

Archaeological monitoring and recording at 77 Culver Street East (Primark), Colchester, Essex, CO1 1LF

August-September 2016



by Laura Pooley
figures by Laura Pooley

fieldwork by Ben Holloway

**commissioned by Dermot Brady, TTG Architects
on behalf of Primark Stores Limited**

NGR: TL 9975 2511 (centre)
Planning reference: 160635
CAT project ref.: 16/07q
Colchester Museum accession code COLEM: 2016.82
CHER ref: ECC3863
OASIS reference: colchest3-258856



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CAT Report 1077
March 2017

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Photograph 1 Photograph showing removal of flagstones,
exposed concrete lintel and borehole, looking SW. 2

Fig 1 Site location and results

Fig 2 Site overlaid on plan of Lion Walk excavations (*CAR 3*, Fig 59, p74).

1 Summary

Archaeological monitoring and recording was carried out at 77 Culver Street East, Colchester during groundworks for extensions to the new Primark shop front. The site is located within insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church. However, a concrete lintel discovered beneath the flagstone paving was thick enough to be built on and no further groundworks were carried out.

2 Introduction (Fig 1)

This report presents the results of archaeological monitoring and recording at 77 Culver Street East, Colchester, Essex which was carried out on 31st August-29th September 2016. The work was commissioned by Dermot Brady of TTG Architects, on behalf of Primark Stores Limited, during groundworks for extensions to the new Primark shop fronts, and was undertaken by Colchester Archaeological Trust (CAT).

In response to consultation with Colchester Borough Council Planning Services (CBCPS), Colchester Borough Council Archaeological Advisor Jess Tipper advised that in order to establish the archaeological implications of this application, the applicant should be required to commission a scheme of archaeological investigation in accordance with paragraphs 128, 129 and 132 of the *National Planning Policy Framework* (DCLG 2012).

All archaeological work was carried out in accordance with a *Brief for Continuous Archaeological Recording*, detailing the required archaeological work, written by Jess Tipper (CBCPS 2016), and a written scheme of investigation (WSI) prepared by CAT in response to the brief and agreed with CBCPS (CAT 2016).

In addition to the brief and WSI, all fieldwork and reporting was done in accordance with English Heritage's *Management of Research Projects in the Historic Environment (MoRPHE)* (English Heritage 2006), and with *Standards for field archaeology in the East of England* (EAA 14 and 24). This report mirrors standards and practices contained in the Institute for Archaeologists' *Standard and guidance for archaeological watching briefs* (ClfA 2014a) and *Standard and guidance for the collection, documentation, conservation and research of archaeological materials* (ClfA 2014b).

3 Archaeological background (Fig 2)

The following archaeological background draws on the major published sources for Colchester archaeology (listed below), and also on the Colchester Historic Environment Record (CHER) and the Essex Historic Environment Record (EHER).

An archaeological desk-based assessment has recently been carried out on the development site (CAT Report 963, July 2016) and details the full archaeological impact of any groundworks. The following is taken from the summary of that document.

The archaeological importance of the site's location is beyond question. It is in insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church, whose damaged graveyard survives in part.

However, the majority of the Primark site (including all its basement) was part of the extensive archaeological excavations at Lion Walk in the 1970s, following which a large basement was excavated by contractors. A study of photographs of the basement excavation has shown that it was considerably larger than is apparent from the current basement layout. The result of this basement excavation is that archaeological deposits have been removed

from underneath a large part (perhaps up to two thirds) of what we now know as the Lion Walk Precinct.

Although accessed off Culver Street, the proposed Primark store is actually on the eastern edge of the Lion Walk Precinct. There appears to be a block of undisturbed ground (i.e. ground containing archaeological deposits) under the northern part of the store...

...minor (proposed) works on the Culver Street (West) frontage coincide with a block of land where archaeological remains may survive.

Proposed works to the shop frontage on Culver Street West are located outside of the Lion Walk excavations and archaeological remains are likely to survive here (Fig 2). Proposed works to the shop frontage on Culver Walk are located within the Lion Walk excavations and no archaeology will have survived here.

4 Results (Fig 1-2)

All groundworks were carried out by the building contractors under the supervision of a CAT archaeologist.

Culver Street East entrance

Groundworks were carried out on the Culver Street East shop frontage to allow part of the external wall to be moved forwards to create new window display space. The flagstone paving slabs were removed to expose a concrete lintel underneath. A borehole was excavated through this lintel to establish the thickness of it. At approximately 600mm thick it was deemed suitable to be built on and no further groundworks were necessary.

Culver Walk entrance

Proposed changes to the Culver Walk shop frontage were not carried out.



Photograph 1 Photograph showing removal of flagstones, exposed concrete lintel and borehole, looking SW.

5 Finds

There were no archaeological finds.

6 Discussion

Despite being located within insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church, the concrete lintel discovered beneath the flagstone paving on Culver Street West was thick enough to be built on and no further groundworks were required.

7 Acknowledgements

CAT thanks Dermot Brady (TTG Architects) and Primark Store Limited for commissioning and funding the work. The project was managed by C Lister and carried out by B Holloway. Figures were prepared by L Pooley. The project was monitored for the CBCPS by Jess Tipper.

8 References

Note: all CAT reports, except for DBAs, are available online in PDF format at <http://cat.essex.ac.uk>

CAR 3	1984	<i>Colchester Archaeological Report 3: Excavations at Lion Walk, Balkerne Lane, and Middleborough, Colchester, Essex</i> , by P Crummy
CAT	2014	<i>Health & Safety Policy</i>
CAT Report 963	2016	<i>A desk-based assessment of the archaeological remains around the proposed Primark store, 77 Culver Street East, Colchester, CO1 1LF</i>
CBCAA	2016	<i>Brief for Continuous Archaeological Recording at 77 Culver Street East, Colchester, CO1 1LF</i> by J Tipper
ClfA	2014a	<i>Standard and Guidance for an archaeological watching brief</i>
ClfA	2014b	<i>Standard and guidance for the collection, documentation, conservation and research of archaeological materials</i>
DCLG	2012	<i>National Planning Policy Framework</i>
English Heritage	2006	<i>Management of Research Projects in the Historic Environment (MoRPHE)</i>
Gurney, D	2003	<i>Standards for field archaeology in the East of England</i> . East Anglian Archaeology Occasional Papers 14 (EAA 14).
Medlycott, M	2011	<i>Research and archaeology revisited: A revised framework for the East of England</i> . East Anglian Archaeology Occasional Papers 24 (EAA 24)

9 Abbreviations and glossary

CAT	Colchester Archaeological Trust
CBCPS	Colchester Borough Council Planning Services
ClfA	Chartered Institute for Archaeologists
context	specific location of finds on an archaeological site
feature (F)	an identifiable thing like a pit, a wall, a drain: can contain 'contexts'
layer (L)	distinct or distinguishable deposit (layer) of material
medieval	period from AD 1066 to c 1500
modern	period from c AD 1800 to the present
natural	geological deposit undisturbed by human activity
NGR	National Grid Reference
post-medieval	from c AD 1500 to c 1800
residual	something out of its original context, eg a Roman coin in a modern pit
Roman	the period from AD 43 to c AD 410
section	(abbreviation sc or Sx) vertical slice through feature/s or layer/s
wsj	written scheme of investigation

10 Contents of archive

Finds: n/a

Paper and digital record

One A4 document wallet containing:

The report (CAT Report 1077)

CBCPS evaluation brief, CAT written scheme of investigation

Site digital photos and log, attendance register

11 Archive deposition

The paper and digital archive is currently held by the Colchester Archaeological Trust at Roman Circus House, Roman Circus Walk, Colchester, Essex, CO2 7GZ, but will be permanently deposited with Colchester Museum under accession code: COLEM 2016.82.

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Distribution list

Dermot Brady, TTG Architects

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Jess Tipper, Colchester Borough Council Planning Services

Essex Historic Environment Record



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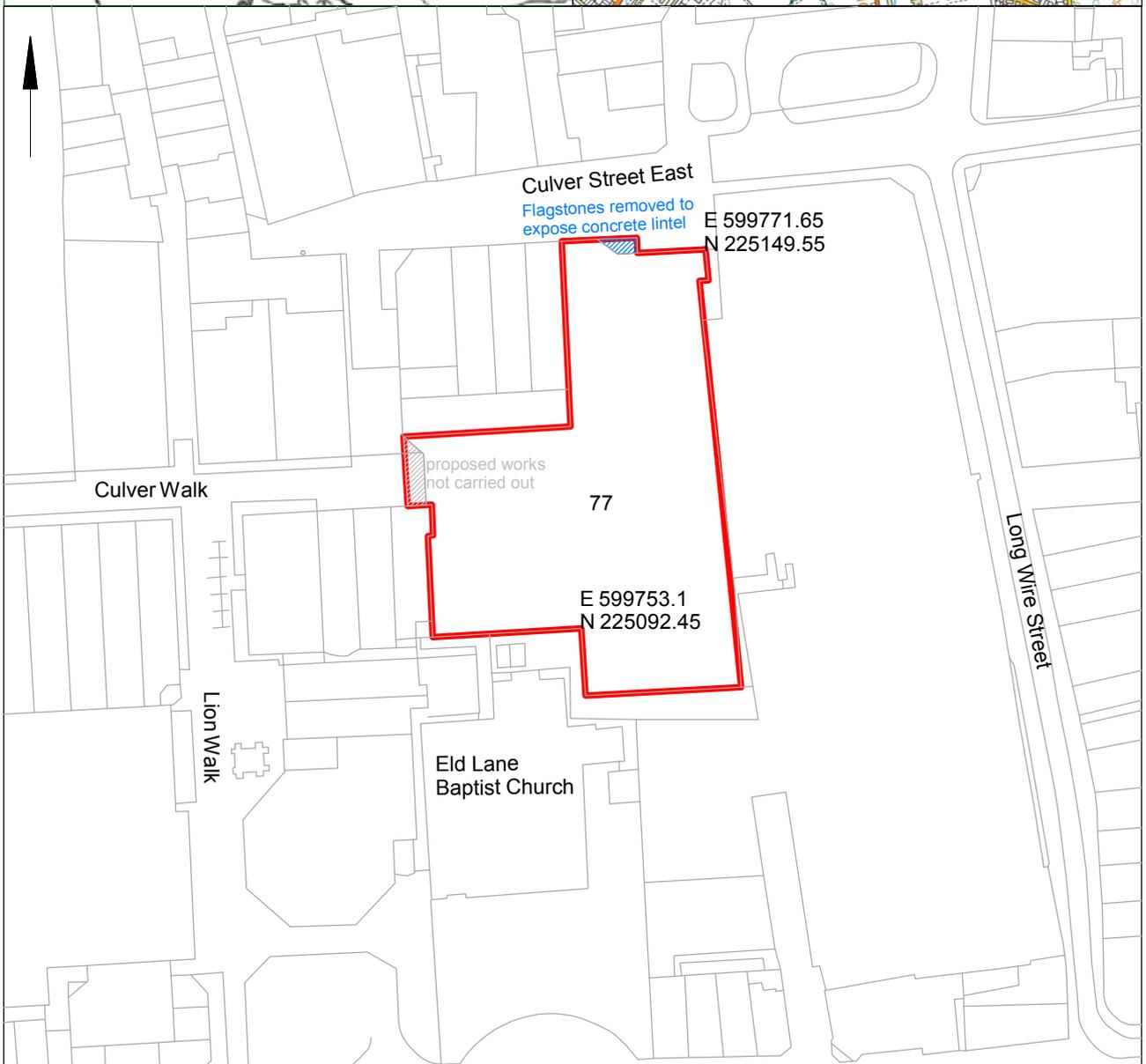
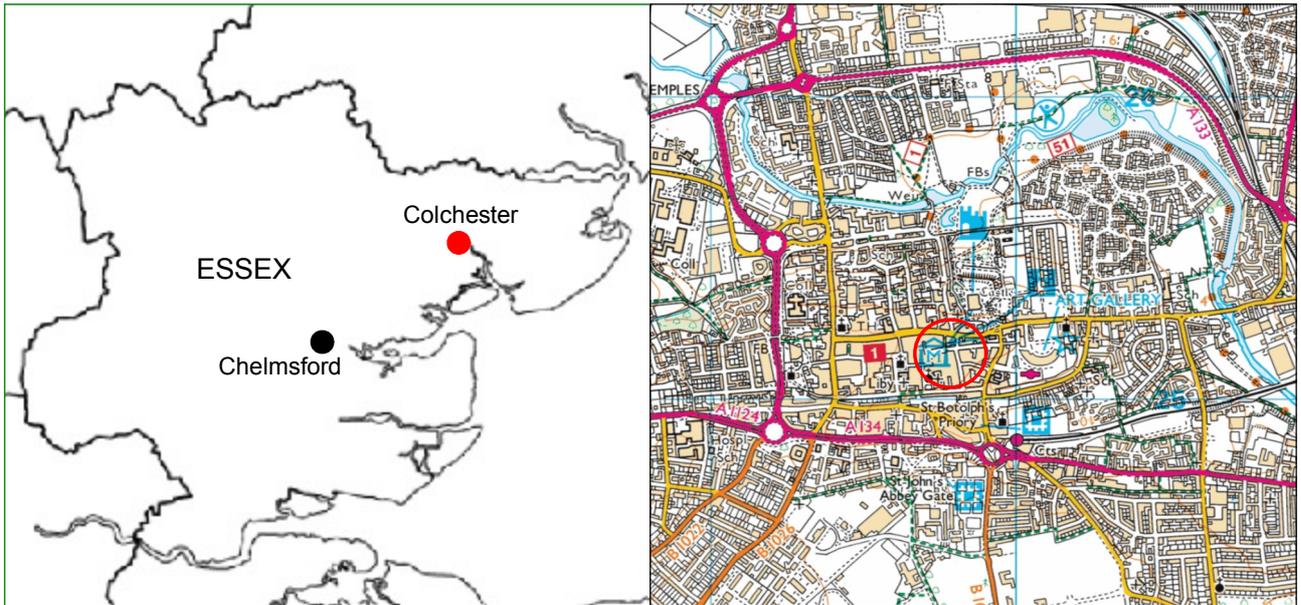
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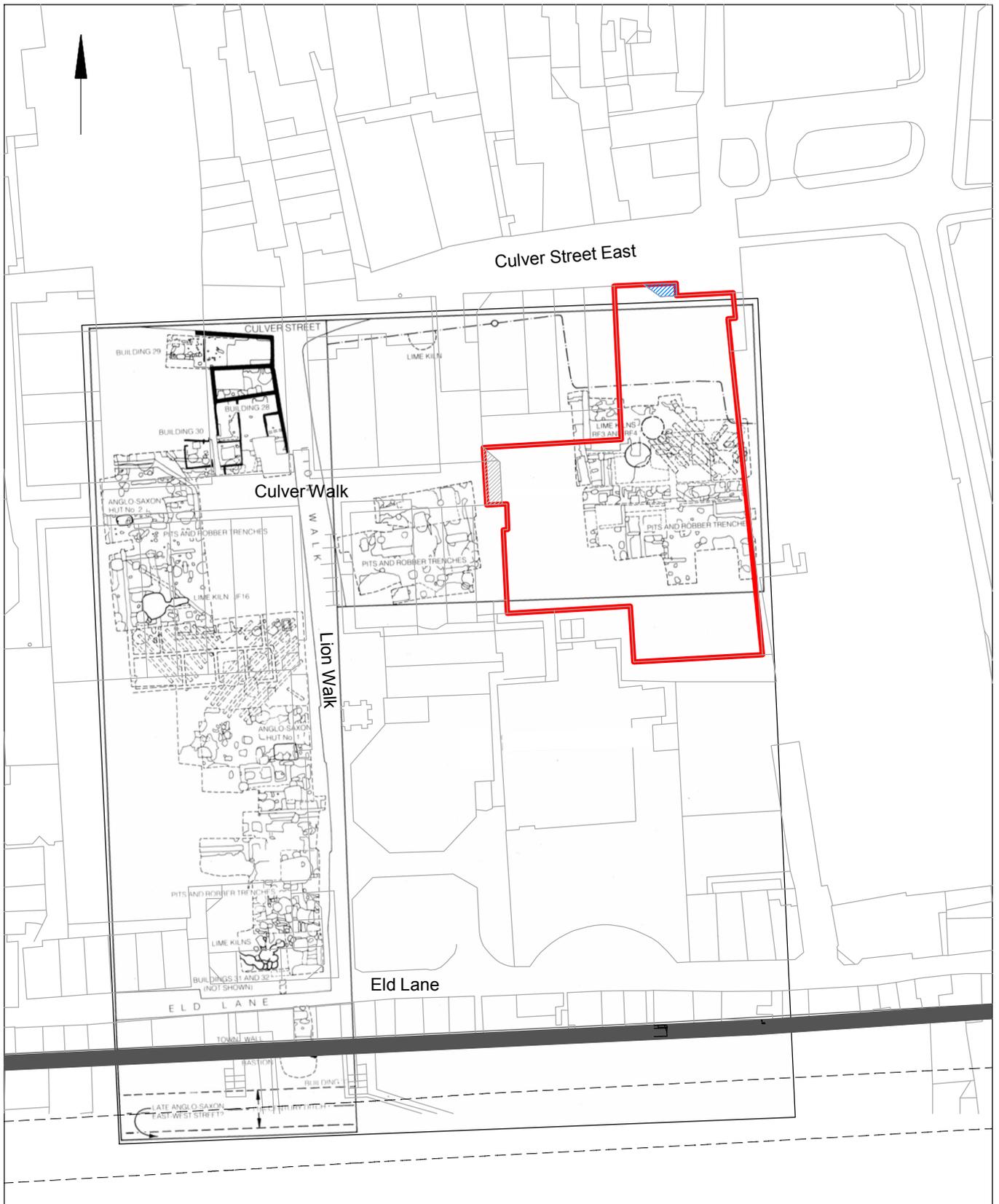
Date: 1.3.2017



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Fig 1 Site location and results





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Fig 2 Site overlaid on plan of Lion Walk excavations (CAR 3, Fig 59, p74)

0 50 m

Essex Historic Environment Record/ Essex Archaeology and History

Summary sheet

Address: 77 Culver Street East (Primark), Colchester, Essex, CO1 1LF	
Parish: Colchester	District: Colchester
NGR: TL 9975 2511 (centre)	Site code: CAT project ref.: 16/07q CHER ref: ECC3863 OASIS ref: colchest3-258856
Type of work: Watching brief	Site director/group: Colchester Archaeological Trust
Date of work: 31st August – 29th September 2016	Size of area investigated: 0.22ha
Location of curating museum: Colchester museum accession code COLEM: 2016.82	Funding source: Owner
Further seasons anticipated? Not known	Related CHER numbers:
Final report: CAT Report 1077	
Periods represented: modern	
Summary of fieldwork results: Archaeological monitoring and recording was carried out at 77 Culver Street East, Colchester during groundworks for extensions to the new Primark shop front. The site is located within insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church. However, a concrete lintel discovered beneath the flagstone paving was thick enough to be built on and no further groundworks were carried out.	
Previous summaries/reports: –	
CBC monitor: Jess Tipper	
Keywords: –	Significance: none
Author of summary: Laura Pooley	Date of summary: March 2017

Written Scheme of Investigation (WSI) for Continuous Archaeological Recording at 77 Culver Street East (Primark), Colchester, Essex, CO1 1LF

NGR: TL 9975 2511 (centre)

Planning reference: 160635

Commissioned by: Dermot Brady, TTG Architects

Client: Primark

Curating Museum: Colchester

Museum accession code: COLEM: 2016.82

UAD Event number: ECC3863

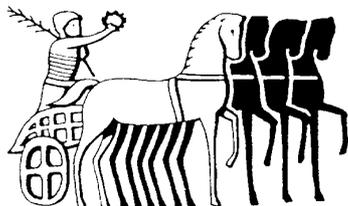
CAT Project code: 16/07q

OASIS Project id: colchest3-258856

Site Manager: Ben Holloway

CBC Monitor: Jess Tipper

This WSI written: 28.07.2016



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Site location and description

The proposed development site is located in the centre of Colchester, Essex at 77 Culver Street East (Fig 1). Site centre is NGR TL 9975 2511.

Proposed work

The development comprises the removal of the existing shop fronts and replacement by new glazed shop fronts facing Culver Street East and Culver Walk, as part of the fit-out of the empty shell unit to create a new Primark store. The proposed works include the extension of the shop front to the line of the existing brickwork above the west side of the customer entrance on Culver Street.

Archaeological background

The following archaeological background draws on the major published sources for Colchester archaeology (listed below), and also on the Urban Archaeological Database (UAD) created by Colchester Borough Council, and the Essex Historic Environment Record (EHER).

An archaeological desk-based assessment was recently carried out on the development site (CAT Report 963, July 2016) and details the full archaeological impact of any groundworks. The following is taken from the summary of that document.

The archaeological importance of the site's location is beyond question. It is in insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church, whose damaged graveyard survives in part.

However, the majority of the Primark site (including all its basement) was part of the extensive archaeological excavations at Lion Walk in the 1970s, following which a large basement was excavated by contractors. A study of photographs of the basement excavation has shown that it was considerably larger than is apparent from the current basement layout. The result of this basement excavation is that archaeological deposits have been removed from underneath a large part (perhaps up to two thirds) of what we now know as the Lion Walk Precinct.

Although accessed off Culver Street, the proposed Primark store is actually on the eastern edge of the Lion Walk Precinct. There appears to be a block of undisturbed ground (i.e., ground containing archaeological deposits) under the northern part of the store, but the Primark basement coincides exactly with the extreme eastern edge of the basement excavated in the 1970s.

The major proposed work is a minor change to layout in the north-western corner of the existing basement. As this area is entirely within the 1970s basement area, there can be no threat to archaeological remains from this development from these works. However, minor works on the Culver Street frontage coincide with a block of land where archaeological remains may survive.

Planning background

A planning application was made to Colchester Borough Council in March 2016 (application no. 160635) proposing the removal of the existing shop fronts and replacement by new glazed shop fronts facing Culver Street East and Culver Walk, as part of the fit-out of the empty shell unit to create a new Primark store. The proposed works include the extension of the shop front to the line of the existing brickwork above the west side of the customer entrance on Culver Street.

As the site lies within an area highlighted by the EHER / UAD as having a high potential for archaeological deposits, an archaeological condition was recommended by the Colchester Borough Council Archaeological Advisor (CBCAA). The recommended archaeological

condition is based on the guidance given in the *National Planning Policy Framework* (DCLG 2012).

Requirement for work

The required archaeological work is for continuous archaeological monitoring and recording of all groundworks (Fig 1). Details are given in a Project Brief written by CBCAA (CBC 2016).

Specifically:

The monitoring and recording is being undertaken to identify and record any surviving archaeological deposits that may exist on site.

General methodology

All work carried out by CAT will be in accordance with:

- professional standards of the Chartered Institute for Archaeologists, including its *Code of Conduct* (CIfA 2014a-c)
- Standards and Frameworks published by East Anglian Archaeology (Gurney 2003, Medlycott 2011)
- relevant Health & Safety guidelines and requirements (CAT 2014)
- the Project Brief issued by CBCAA (CBC 2016)

Professional CAT field archaeologists will undertake all specified archaeological work, for which they will be suitably experienced and qualified.

Notification of the supervisor/project manager's name and the start date for the project will be provided to CBCAA one week before start of work.

Unless it is the responsibility of other site contractors, CAT will study mains service locations and avoid damage to these.

At the start of work (immediately before fieldwork commences) an OASIS online record <http://ads.ahds.ac.uk/project/oasis/> will be initiated and key fields completed on Details, Location and Creators forms. At the end of the project all parts of the OASIS online form will be completed for submission to EHER. This will include an uploaded .PDF version of the entire report.

A project or site code will be sought from the curating museum. This code will be used to identify the project archive when it is deposited at the curating museum.

Staffing

The number of field staff for this project is estimated as follows: One CAT officer for the duration of the groundworks.

Monitoring methodology

A CAT officer will be present during all groundworks record, excavate or sample (as necessary) any archaeological features or deposits.

All topsoil removal and ground reduction will be done with a toothless bucket.

If archaeological features or deposits are uncovered, time will be allowed for these to be excavated, planned and recorded.

Features will be excavated by hand. This includes a 50% sample of discrete features (pits, etc), 10% of linear features (ditches, etc) and 100% of any structural features.

Fast hand-excavation techniques involving (for instance) picks, forks and mattocks will not be used on complex stratigraphy.

A metal detector will be used to examine spoil heaps, and the finds recovered.

Individual records of excavated contexts, layers, features or deposits will be entered on pro-forma record sheets. Registers will be compiled of finds, small finds and soil samples.

All features and layers or other significant deposits will be planned, and their profiles or sections recorded. The normal scale will be site plans at 1:20 and sections at 1:10, unless circumstances indicate that other scales would be appropriate.

Site surveying

Normal scale for archaeological site plans and sections is 1:20 and 1:10 respectively, unless circumstances indicate that other scales would be more appropriate.

The site grid will be tied into the National Grid. Corners of excavation areas and trenches will be located by NGR coordinates.

Environmental sampling policy

CAT has an arrangement with Val Fryer whereby any potentially rich environmental layers or features will be appropriately sampled as a matter of course, but only if they are datable. Any processing and reporting will be done by Val Fryer. If any complex or outstanding deposits are encountered, VF will be asked onto site to advise. EH Regional Adviser is available for further advice.

Human remains

CAT follows the policy of leaving human remains *in situ* unless there is a clear indication that the remains are in danger of being compromised as a result of their exposure. If circumstances indicated it were prudent or necessary to remove remains from the site during the monitoring, the following criteria would be applied; if it is clear from their position, context, depth, or other factors that the remains are ancient, then normal procedure is to apply to the Department of Justice for a licence to remove them. In that case, conditions laid down by the license will be followed. If it seems that the remains are not ancient, then the coroner, the client, and CBCAA will be informed, and any advice and/or instruction from the coroner will be followed.

Photographic record

Will include both general and feature-specific photographs, the latter with scale and north arrow. A photo register giving context number, details, and direction of shot will be prepared on site, and included in site archive.

Finds

All significant finds will be retained.

All finds, where appropriate, will be washed and marked with site code and context number.

Stephen Benfield (CAT) normally writes our finds reports. Some categories of finds are automatically referred to other CAT specialists:

animal bones (small groups): Pip Parmenter

flints: Adam Wightman

or to outside specialists:

small finds, metalwork, coins, etc: Pip Parmenter

animal bones (large groups) and human remains: Julie Curl (*Sylvanus*)

environmental processing and reporting: Val Fryer (Loddon)

conservation of finds: staff at Colchester Museum

Other specialists whose opinion can be sought on large or complex groups include:

Roman brick/tile: Ernest Black

Roman glass: Hilary Cool

Prehistoric pottery: Paul Sealey

Other: EH Regional Adviser in Archaeological Science (East of England).

All finds of potential treasure will be removed to a safe place, and the coroner informed immediately, in accordance with the rules of the Treasure Act 1996. The definition of treasure is given in pages 3-5 of the Code of Practice of the above act. This refers primarily to gold or silver objects.

Requirements for conservation and storage of finds will be agreed with the appropriate museum prior to the start of work, and confirmed to CBCAA.

Results

Notification will be given to CBCAA when the fieldwork has been completed.

An appropriate archive will be prepared to minimum acceptable standards outlined in *Management of Research Projects in the Historic Environment* (English Heritage 2006).

The report will be submitted within 6 months of the end of fieldwork, with a copy supplied to CBCAA as a PDF.

The report will contain:

- The aims and methods adopted in the course of the archaeological project
- Location plan of site in relation to the proposed development. At least two corners of the site will be given 10 figure grid references.
- Section/s drawings showing depth of deposits from present ground level with Ordnance Datum, vertical and horizontal scale.
- Archaeological methodology and detailed results including a suitable conclusion and discussion and results referring to Regional Research Frameworks (Medlycott 2011).
- All specialist reports or assessments
- A concise non-technical summary of the project results.

An EHER summary sheet will also be completed within four weeks and supplied to CBCAA.

Results will be published, to at least a summary level (i.e. round-up in *Essex Archaeology & History*) in the year following the archaeological field work. An allowance will be made in the project costs for the report to be published in an adequately peer reviewed journal or monograph series

Archive deposition

It is a policy of Colchester Borough Council that the integrity of the site archive be maintained (i.e. all finds and records should be properly curated by a single organisation), with the archive available for public consultation. To achieve this desired aim it is assumed that the full archive will be deposited in Colchester Museums *unless otherwise agreed in advance*. (A full copy of the archive shall in any case be deposited).

By accepting this WSI, the client agrees to deposit the archive, including all artefacts, at Colchester & Ipswich Museum.

The requirements for archive storage will be agreed with the curating museum.

If the finds are to remain with the landowner, a full copy of the archive will be housed with the curating museum.

The archive will be deposited with Colchester & Ipswich Museum within 3 months of the completion of the final publication report, with a summary of the contents of the archive supplied to CBCAA.

Monitoring

CBCAA will be responsible for monitoring progress and standards throughout the project, and will be kept regularly informed during fieldwork, post-excavation and publication stages.

Notification of the start of work will be given to CBCAA one week in advance of its commencement.

Any variations in this WSI will be agreed with CBCAA prior to them being carried out. CBCAA will be notified when the fieldwork is complete.

The involvement of CBCAA shall be acknowledged in any report or publication generated by this project.

References

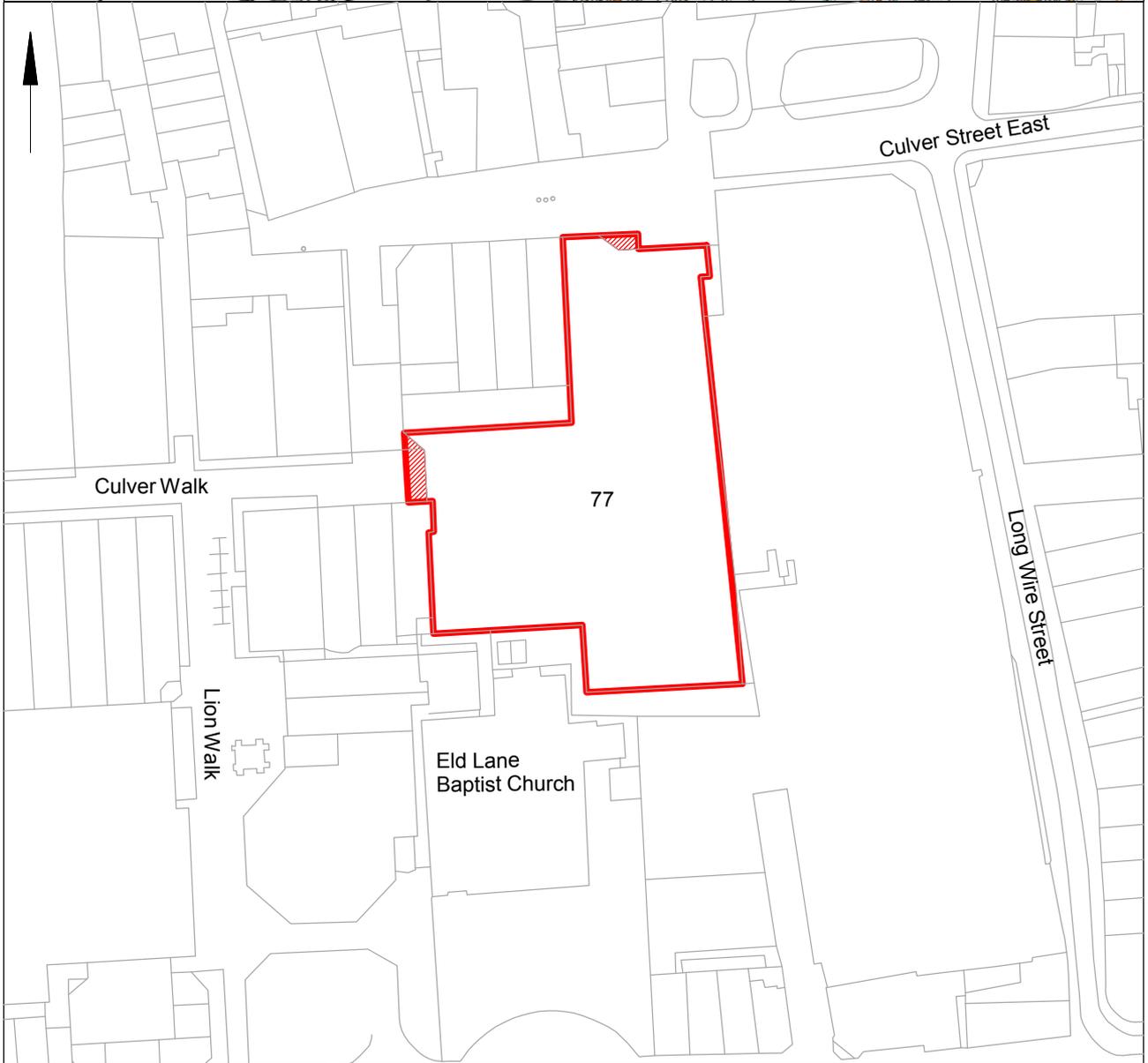
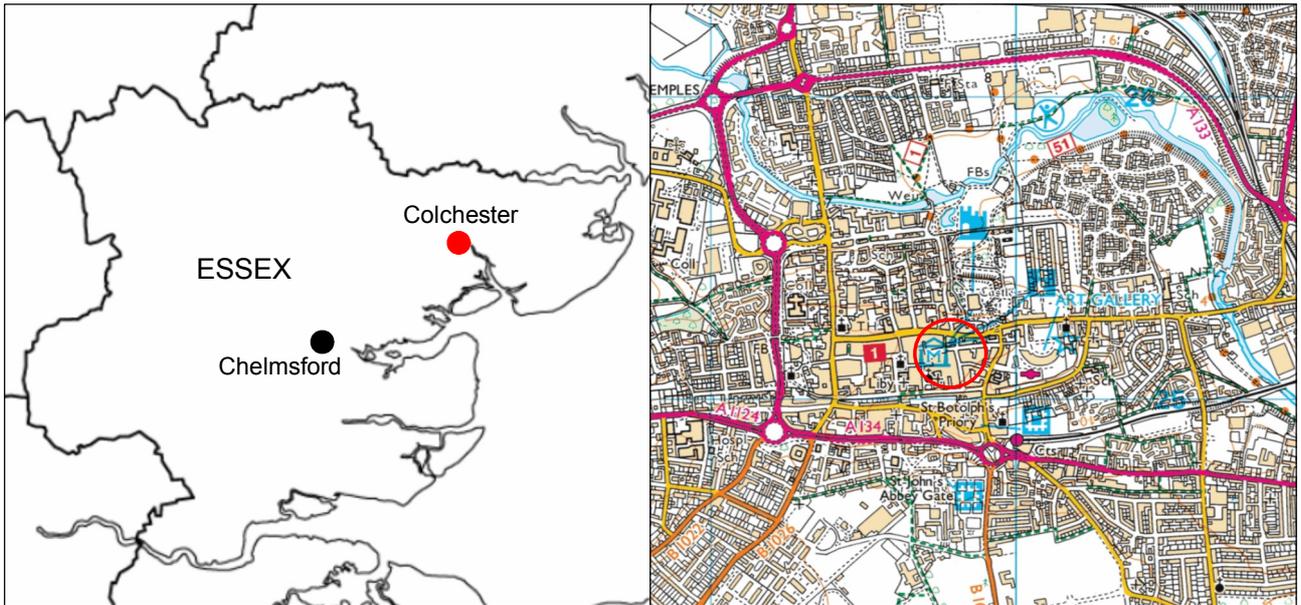
CAT	2014	<i>Health & Safety Policy</i>
CAT Report 963	2016	<i>A desk-based assessment of the archaeological remains around the proposed Primark store, 77 Culver Street East, Colchester, CO1 1LF</i>
CBCAA	2016	<i>Brief for Continuous Archaeological Recording at 77 Culver Street East, Colchester, CO1 1LF</i> by J Tipper
CIfA	2014a	<i>Standard and Guidance for an archaeological watching brief</i>
CIfA	2014b	<i>Standard and guidance for the creation, compilation, transfer and deposition of archaeological archives</i>
CIfA	2014c	<i>Standard and guidance for the collection, documentation, conservation and research of archaeological materials</i>
DCLG	2012	<i>National Planning Policy Framework</i>
English Heritage	2006	<i>Management of Research Projects in the Historic Environment (MoRPHE)</i>
Gurney, D	2003	<i>Standards for field archaeology in the East of England</i> . East Anglian Archaeology Occasional Papers 14 (EAA 14).
Medlycott, M	2011	<i>Research and archaeology revisited: A revised framework for the East of England</i> . East Anglian Archaeology Occasional Papers 24 (EAA 24)

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Fig 1 Site location with areas of monitoring shaded



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OASIS ID: colchest3-258856

Project details

Project name	Archaeological monitoring and recording at 77 Culver Street East (Primark), Colchester, Essex, CO1 1LF
Short description of the project	Archaeological monitoring and recording was carried out at 77 Culver Street East, Colchester during groundworks for extensions to the new Primark shop front. The site is located within insulas 29 and 37 of the Roman town, and south of the (now demolished) St Nicholas' Church. However, a concrete lintel discovered beneath the flagstone paving was thick enough to be built on and no further groundworks were carried out.
Project dates	Start: 31-08-2016 End: 29-09-2016
Previous/future work	Yes / Not known
Any associated project reference codes	160635 - Planning Application No.
Any associated project reference codes	16/07q - Contracting Unit No.
Any associated project reference codes	ECC3863 - HER event no.
Any associated project reference codes	COLEM: 2016.82 - Museum accession ID
Type of project	Recording project
Site status	None
Current Land use	Industry and Commerce 3 - Retailing
Monument type	N/A None
Significant Finds	N/A None
Investigation type	""Watching Brief""
Prompt	Planning condition

Project location

Country	England
Site location	ESSEX COLCHESTER COLCHESTER 77 Culver Street East (Primark)
Postcode	CO1 1LF
Study area	0.22 Hectares
Site coordinates	TL 9975 2511 51.88817494614 0.903018670441 51 53 17 N 000 54 10 E Point

Project creators

Name of Organisation	Colchester Archaeological Trust
Project brief originator	CBC Archaeological Officer
Project design originator	Laura Pooley
Project director/manager	Chris Lister
Project supervisor	Ben Holloway
Type of sponsor/funding body	Developer

Project archives

Physical Archive Exists?	No
Digital Archive recipient	Colchester Museum
Digital Archive ID	COLEM: 2016.82
Digital Contents	"none"
Digital Media available	"Images raster / digital photography"
Paper Archive recipient	Colchester Museum
Paper Archive ID	COLEM: 2016.82
Paper Contents	"none"
Paper Media available	"Miscellaneous Material", "Photograph", "Plan", "Report"

Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	Archaeological monitoring and recording at 77 Culver Street East (Primark), Colchester, Essex, CO1 1LF: August-September 2016
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