site.

Medieval (AD410-1540)

Within the study area there are four non-designated heritage assets of Medieval date (**4, 18, 19, 20**). Three of these are roads (**18, 19, 20**) and are believed to have originated in the Medieval period. These are New Park Road (**18**), Morrish Road (**19**) and Bedford and Lyham Road (**20**). All of these assets are located in the eastern part of the study area with the closest being New Park Road (**18**), 293m from the Site.

The fourth asset is a finds assemblage of tile and pottery (**4**), found 317m north west of the Site.

Post Medieval (AD1540-1901)

Within the study area there are six non-designated heritage assets of Post Medieval date (**1, 5, 6, 10, 11, 17**). All of these assets are buildings, former buildings or associated with buildings.

A farmhouse also known as Black's House (**1**) is located 433m west of the Site. A pit (**5**) and a bedding trench (**6**), both traces of 18th/19th century garden features, were discovered during an evaluation located 317m northwest of the Site. The next asset was location of the former Lonsdale House Hospital (**10**, red building seen in Figure 2) a hospital for soldiers wounded during World War One, located 380m north west of the Site. The hospital has since been demolished and the land is now occupied by Poynders Gardens housing estate. The Church of All Saints (**11**, pink building seen in Figure 2), constructed in 1858-1859 by Talbot Bury and Hering is located 461m northeast of the Site. The structural remains of villas, gardens and terraced houses of the 1830's Clapham Housing Estate (**17**, dark purple buildings seen in Figure 2) are located c.330m north and south east of the Site.

Modern (AD1901-Present)

Within the study area there are four non-designated heritage assets of Modern date (**13, 14, 15, 16**), all of which form part of the Clapham Park housing estate. A number of red brick four-five storey housing blocks constructed in the 1930s (**13**, dark blue buildings seen in Figure 2) are located on the c.132m east of the Site. A number of housing blocks (**14**, light green buildings seen in Figure 2) were all constructed between 1951-55, generally three to six storeys high and of considerable variety in style and design, are located c.80m north, east and south east of the Site. Several late 1950s housing blocks (**15**, dark green buildings seen in Figure 2) are located within close proximity, 15m south, to the Site, and found further away c.100 and c.300m north, east and south east of the Site. A number of 1970's housing blocks (**16**, light purple buildings seen in Figure 2), including two showing brutalist movement influences, are located c.100m to the north and south east of the Site.

Only two of these assets have the potential to be impacted by the Site as they are within inter-visibility, 1830's Clapham Park Housing Estate (**17**) and Late 1950's Clapham Park Housing Estate (**15**). The others are either too far away or are screened from view by well-established vegetation or buildings.

Unknown

Within the study area there is one non-designated heritage assets of unknown date (**7**). This consisted of deposits interpreted as a ploughsoil of mixed origin, overlain by garden soils. This was located 317m north west of the Site.

Locally Listed Buildings

There are no locally listed buildings on the Site but there are three (**LLB1-3**) within the study area. The first is a red and black Edward VII post or pillar box (**LLB1**), which is a rare piece of street furniture. The asset is located 299m to the south west of the Site.

The second is the Hand in Hand Public House (**LLB2**) located on the corner of New Park Road and Morrish Road, 430m to the east of the Site. This building is a Neo-Georgian style corner property with silver and blue tiles on the ground floor (now painted over) with timber casements and doors in the Modern style. The upper floors are constructed in red brick with sash windows and some Modern detailing. The interior of the property retains several original features such as the art deco cornices, arch forms and wooden panelling and matching bar.

The third asset, the former Salem Baptist Chapel (**LLB3**), is located 283m south east of the Site. The building is still a chapel but now known as the New Park Road Baptist Church and Hall. The property, built in 1842, is symmetrical with a gault brick façade and pediments. The contemporary adjacent hall mirrors the chapel.

None of these locally listed assets will be impacted by the Site as they are not within inter-visibility.

Historical Maps

A brief historical map regression exercise was conducted to establish if there have been any impacts from past occupation or industrial activities on the Site. These impacts could have a bearing on the presence and survival of archaeological remains within the Site. The websites used for this exercise were the 'Old Maps' website (<https://www.old-maps.co.uk/#/>), a free internet resource, and the National Library of Scotland's online historical map catalogue (<https://maps.nls.uk/>).

The earliest maps of the area, OS Town Plan London 1850 1:5,280 shows that the Site was part of a large triangular field. Atkins Road immediately north was already established. By 1874-75 the triangular field had become a plush housing estate with large houses and arched drive ways coming off the main road. The area had extensive gardens with parkland. The area remained the same over the years until the mid-1940's when some roads were constructed in the triangular area and some of the large houses were demolished and replaced by terraced housing. The Site, however, retained its large houses and drive ways. These were then removed by the mid-1950's when the Site became part of a large open area. By the late 1950's the open area was infilled with an L-shaped flat complex, the Site itself was not built upon but the boundaries were established. The Site remained the same from this date until the present.

The map regression shows that there has been no Modern impact on the Site, this could indicate that any below ground archaeological remains could survive well.

According to 'Bomb Site' (<http://bombsight.org/#>) - a website dedicated to the recording of bombs dropped during WWII, several high explosive bombs were dropped near to the Site, to the north, east and south. It is not clear how these devices affected potential archaeological remains in the Site.

Historic Landscape Character

Historic landscape character (HLC) is a systematic way of identifying and mapping different characteristics of land use. This can lead to the recognition of distinctive regional or local identity and help with planning and strategy policies to retain and preserve local character. According to the data provided for GLHER the Site is located within a large area of residential development known as Streatham Hill North. To the north of the Site is Clapham Park and Clapham Park New, two areas recognised for Georgian residential villas. To the east is Clapham and Brixton, another area of residential properties. To the south west is Streatham Main, an area of previous farmland which has now been converted for domestic use. To the west is Limerick Close and to the north west is an area of Clapham and Brixton Main, both areas are residential in nature. None of these HLC's have any immediate bearing on the Site or its archaeological potential.

4.3 Previous Archaeological Events

No archaeological investigations ('events') have taken place within the Site but six (**EV1-6**) have been conducted in the study area. The closest to the Site (44m to the west) is a heritage statement (**EV3**) conducted at no. 126 Atkins Way. This was for building work on the property. The event has little bearing on the archaeological potential of the Site.

To the north, two archaeological events have taken place (**EV1, EV6**). The first was a watching brief (**EV1**), located 205m from the Site, which revealed multiple walls associated with an early 19th century building from Thomas Cubbits estate. The second was trial trenching (**EV6**) located 328m from the Site. The trial trenches also revealed the remains of Thomas Cubbits estate but no earlier features.

To the east of the Site are three events (**EV2, EV4, EV5**). The first was a watching brief (**EV2**) at Chale Road, 402m from the Site, where no archaeological remains or artefacts were encountered. The second was a desk-based assessment (**EV4**), 432m from the Site, but no information was provided by the GLHER on this event. The last event was trial trenches (**EV5**), 393m from the Site, which revealed no significant archaeological features or artefacts.

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

Project ID	Asset Name	Designation Grade	NHLE Entry Number
LB1	138 and 140 New Park Road	Grade II Listed Building	1065013
LB2	Victoria House	Grade II Listed Building	1080364
LB3	24 Thornton Road	Grade II Listed Building	1081068
LB4	126 Atkins Road	Grade II Listed Building	1263704
LB5	Richard Atkins Junior and Infant School, main building	Grade II Listed Building	1320459
LB6	67 and 69 New Park Road	Grade II Listed Building	1357897
LB7	St Bede's Roman Catholic Primary School	Grade II Listed Building	1357959
LB8	Brashiers Cottage	Grade II Listed Building	1390764
CA1	Oakland Estate	Conservation Area	n/a
CA2	La Retrait	Conservation Area	n/a
CA3	Hyde Park Estate	Conservation Area	n/a
APA1	Brixton Hill	Archaeological Priority Area	DLO35580

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

Project ID	Asset Name	Site Type	Period	GLHER Number
LLB1	Post Box	Locally listed building	Modern	
LLB2	Hand in Hand Public House	Locally listed building	Modern	

Project ID	Asset Name	Site Type	Period	GLHER Number
LLB3	Salem Baptist Church	Locally listed building	Modern	
1	New Park Road	Monument (Farmhouse)	Post Medieval	MLO11406
2	8 Clapham Manor St (Adjacent to)	Findspot	Prehistoric	MLO60010
3	8 Clapham Manor St (Adjacent to)	Findspot	Roman	MLO60011
4	8 Clapham Manor St	Findspot	Medieval	MLO60015
5	8 Clapham Manor St (Adjacent to)	Monument	Post Medieval	MLO60016
6	8 Clapham Manor St (Adjacent to)	Monument	Post Medieval	MLO60017
7	8 Clapham Manor St (Adjacent to)	Monument	Unknown	MLO60018
8	Chale Road SW2	No Evidence	n/a	MLO63208
9	Streatham Place / New Park Road, Steatham Hill	No Evidence	n/a	MLO97914
10	Poynders Road, (N0 22), Clapham Park, {Lonsdale House Hospital during World War One}	Monument	Post Medieval to Modern	MLO107089
11	Lyham Road [Church of All Saints], Lambeth {site of 19th century church}	Monument	Post Medieval to Modern	MLO88660
12	Streatham Place / New Park Road, Steatham Hill	No Evidence	n/a	MLO97914
13	Clapham Park housing estate, Lambeth, {1930s housing blocks}	Monument	Modern	MLO99331
14	Clapham Park housing estate, Lambeth, {1951-55 housing blocks}	Monument	Modern	MLO99332
15	Clapham Park housing estate, Lambeth, {1955-1960s housing blocks}	Monument	Modern	MLO99333
16	Clapham Park housing estate, Lambeth, {1970s brutalist housing blocks}	Monument	Modern	MLO99334
17	Clapham Park estate, Lambeth, {site of 1830s villas, gardens and terraced houses}	Monument	Post Medieval to Modern	MLO99337
18	New Park Road/Emmanuel Road, Streatham Hill, Lambeth	Monument	Medieval to Modern	MLO13557

Project ID	Asset Name	Site Type	Period	GLHER Number
19	Morrish Road, Streatham Hill, Lambeth	Monument	Medieval to Modern	MLO23344
20	Bedford Road/Lyham Road, Clapham Park, Lambeth	Monument	Medieval to Modern	MLO23345

Table 3: Archaeological Events within 500m Study Area

Project ID	Event Name	Event Date	Event Type	GLHER Number
EV1	Kings Avenue/Poynders Road, Clapham Park, Lambeth	2012	Watching Brief	ELO13239
EV2	Chale road	Unknown	Watching Brief	ELO1603
EV3	126 Atkins Road	2013	Heritage Statement	ELO13195
EV4	New Park Road	Unknown	Desk Based Assessment	ELO2304
EV5	Streatham Place and New Park Road, [Land at the Junction], Streatham Hill	2005	Trial Trench	ELO6135
EV6	Clapham Park Housing Estate, Lambeth	2007	Trial Trench	ELO7549

5 Key Constraints and Risks

In summary, there are no designated assets or archaeological priority areas within the Site but there are eight listed buildings, three conservation areas and one archaeology priority area within the study area. Only one of these assets; 126 Atkins Road (**LB4**), a Grade II listed building has an obvious potential to be affected by any future planning application for development within the Site. The other assets are either too far away or are screened from view by buildings or well-established vegetation.

There are no non-designated asset or locally listed buildings within the Site but there are 20 assets and three locally listed building within the study area. Only two of these assets have the potential to be impacted by the Site as they are within inter-visibility, 1830's Clapham Park Housing Estate (**17**) and Late 1950's Clapham Park Housing Estate (**15**).

The archaeological events within the study area offers little evidence for the archaeological potential of the Site.

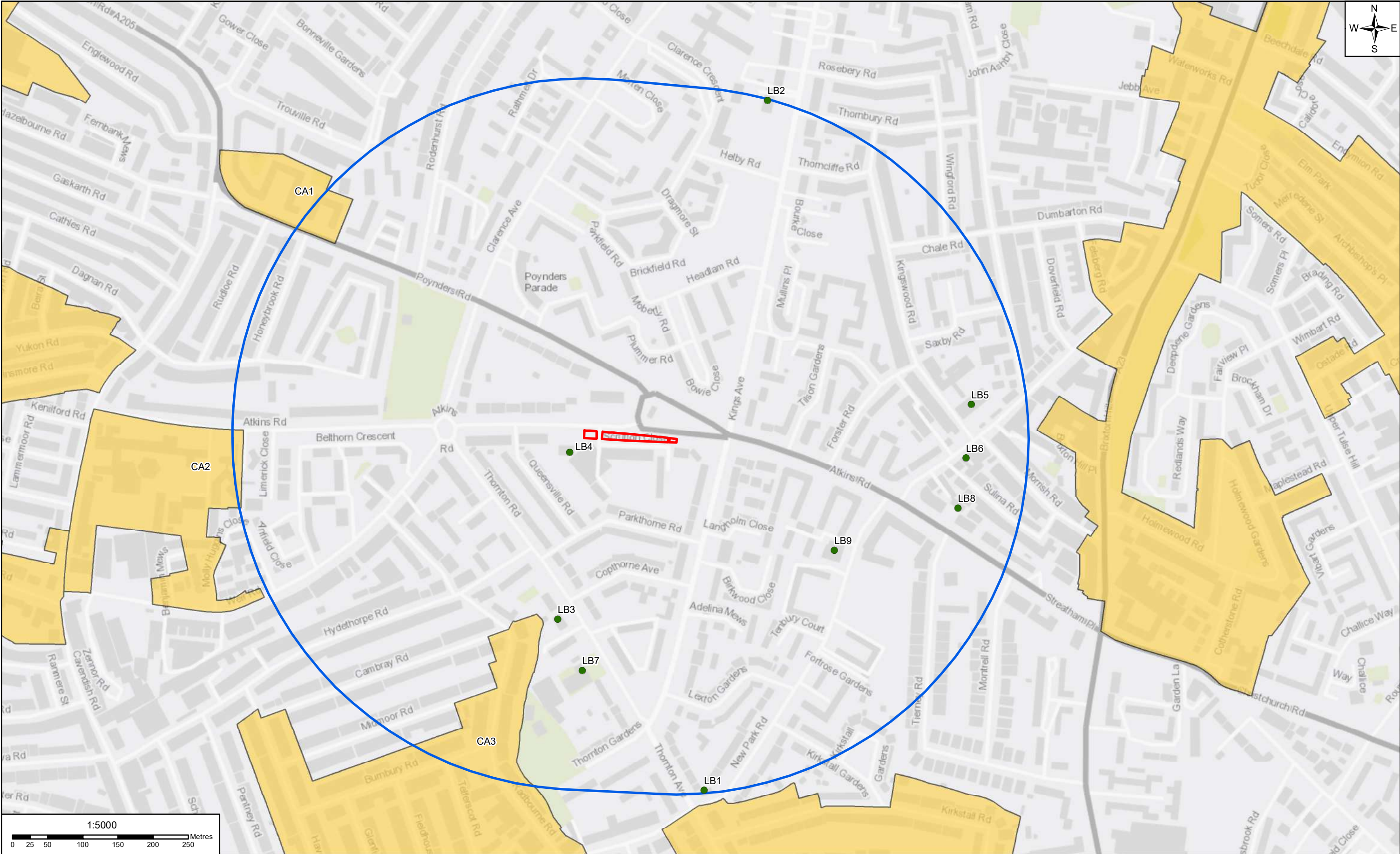
The non-designed archaeological evidence provided by the GLHER indicated that there could be a low potential for archaeological remains to be on the Site for all time periods, though this might result from an absence of evidence, rather than being evidence of an absence of archaeology. However, due to the apparent lack of Modern development impacts on the Site, archaeological remains, if present, could have survived quite well on the Site.

6 Recommendations

For any future planning application, the Greater London Archaeological Advisory Service (GLAAS,) who advise the local planning authority, would have to be engaged early in the planning process. Such engagement would determine the need for, and scope of, archaeological inputs to support planning submissions. GLAAS might recommend a full archaeological desk-based assessment (DBA) for the Site as well as archaeological investigation. The DBA would have to include a specific archaeological site walkover, relevant documentary research, a map regression exercise as well as preparation of distribution maps showing designated and undesignated heritage assets. The archaeological evaluation, if required, would likely consist of a programme of trial trenching and subsequent reporting. If heritage assets of significance are encountered during the evaluation stage, there may be a requirement for archaeological mitigation. Should it be necessary, this requirement would be dealt with through a condition of planning consent. Due to the built heritage located within close proximity to the Site, no. 126 Atkins Road (**LB4**) and 1830's (**17**) and Late 1950's Clapham Park Housing Estate (**15**), it is possible that an impact statement or statement of significance may be required.

FIGURES

Figure 1



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LEGEND:

- Redline
- 500m Study Area
- Listed Buildings
- Conservation Areas

Client

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Checked	J.Norman	Date 25FEB19	Signed
Approved	J. Goad	Date 25FEB19	Signed
Scale:	1:5000	Datum:	AOD
Original Size:	A3	Grid:	OS
Suitability Code:	S2	Project Number:	10024781

PROJECT:

TFL - SMALL SITES

TITLE:

10024781-ARC-14-XX-RP-0001-01
ARCHAEOLOGICAL DESKTOP
REVIEW

ARCADIS

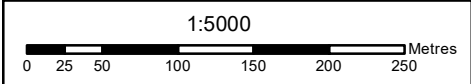
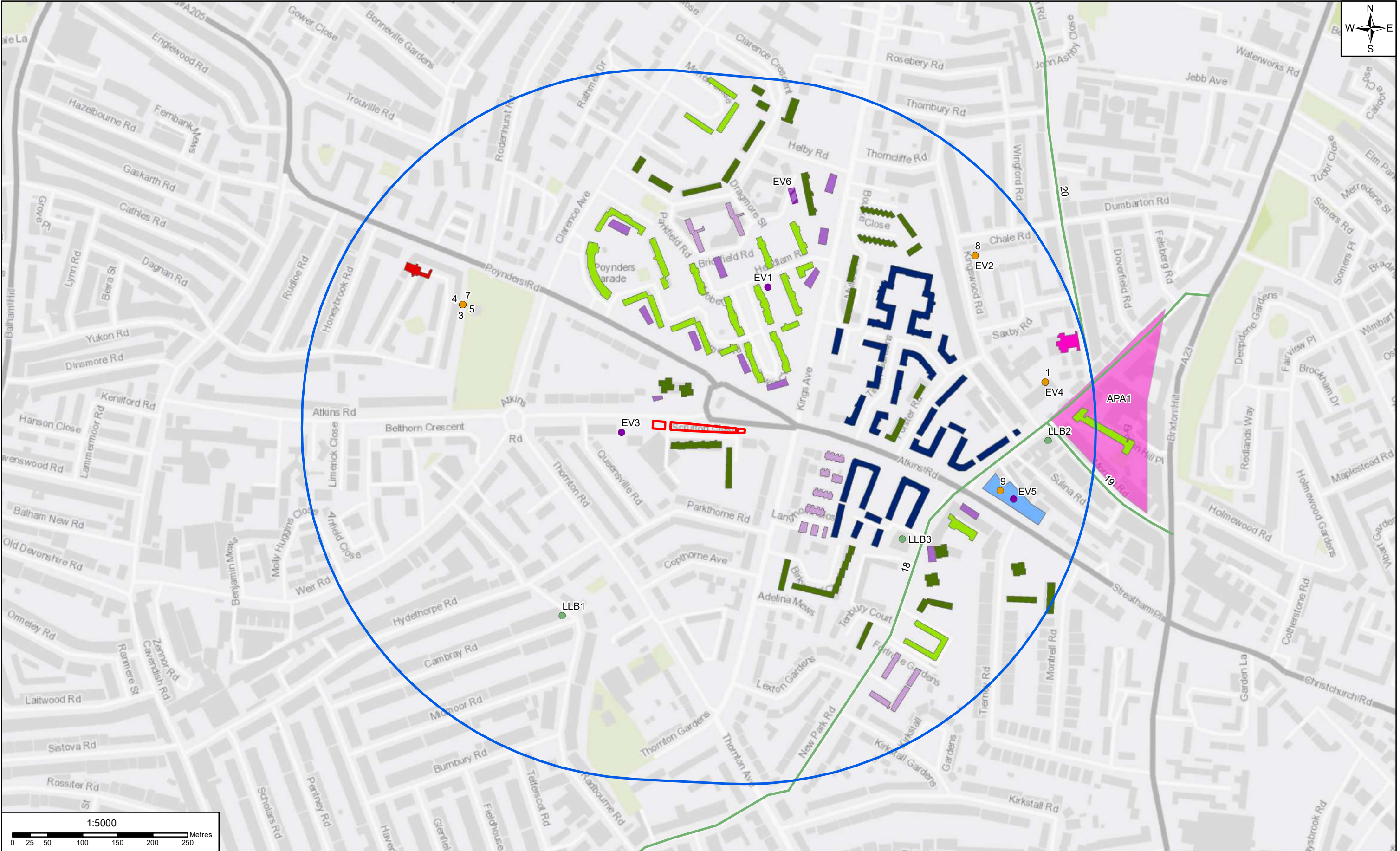
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Issue

01



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

LEGEND:	Non-Designated Built Heritage
Redline	Poynders Road
500m Study Area	All Saints Church
Locally Listed Buildings	Streatham Place
Non-Designated Assets	1930's Clapham Park Housing Estate
Archaeological Events	Early to Mid-1950's Clapham Park Housing Estate
Non-Designated Assets	Late 1950's Clapham Park Housing Estate
Archaeological Events	1970's Clapham Park Housing Estate
Archaeological Priority Areas	1830's Clapham Park Housing Estate

Client

Transport for London

TRANSPORT FOR LONDON
55 Broadway
Corporate Finance, 6th Floor
London, SW1H 0BD
United Kingdom
Phone: 44-343-7222-5600
Fax: 44-800-112-3456
Web url: www.tfl.gov.uk

Suitability Description:			
PRELIMINARY/CONFIDENTIAL			
Designed	A.Latham	Date 25FEB19	Signed
Drawn	M.Shetye	Date 25FEB19	Signed
Checked	J.Norman	Date 25FEB19	Signed
Approved	J. Goad	Date 25FEB19	Signed
Scale:	1:5000	Datum:	AOD
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PROJECT:	TFL - SMALL SITES
TITLE:	10024781-ARC-14-XX-RP-0001-01 ARCHAEOLOGICAL DESKTOP REVIEW

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Drawing Number: 10024781-ARC-14-XX-RP-0001-01
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