London Borough of Redbridge

Archaeological Priority Areas Appraisal

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LONDON BOROUGH OF REDBRIDGE
ARCHAEOLOGICAL PRIORITY AREAS APPRAISAL

1   INTRODUCTION

1.1.1   This document has been commissioned by Historic England and produced by Oxford Archaeology. The Redbridge Archaeological Priority Area Appraisal is part of a long term commitment by Historic England's Greater London Archaeological Advisory Service to review and update London's Archaeological Priority Areas (APA). The review uses evidence held in the Greater London Historic Environment Record (GLHER) in order to provide a sound evidence base for local plans that accord with the National Planning Policy Framework and its supporting Practice Guidance.

1.1.2   The appraisal has been undertaken following an initial brief produced by the Greater London Archaeological Advisory Service (GLAAS)[1]. The appraisal has followed the newly developed guidance on undertaking a review of Archaeological Priority Areas[2] also produced by GLAAS.

1.1.3   The appraisal is an opportunity to review the APA framework in Redbridge and produce revised area boundaries and new descriptions. The proposals are being submitted to the London Borough of Redbridge for consideration and are recommended for adoption in support of the Local Plan. This full review of the Archaeological Priority Areas will support the proposed publication of the new Redbridge Local Plan in summer 2016.

2   EXPLANATION OF ARCHAEOLOGICAL PRIORITY AREAS

2.1.1   An Archaeological Priority Area (APA) is a defined area where, according to existing information, there is significant known archaeological interest or particular potential for new discoveries.

2.1.2   APAs exist in every London borough and were initially created in the 1970s and 1980s either by the boroughs or local museums. In Redbridge such areas were formerly known as Archaeological Priority Zones (APZs). It is not known whether they have ever been reviewed before now; certainly there has been no review for more than a decade. The present review of these areas is based on evidence held in the Greater London Historic Environment Record (GLHER), historic maps and a wide range of secondary sources. Guidelines[3] have been created to promote consistency in the recognition and definition of these areas across Greater London[4] and have been used in the preparation of this document.

2.1.3   In the context of the National Planning Policy Framework (NPPF), archaeological interest means evidence of past human activity worthy of expert investigation. Heritage assets with archaeological interest are the primary source of evidence about the substance and evolution of places and of the people and cultures that made them.

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[1] Archaeological Priority Area Review: London Borough of Redbridge Project Brief v1.2 Final, October 2015

[2] Greater London Archaeological Priority Area Guidelines (Consultation Draft), June 2015

[3] Ibid.

[4] That is the boroughs advised by the Greater London Archaeological Advisory Service; not the City of London and Southwark which have their own archaeological advisers.

However, heritage assets of archaeological interest can also hold other forms of heritage significance – artistic, architectural or historic interest. For many types of above ground heritage asset (e.g. historic buildings, landscapes and industrial heritage) these other interests may be more obvious or important. Sometimes heritage interests are intertwined – as is often the case with archaeological and historical interest. Whilst the APA system does not seek to duplicate protection given by other heritage designations, such as Listed Buildings or Conservation Areas, it does aim to overlap and integrate with such approaches. Understanding archaeological significance can enhance appreciation of historical, artistic or architectural interest and vice versa.

2.1.4   APAs highlight where important archaeological interest might be located based on the history of the area and previous archaeological investigations. They help local planning authorities to manage archaeological remains that might be affected by development by providing an evidence base for Local Plans. This evidence base identifies areas of known heritage assets of historic and archaeological interest and wider zones where there is a likelihood that currently unidentified heritage assets will be discovered in the future. APAs act as a trigger for consultation with the borough's archaeological adviser and are justified by a description of significance which will inform development management advice and decision making. The appraisal can also indicate how archaeology might contribute towards a positive strategy for conserving and enjoying the local historic environment, for example through recognising local distinctiveness or securing social or cultural benefits.

2.1.5   However, archaeological research and discovery is a dynamic process so it is not possible to anticipate all eventualities, threats and opportunities. This appraisal should therefore be seen as providing a flexible framework for informed site specific decision making but not a straightjacket.

3   ARCHAEOLOGICAL PRIORITY AREA TIERS

3.1.1   Previously all parts of Redbridge were either inside or outside an Archaeological Priority Zone (APZ). Under the new system all parts of the borough fall into one of four different tiers of archaeological significance and potential. The tiers vary depending on the archaeological significance and potential of that particular area. New Archaeological Priority Areas (APAs) have been categorised into one of Tiers 1-3 while all other areas within the borough will be regarded as being in Tier 4. Tier levels indicate when there is a need to understand the potential impact of the proposed development on the heritage asset's significance. The type of planning applications and the tier level it is located in indicate the likelihood that archaeology will be a consideration in reaching a planning decision.

3.1.2   Consultation guidelines are set out in the GLAAS Charter. New guidelines link the tiers to specific thresholds for triggering archaeological advice and assessment. It is expected that as a minimum all major applications[5] within Archaeological Priority Areas (Tiers 1-3) would require an archaeological desk based assessment, and if necessary a field evaluation, to accompany a planning application. In the more sensitive Tier 1 and Tier 2 areas this procedure would also apply to some smaller scale developments. Outside Archaeological Priority Areas (Tier 4) some major developments, such as those subject to Environmental Impact Assessment, may

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[5] Major applications include development involving 10 or more dwellings or an applications site of 0.5 hectares or more on outline applications. For other types of applications including commercial or industrial development a major application may be defined as being 1000m2 floorspace or more or an application site of 1 hectare or more on an outline application.

warrant similar treatment. Pre-application consultation with GLAAS is encouraged to ensure planning applications are supported by appropriate information.

3.2 *Tier 1*

3.2.1 Tier 1 is a defined area which is known, or strongly suspected, to contain a heritage asset of national importance (a Scheduled Monument or equivalent); or is otherwise of very high archaeological sensitivity. Thus Tier 1 covers heritage assets to which policies for designated heritage assets would apply and a few other sites which are particularly sensitive to small scale disturbance[6]. They will be clearly focused on a specific heritage asset and will normally be relatively small. Scheduled Monuments would normally be included within a Tier 1 APA[7].

3.3 *Tier 2*

3.3.1 Tier 2 is a local area within which the GLHER holds specific evidence indicating the presence or likely presence of heritage assets of archaeological interest. Planning decisions are expected to make a balanced judgement for non-designated assets considered of less than national importance considering the scale of any harm and the significance of the asset. Tier 2 APAs will typically cover a larger area than a Tier 1 APA and may encompass a group of heritage assets.

3.4 *Tier 3*

3.4.1 Tier 3 is a landscape scale zone within which the GLHER holds evidence indicating the potential for heritage assets of archaeological interest. The definition of Tier 3 APAs involves using the GLHER to predict the likelihood that currently unidentified heritage assets, particularly sites of historic and archaeological interest, will be discovered in the future. Tier 3 APAs will typically be defined by geological, topographical or land use considerations in relation to known patterns of heritage asset distribution.

3.5 *Tier 4*

3.5.1 Tier 4 (outside APA) is any location that does not, on present evidence, merit inclusion within an Archaeological Priority Area. However, Tier 4 areas are not necessarily devoid of archaeological interest and may retain some potential unless they can be shown to have been heavily disturbed in modern times. Such potential is most likely to be identified on greenfield sites, in relation to large scale development or in association with Listed Buildings or other designated heritage assets.

3.5.2 New information may lead to areas moving between the four tiers set out above. For example, a positive archaeological evaluation could result in a Tier 2 area (or part of it) being upgraded to Tier 1 if the remains found were judged to be of national importance. It is important to understand that the new tiered system is intended to be

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[6] However, this does not mean that the policies for assets of national importance would apply to every development in a Tier 1 APA as that will depend upon the nature of the proposals and results of site-specific assessment and evaluation.

[7] Tier 1 APAs around Scheduled Monuments will often extend beyond the boundary of the scheduled area to reflect the full extent of the asset, including the potential for associated remains. It will not usually be practicable for an APA to define the totality of Scheduled Monument's setting. Instead they will attempt to reflect areas close to the monument that would be especially sensitive. A few Scheduled Monuments which have been designated for their historical or other non-archaeological interest will not merit the definition of a Tier 1 APA.

dynamic and responsive to new information which either increases or decreases the significance of an area.

3.5.3   This document comprises an appraisal of all the new APAs in Redbridge which have been allocated to one of Tiers 1-3. Each APA has an associated description which includes several different sections. A "Summary and Definition" section provides a brief overview of the key features of the APA, the justification for its selection, how its boundaries were defined and gives an explanation as to why it has been placed in a particular tier group. A "Description" section goes into more detail about the history and archaeology of the APA to describe its overall character. Finally, a "Significance" section details the heritage significance of the APA with particular reference to its archaeological interest and related historical interest. Each description will also have a list of "Key References" along with a related map showing the extent of the APA boundary. A glossary of relevant terms is included at the end of the document.

4   REDBRIDGE: HISTORICAL AND ARCHAEOLOGICAL INTEREST

4.1   *Introduction*

4.1.1   The London Borough of Redbridge was created in 1965 and was previously part of Essex. The Borough is located in north east London and is located within the North Thames Basin (111) and Inner London (112) National Character Areas. It is bordered by the London Borough of Waltham Forest to the west, the London Boroughs of Newham and Barking and Dagenham to the south, the London Borough of Havering to the east and by Essex to the north. Part of the western boundary of the Borough follows the river Ching although none of the remaining portions of the boundary follow natural features.

4.1.2   The northern part of the Borough is undulating and its geology consists of clay, silt and sand of the London Clay Formation. The Borough slopes from north to south (from around 60m OD to around 10m OD). The southern part of the Borough gently slopes north to south and its geology consists of the London Clay Formation overlain by gravel deposits. The valley of the river Roding is a clear topographical feature within the Borough and runs north to south separating Woodford and Wanstead from Ilford. Alluvial deposits associated with the river are present on the floodplain.

4.1.3   Ilford is the most significant historic town within the Borough. Ilford is located around 12km (7.5 miles) north west of London and rose to prominence as a stopping point for stagecoaches in the post medieval period. The Borough contains a limited number of other historic settlements and until the 19th century it retained a rural character as it lay within Epping and Hainault Forests (parts of the former Essex Forest), both of which were disafforested in the mid 19th century. During the post medieval period and due to its proximity to London the Borough was often chosen by wealthy people for their country homes whilst retaining ready access to the city.

4.1.4   The 19th and 20th centuries have seen a rapid rise in the population of the Borough and the development of large areas for housing. Due to the rapid spread of development within the Borough only a limited number of historic open areas have survived most of which are deemed to have archaeological potential. Within these open areas are surviving historic rural landscapes of village greens and ancient woodlands which illustrate how land was used and managed within the forest before the spread of modern urban development. Such historic landscapes can make a significant contribution to local character, the natural environment and green infrastructure.

Many of the Borough's surviving historic buildings will also be of archaeological interest and are mostly located within historic settlements.

4.1.5   There has only been a modest level of previous archaeological investigation undertaken in recent times within Redbridge. Significant research has been undertaken in relation to Wanstead Park, with a particular focus on identifying the location of the Roman villa. Uphall Camp was subject to several phases of archaeological evaluation and excavation during the mid 20th century with the findings of this research finally being assessed and interpreted in 2004[8]. Large areas of Fairlop Plain were subject to archaeological investigation and extensive prehistoric and Roman remains were identified. A large area of Fairlop Plain has subsequently been subject to gravel extraction and the archaeology in these areas has been destroyed.

4.2   *Prehistoric (500,000 BC to 42 AD)*

4.2.1   Prehistoric finds such as pottery fragments, weapons and tools, have been recovered from across the Borough. The presence of the rivers Roding and Ching and the close proximity of the Thames to the south would have made this area attractive to prehistoric people as it offers a wide range of resources.

4.2.2   Finds dating to the 'Ice Age' Palaeolithic period are widespread with two sites noted as being particularly significant[9]. An archaeological watching brief in South Woodford associated with the construction of the junction of the North Circular and the M11 identified an undisturbed tool making site. The Ilford brick earth pits revealed a large number of Pleistocene animal remains and rare middle Palaeolithic tools were recovered in the 19th century. These finds relate to pre-modern human hunters and scavengers (Neanderthals and their predecessors) who lived in the area intermittently over several hundred thousand years.

4.2.3   There is limited evidence of activity during the Mesolithic, when Britain was inhabited by modern human hunter-gatherers, and the Neolithic, when farming began, although a small number of stones tools dating to these periods have been identified within the Borough.

4.2.4   There is evidence of occupation during the Bronze Age with a field system, pottery and tools identified on the site of the former King George V Hospital. There is also evidence of agricultural activity of this period within the Iron Age Uphall Camp, in Ilford. A large number of barrows (burial mounds) have been identified on Fairlop Plain. The evidence for Bronze Age activity all points to Redbridge having potential for further evidence of Bronze Age ritual and settlement to be identified.

4.2.5   The most significant archaeological site within the Borough that dates to the Iron Age is Uphall Camp. The camp was a large fort built adjacent to the river Roding. It is likely that the fort was the focus of a sizeable territory and was probably sited adjacent to the river to maximise its access to, and control of, trade. This clear link to river trade is a key reason that some archaeologists and historians have argued that the camp was an Oppidum[10] (a native British 'town'). However, the scale of the site and limited evidence of proto-urbanisation does not comfortably fit this hypothesis and the site is more likely to represent an Emporion (trading place) like the better

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[8] Understanding the East London Gravels: Archaeological Excavations on the Thames Gravels of Newham, Barking and Dagenham 1963-99 MoLAS, 2004

[9] The Palaeolithic Sites of East Anglia J.Wymer, 1985; The Lower Palaeolithic Occupation of Britain J.Wymer, 1999

[10] From Ice Age to Essex, P. Greenwood et.al., 2002

understood example at Meols in Cheshire[11]. There is also extensive evidence of Iron Age farming in the form of enclosure systems and farmsteads on Fairlop Plain.

4.2.6   Further prehistoric finds and features should be anticipated and would enhance what is known about the nature and extent of activity within Redbridge. However, the prehistory of Redbridge needs to be viewed within the wider context of the Thames Basin. Research priorities prepared for Essex and south east England may therefore be as relevant as those for Greater London itself.

4.3   *Roman (43 AD to 409 AD)*

4.3.1   The Borough is crossed by two Roman roads although no evidence of a substantial settlement of this period has been identified within Redbridge. The route of Ilford High Road follows a Roman road that linked London and Chelmsford and runs east to west. Another Roman road linked London and Great Dunmow and crosses the Borough on a south west to north east alignment.

4.3.2   Evidence of a possible Romano-British cult centre has been identified within Uphall Camp and a villa has been recorded in Wanstead Park. Finds of pottery and coins are fairly widespread and appear to indicate the potential for further evidence of Roman settlement within Redbridge.

4.3.3   Key archaeological interests relating to Roman Redbridge would be to understand the nature of settlement within the Borough and how land was used and managed at this distance from Londinium. Whether, for example, there was an emphasis on specialised production for the market or Roman administration and whether this varied. It is also unclear whether the local population during the Roman period was predominantly native Britons or a more diverse group influenced by the Roman city or the traffic passing through it to or from the coastal ports. The extent of woodland across the Borough during the Roman period would be worthy of research using environmental information and may have had an effect on the distribution and character of settlements.

4.4   *Anglo-Saxon (410 AD to 1065 AD)*

4.4.1   There is only limited evidence of Saxon activity within Redbridge. Wanstead and Woodford are mentioned in Domesday and Ilford was described as part of Barking, as it was held by the Abbey. The description of the three major settlements in the Borough indicates that they were established prior to the Norman Conquest.

4.4.2   The Borough lay within the royal Forest of Essex during much of the Saxon period and this is likely to have limited the settlement of the area. A Saxon manor is known to have been located at Woodford Green but evidence of other occupation within the Borough is limited.

4.4.3   The development of Ilford began in the Saxon period although it remained a hamlet in the manor of Barking until the foundation of the hospital in the mid 12th century. The manor was held by the royal Abbey of Barking which had been founded in the 7th century and enjoyed royal patronage throughout its history.

4.4.4   Woodford was a separate parish until the formation of the Borough of Redbridge in 1965. Woodford was always comprised of a series of hamlets rather than a centralised single village. The manor of Woodford was held by the Abbey of Waltham Holy Cross during the Saxon period and after the Norman Conquest.

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[11] Wroxeter: Life and Death of a Roman City, R. White and P. Barker, 1998

4.4.5   Wanstead is first recorded in the mid 11th century and was a village centred on the area of Wanstead Park prior to the 19th century. The manor of Wanstead was given to Westminster Abbey in the 11th century and was still held by the Bishop of London at Domesday (1086).

4.4.6   The settlement pattern within the Borough is not clearly understood during the Saxon period as only limited evidence has been identified. Key archaeological interests relating to Saxon Redbridge would be to understand the nature of settlement within the Borough and to consider the influence of Barking Abbey and London on the area during this period.

4.5   *Medieval (1066 AD to 1539 AD)*

4.5.1   At Domesday (1086) Woodford was held by the Abbey of Waltham Holy Cross, Ilford by Barking Abbey and Wanstead was held by Ralph fitzBrian of the Bishop of London.

4.5.2   Redbridge lay within the Forest of Waltham, which was divided into two sections known as Epping Forest, in Woodford and Wanstead and Hainault Forest in the remaining portions of the Borough. It is thought that the forest was given legal status as a Royal Forest by Henry II, in the 12th century. The Borough remained under forest law until the middle of the 19th century.

4.5.3   There are a number of medieval manor houses and tenements recorded within the Borough as well as the three main settlements of Woodford, Wanstead and Ilford. These present the possibility of developing our understanding of settlement patterns and population density within the medieval forest, although it is generally believed that there were only low levels of dispersed settlement during this period.

4.5.4   Further medieval settlements within the Borough are thought to have been located at Chadwell Street, Little Heath and Aldborough Hatch. Medieval pottery has been found at a number of locations throughout the Borough, with particularly large assemblages identified in Woodford.

4.5.5   Surviving portions of open ground or sections of ancient woodland are rare within the Borough and have been identified as APAs (2.7, 3.2 and 3.3).

4.6   *Post medieval (1540 AD to 1900 AD) & Modern (1901 AD to present day)*

4.6.1   The character of the Borough remained largely similar to the medieval period until disafforestation in the 19th century.

4.6.2   Due to its proximity to London the Borough was widely chosen by the titled and wealthy as a location for their country houses. Lysons[12], writing in 1796, quotes the report of the King's Surveyor of Houses and Windows from 1762. The report notes that in Woodford there were 178 houses of which 156 were mansions and 22 were cottages; in Wanstead there were 112 houses of which 70 were mansions and 42 were cottages. There are no figures for Ilford as it formed part of Barking parish in 1762 but there were 563 houses in Barking of which 283 were mansions and 280 were cottages.

4.6.3   The figures recorded above clearly indicate that by the mid 18th century the Borough was heavily dominated by mansions and their associated estates with a far smaller number of cottages being recorded. The presence of such a concentration of wealthy

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[12] The Environs of London, Vol. 4, D. Lysons, 1796

and titled people is likely to have had a significant impact upon the way in which the land was managed.

4.6.4   Such a concentration of high status houses and estates has the potential to provide an insight into how the social elite chose to live, display their status and retain connections to London, less than 15km to the west. The concentration also highlights a significant level of social inequality which could be explored through the archaeological record.

4.6.5   After disafforestation (the removal of Forest law) in the 1850s many of the estates were broken up and sold for building plots. These were rapidly developed as suburban housing estates with much of the Borough being developed before the Second World War.

4.6.6   During the First and Second World Wars Fairlop Plain saw service as an airfield. The Borough suffered extensive damage due to bombing during the Second World War, particularly in 1944 and 1945 as a result of V1 and V2 rockets.

4.6.7   The post war period saw extensive housing development in Clay Hall and the northern part of Ilford. The rest of Redbridge saw small scale development and rebuilding.

5   ARCHAEOLOGICAL PRIORITY AREAS IN REDBRIDGE

5.1   *Introduction*

5.1.1   A total of 36 Archaeological Priority Areas are recommended for Redbridge of which four are Tier 1 APAs, 28 are Tier 2 APAs and four are Tier 3 APAs. The revised APAs would cover approximately 42% of the Borough, increasing from 22% previously. A number of former Archaeological Priority Zones are not included in the new list of APAs. This is because following appraisal it was decided that they did not fulfil the new selection criteria and have therefore been omitted from the revised list.

5.2   *Tier 1 APAs*

APA	Size (Ha)
1.1 Elmhurst Gardens	8.36
1.2 The Hospital of St Mary the Virgin	0.10
1.3 Uphall Camp	23.07
1.4 Wanstead Park	112.17
Total	143.70

5.3   *Tier 2 APAs*

APA	Size (Ha)
2.1 Valentines	54.11
2.2 Churches and Cemeteries, Redbridge	8.48
2.3 Bancroft's School, Woodford Wells	4.35
2.4 Claybury Park	103.76
2.5 Clayhall Park	39.28
2.6 Dunspring Lane	5.25
2.7 Fairlop Plain (Central)	293.91
2.8 Gayshams Hall	3.41

2.9 Goodmayes	4.60
2.10 Gwynne House, Woodford Bridge	2.11
2.11 Hainault Hall	6.48
2.12 Harts	21.36
2.13 Highlands & Cranbrook	62.53
2.14 Hog Hill	5.52
2.15 Ilford (Historic Core)	43.32
2.16 Little Beehive	4.20
2.17 Loxford Hall	16.24
2.18 Padnall Hall	2.06
2.19 Castle Rising	3.97
2.20 Roman Road (Ilford High Road)	108.54
2.21 Roman Road (London – Great Dunmow)	94.15
2.22 Selwyn Avenue	2.98
2.23 Stonehall	2.15
2.24 Woodford Green Cricket Club	5.97
2.25 Woodford Hall	3.51
2.26 Little Heath	11.30
2.27 Ray House	45.56
2.28 Vicarage Lane, Ilford	23.36
Total	982.46

5.4 *Tier 3 APAs*

APA	Size (Ha)
3.1 Wanstead Flats	255.26
3.2 Fairlop Plain (Fringes)	701.63
3.3 Relict Areas of Epping Forest	95.81
3.4 River Roding	230.97
Total	1283.67

Total area of all Archaeological Priority Areas in Redbridge (including overlaps)	2409.83
Total area covered by Archaeological Priority Areas in Redbridge (excluding overlaps)	2395.55

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Tier 1 APA
Tier 2 APA
Tier 3 APA

3.3
2.3
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2.2
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1.4
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2.9
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2.20
3.4
2.17
1.3
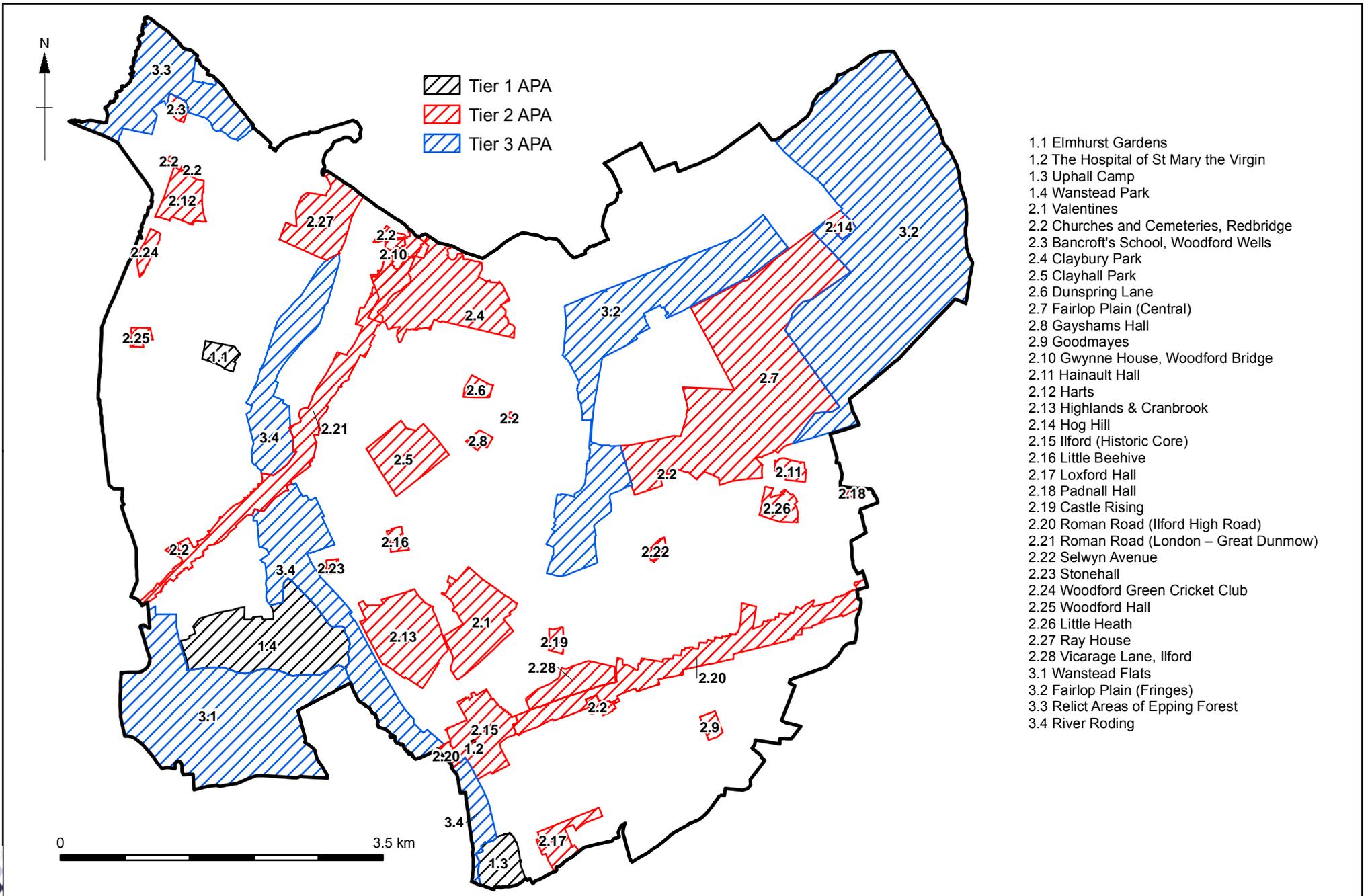
1.1 Elmhurst Gardens
1.2 The Hospital of St Mary the Virgin
1.3 Uphall Camp
1.4 Wanstead Park
2.1 Valentines
2.2 Churches and Cemeteries, Redbridge
2.3 Bancroft's School, Woodford Wells
2.4 Claybury Park
2.5 Clayhall Park
2.6 Dunspring Lane
2.7 Fairlop Plain (Central)
2.8 Gayshams Hall
2.9 Goodmayes
2.10 Gwynne House, Woodford Bridge
2.11 Hainault Hall
2.12 Harts
2.13 Highlands & Cranbrook
2.14 Hog Hill
2.15 Ilford (Historic Core)
2.16 Little Beehive
2.17 Loxford Hall
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2.23 Stonehall
2.24 Woodford Green Cricket Club
2.25 Woodford Hall
2.26 Little Heath
2.27 Ray House
2.28 Vicarage Lane, Ilford
3.1 Wanstead Flats
3.2 Fairlop Plain (Fringes)
3.3 Relict Areas of Epping Forest
3.4 River Roding

0   3.5 km

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Figure 1: Redbridge APAs

Redbridge APAs

Former Redbridge APZs

0   3.5 km

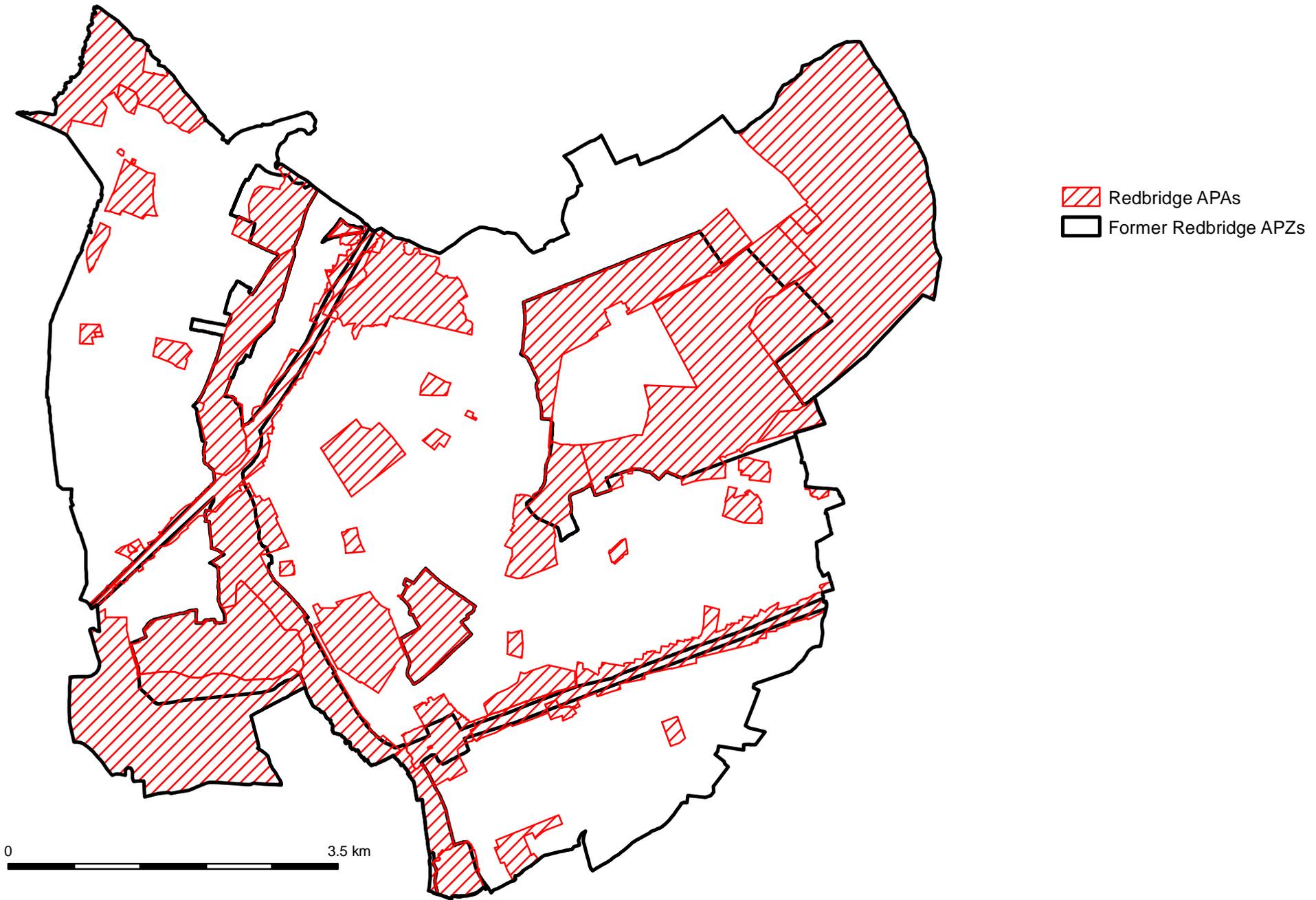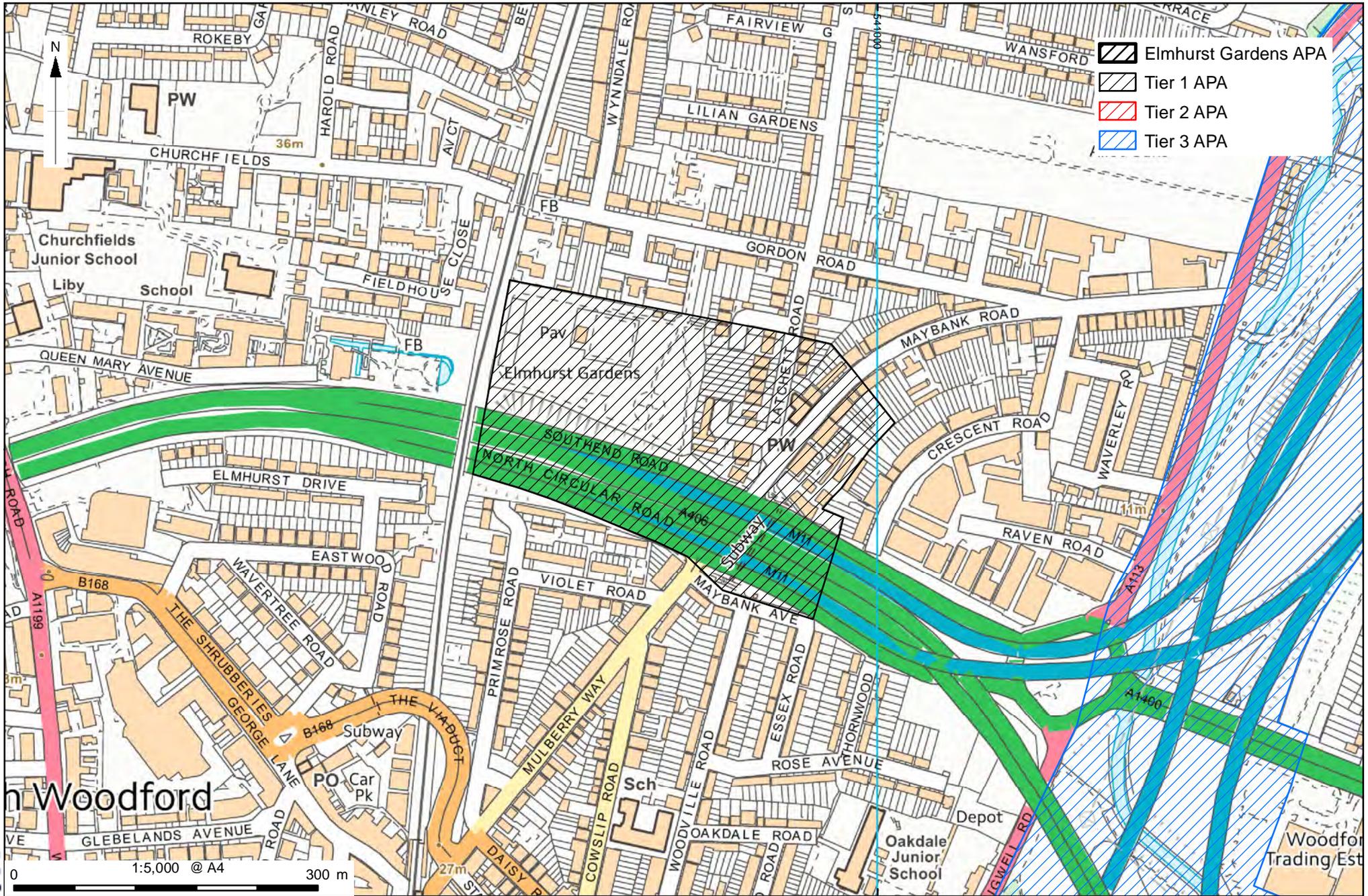Figure 2: Redbridge APAs and Former APZs

6   AREA DESCRIPTIONS AND MAP EXTRACTS FOR TIER 1 ARCHAEOLOGICAL PRIORITY AREAS

Legend:

- Elmhurst Gardens APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 1.1: Elmhurst Gardens

1:5,000 @ A4

0   300 m

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Redbridge APA 1.1 Elmhurst Gardens

Summary and Definition

The Archaeological Priority Area covers an area of South Woodford to the west of the junction of the M11 Motorway and the A406 North Circular Road. The APA covers a Palaeolithic tool production site that was excavated in 1975 during the construction of the M11 and a buffer zone around it. The APA is classed as Tier 1 because Palaeolithic tool production sites are rare nationally and highly sensitive to damage from modern ground disturbance.

Description

Palaeolithic activity was not noted in the area of South Woodford until the archaeological watching brief associated with the construction of the M11 in 1975 identified this as an Acheulian primary context site. A number of Lower Palaeolithic tools were recovered, including four hand-axes, one point of a hand-axe and nine flakes. All of the tools were in pristine condition, although six of the flakes had been retouched. A further 6 flakes that showed evidence of rolling, some fire cracked flint, a piece of burnt clay and a single bone fragment were also recovered from the gravel.

The tools were recovered from a working floor that was located on the surface of a gravel river terrace of the river Roding and lay beneath 1-2m of brickearth with lenses of gravel.

The location of the original find will have been destroyed by the construction of the motorway junction. However, it is felt that given the depth of the deposits there is a limited potential for further remains to exist beneath the junction and a high potential for further Palaeolithic remains to survive in Elmhurst Gardens Park and beneath the neighbouring areas of housing.

Significance

This site is significant because *in situ* Lower Palaeolithic deposits are rare nationally. Because of their extreme scarcity and the global scope of research into human origins, the importance of sites with significant *in situ* remains cannot be overstated. Located at the north-west extremity of early human life in the Pleistocene Old World, Britain's Lower Palaeolithic sites, whether primary or secondary contexts, include some of the oldest fossils and artefacts in Europe. Along with Middle Palaeolithic sites, they are important because they offer rare glimpses into the ways of life of other human species, now extinct, and help us reflect on what it means to be human.

Wymer highlights this as a key Lower Palaeolithic site in his survey of all identified sites of this date, undertaken in 1999. He also states that this is the only truly important Lower Palaeolithic site in the London Borough of Redbridge.

Key References

The Palaeolithic Sites of East Anglia J.Wymer, 1985

The Lower Palaeolithic Occupation of Britain J.Wymer, 1999

Designation Scheduling Selection Guide: Sites of Early Human Activity, English Heritage, 2012

N

Legend:
- St Mary's Hospital APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

8m

YORK ROAD

YORK MEWS

FB

Sta

STATION RD

A123

Town Hall

HIGH ROAD

CHADWICK RD

A118

PO

CLEMENTS RD

1.2

PW

PW

PW's

ILFORD HILL

CLEMENTS L

CLEM

MILL ROAD

6m

CHAPEL ROAD

A118

WINSTON WAY

A118

RODEN STREET

Ilford Bridge

PW

A123

0   1:2,500 @ A4   150 m
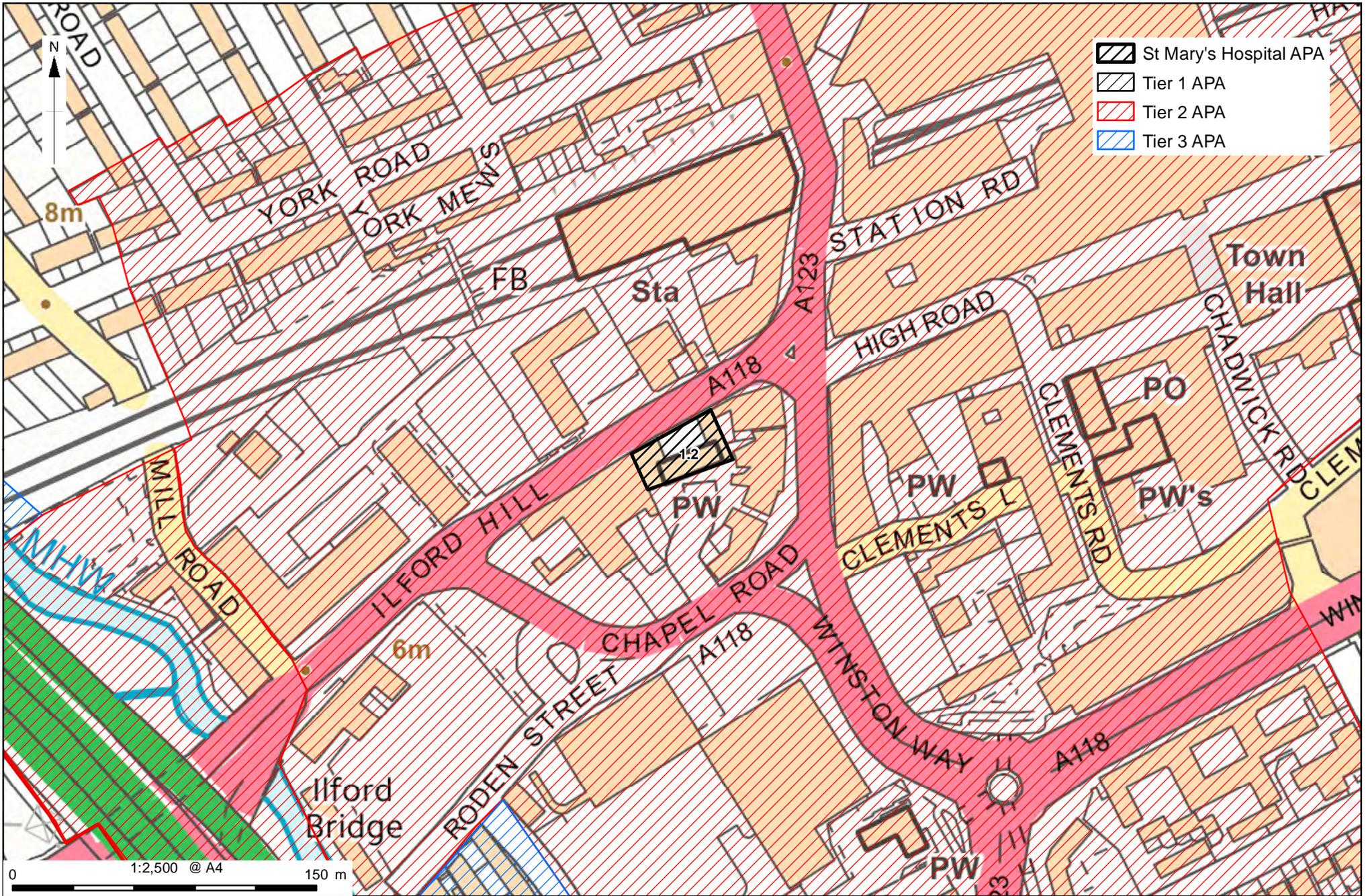
Redbridge APA 1.2: The Hospital of St Mary the Virgin and St Thomas of Canterbury

Redbridge APA 1.2 The Hospital of St Mary the Virgin and St Thomas of Canterbury

Summary and Definition

The Archaeological Priority Area covers a medieval hospital comprising of a series of almshouses, master's house and chapel with an open forecourt that is situated on the south side of the A118, Ilford Hill. The site was used as a leper hospital during much of the medieval period and burials of some of the former inmates have been identified within the forecourt. The only surviving medieval building is the chapel which is a Grade II* Listed Building. The APA is classed as Tier 1 because medieval hospitals are rare and in particular very few leper hospitals have been archaeologically investigated.

Description

The hospital of St Mary the Virgin and St Thomas of Canterbury was founded in 1145 by Adeliza, Abbess of Barking. The hospital was initially solely dedicated to St Mary with St Thomas Becket added to the dedication by his sister Mary Becket who was the abbess of Barking after Adeliza. The hospital was founded to accommodate 13 aged and infirm men. By 1219 the hospital was admitting lepers. In 1346 the Bishop of London produced a series of statutes for the hospital and it was thereafter to house 13 leprous brethren.

Archaeological investigations in 1959-60 identified the buried remains of up to 25 individuals, with some of the remains showing evidence of leprosy. The investigations did not investigate the buried remains of any of the former hospital buildings although buried brick structures are mentioned in passing.

The only surviving medieval building is the II* Listed chapel which dates to the early to mid 14th century and possibly has an earlier core. The chapel has been extensively altered in the 18th and 19th centuries.

The almshouses and Chaplain's house (Grade II Listed Buildings) at the hospital were built in 1927 in the vernacular revival manner. The former Chaplain's house and almshouses were set forward of the present building line forming a smaller courtyard. The Almshouses were rebuilt or renovated in the early 18th century and the Chaplain's house had been rebuilt around 1890 by Ingleby. They were rebuilt in 1927 after the widening of Ilford High Road.

The APA presents a high potential for well-preserved buried archaeological remains relating to the hospital to be present as there have been only limited phases of development in this location since the medieval period.

Significance

The almshouses and Chaplain's house form an important group with the chapel. The site has been in continuous use as a hospice, providing sheltered accommodation, since its foundation.

All medieval hospitals and welfare buildings (including almshouses) will be eligible for designation and most dating from the 16th – 18th centuries if they survive in anything like their original form (English Heritage, 2011).

The buildings themselves will be of archaeological interest and there is potential for the buried remains of earlier hospital buildings to be identified and these could prove helpful in developing a greater understanding of medieval hospitals and in particular medieval leper hospitals. The site represents a rare survival of a hospital being used as such from the medieval period until the present day.

The site is known to contain the buried remains of its medieval inhabitants, these remains provide an opportunity to better understand the health of a medieval population and also presents the possibility of identifying further evidence of leprosy.

Key References

Medieval Monastic Cemeteries of Britain (1050-1600): a digital resource and database of excavated samples R. Gilchrist & B. Sloane, 2005

Ilford Hospital of St Mary and St Thomas of Canterbury, An Outline History H.H. Lockwood, 2004

Ilford Past and Present, G. Tasker, 1901

Designation Selection Guide Health and Welfare Buildings, English Heritage, 2011

Redbridge APA 1.3: Uphall Camp

Legend:
- Uphall Camp APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:5,000 @ A4

0 — 300 m
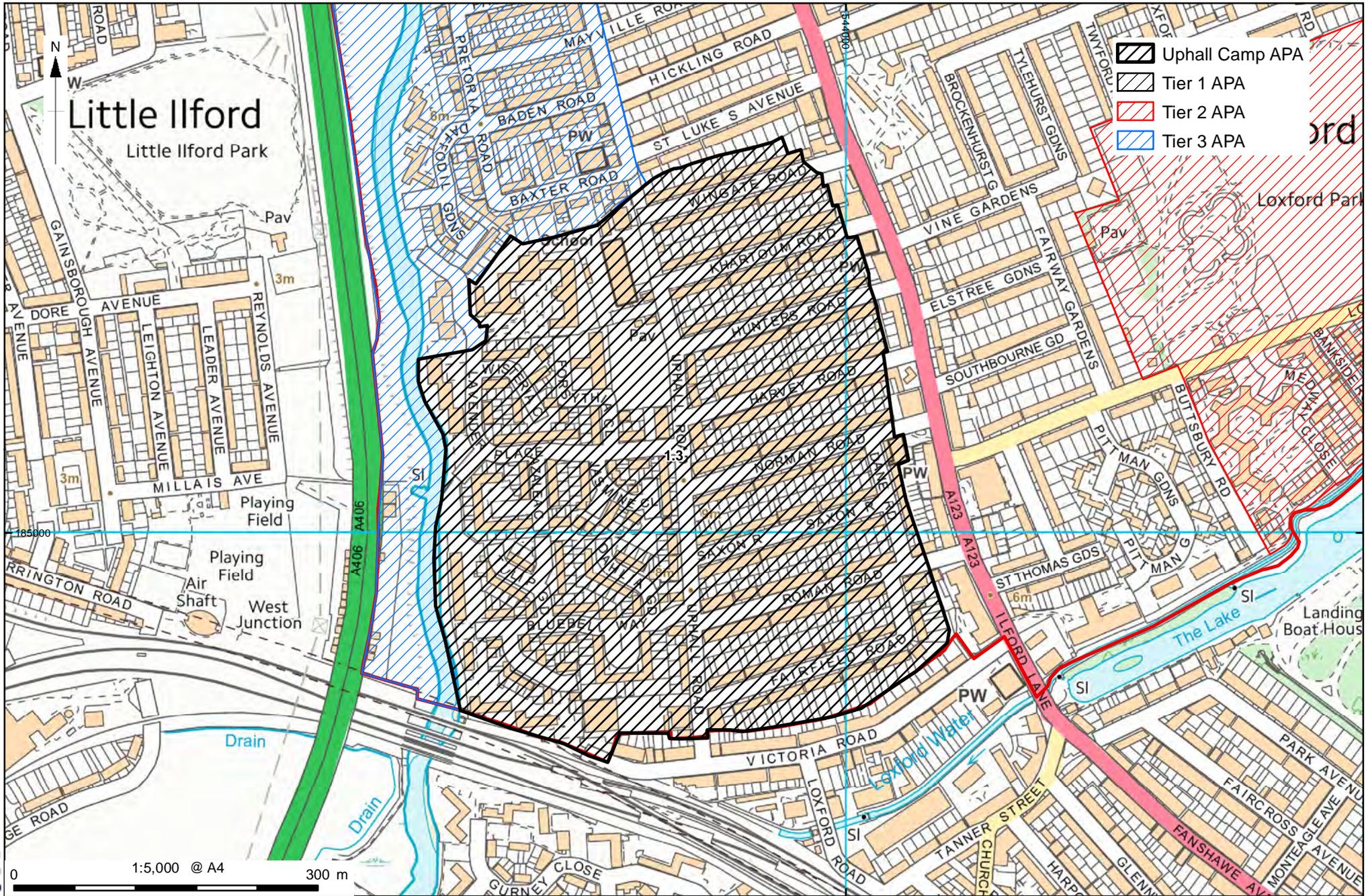
Redbridge APA 1.3 Uphall Camp

Summary and Definition

The Archaeological Priority Area covers a multi-period settlement site. Evidence of settlement dating to between the Bronze Age and post medieval periods has been identified. Most notably a middle Iron Age hillfort has been identified. The APA is classed as Tier 1 because an Iron Age hillfort is of national importance and can provide evidence of prehistoric and Roman settlement.

Description

Uphall Camp has been excavated a number of times, namely in 1960-61, 1983-84 and 1987-89. The findings of these phases of activity were not assessed in detail until 2004 when a post excavation project assessing the archaeology on the East London Gravels, was undertaken. However, the post excavation analysis undertaken was generally limited to material that could provide dating and sequencing evidence. This has meant that faunal or environmental data is not provided in detail and makes interpretation of these elements of the archaeological record difficult.

A limited number of pieces of Mesolithic flintwork, such as a narrow-blade core, were identified during excavations undertaken in 1989. There is no evidence for settlement of this period and the finds represent Mesolithic activity alongside an earlier course of the river Roding and marshes. The hillfort sits on a river terrace comprising of Taplow gravel and is situated at *c* 8m OD.

Evidence for Neolithic activity within the APA is limited to a few flint implements. As with the Mesolithic there is no evidence of settlement during the Neolithic period.

A number of sherds of middle Bronze Age pottery have been identified although most of them were re-deposited in later features. A small number of archaeological features, notably a gully and possibly a pit have been identified during fieldwork. The distribution of pottery and flint implements points to a middle Bronze Age settlement zone alongside Uphall Road.

In 1989 a ditch was identified as part of a possible late Bronze Age-early Iron Age enclosure. Further work has identified a rectangular structure, a pit and other possible features. There are indications that the middle Bronze Age and the late Bronze Age settlement and activity areas are mutually exclusive.

The middle Iron Age settlement or hillfort was defined by a single bank and ditch around the entire site except on the side facing the river Roding where a second bank and ditch were constructed. Settlement is concentrated in the area of the APA alongside Uphall Road. There is an area behind the defences on the western side of the APA which seems largely devoid of middle Iron Age features possibly indicating some sort of clear roadway behind the defences like the Roman 'intervallum'.

Nine round-buildings, eight of which are most probably houses, have been identified. These range in size from 7.20m to 18m in diameter. Associated with the round-houses are two penannular enclosures and six four-posted structures interpreted as granaries. There are at least four rectangular, sleeper-beam structures, some of which have been interpreted as sheds or working areas.

Research undertaken on the 1980s project archives suggests that these various structures, especially the round-buildings and some of the gullies, are associated with different activities, such as metal-working. Specialist assessments of the finds have revealed

extensive metalworking evidence. Charred plant remains are also abundant, associated with the four-poster structures.

Roman activity within Uphall Camp is represented by a number of ditches recorded during a watching brief. Features identified include a rectangular enclosure and its associated internal ditches, two possible Roman burials and dumps of Roman pottery in the Iron Age hillfort's ditches. Two possible burial groups were identified. These were identified from the recovery of flagons, Samian ware and other vessels which are typical of such assemblages. However, bone does not survive well within the APA and it is thought that nothing remained of the putative burials associated with the finds when they were excavated.

It is likely that there are several phases of Roman activity within the APA beginning in the mid-late 1st century AD and continuing into the 4th century. The rectangular enclosure contained little material although was the location of the only coin of Severus Alexander (AD 222-235) in north-east London. There is a distinct contrast in the quantity of finds from the enclosure ditch and others on the site and the dumps of Roman material in the partly filled Iron Age Camp ditches along the western edge of the APA.

A period not securely identified is the early Saxon, located on the western, Roding side of the APA. A number of sherds of grass tempered pottery dating to the 6th and 7th centuries have been recovered from this area but they were not recovered from secure contexts.

There appears to be a lengthy period of medieval activity within the APA, beginning in the 11th or early 12th century. This may relate to the farm, first recorded in 1535 at the northern end of the APA and demolished in the mid 20th century. The farm was demolished for the extension of Howards Chemical Works.

The Lavender Mount, which was located in the north western part of the APA, survived as did a short section of the Iron Age ramparts until the early 1960s. Excavations in 1960-61 revealed that the mound was post medieval. It may have represented a beacon mound or a windmill-mound. A timber-structure revealed in the Roding silts during the 1989 watching brief, was dated to the 17th -18th century. It may have been a jetty in the inlet of the river Roding that is shown in this area on 19th century maps.

The development of the area for a chemical works and housing during the 19th and 20th centuries has severely damaged the prehistoric and Roman remains at Uphall. However, there is still the potential for significant archaeological deposits to remain as the development is likely only to have destroyed any remains that were excavated for footings and service trenches.

Significance

Middle Bronze Age settlements are rare in London and previous archaeological investigations have indicated the survival of settlement evidence dating to this period.

The most significant aspect of the APA is the middle Iron Age hillfort. Hillforts are a nationally important class of monuments and this example provides the potential for further archaeological research which may shed light on defensive structures, the nature of settlement, land use, control of the landscape and trade during the Iron Age.

It is likely that the fort was the focus of a sizeable territory and was probably sited adjacent to the river to maximise its access to, and control of, trade. This clear link to river trade is a key reason that some archaeologists and historians have argued that the camp was an Oppidum (a native British 'town'). However, the scale of the site and limited evidence of proto-urbanisation does not comfortably fit this hypothesis and the site is more likely to represent an Emporion (trading place).

The APA also contains the potential to provide an insight into the nature and extent of settlement in Redbridge during the Roman period. Such information can help to develop our understanding of life in the hinterland of Londinium. It would be of interest to know if the Roman settlement retained any special status or function related to its location within the earlier fort.

Some hillforts were reused in the early Saxon period and there are a few finds which hint this might have happened at Uphall, which would be of particular interest given the proximity to the middle Saxon Barking Abbey.

Key References

Understanding the East London Gravels: Archaeological Excavations on the Thames Gravels of Newham, Barking and Dagenham 1963-99 MoLAS, 2004

Uphall Camp. In *Transactions of the Essex Archaeological Society Vol. 9 Pt. 6* W. Crouch, 1906

The Environs of London D. Lysons, 1795

An Inventory of the Historical Monuments in Essex Vol. 2 RCHME, 1921

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

From Ice Age to Essex, P. Greenwood et.al., 2006

Wanstead Park APA

Tier 1 APA

Tier 2 APA

Tier 3 APA

WANSTEAD

1.4

Redbridge APA 1.4: Wanstead Park

1:10,000 @ A4

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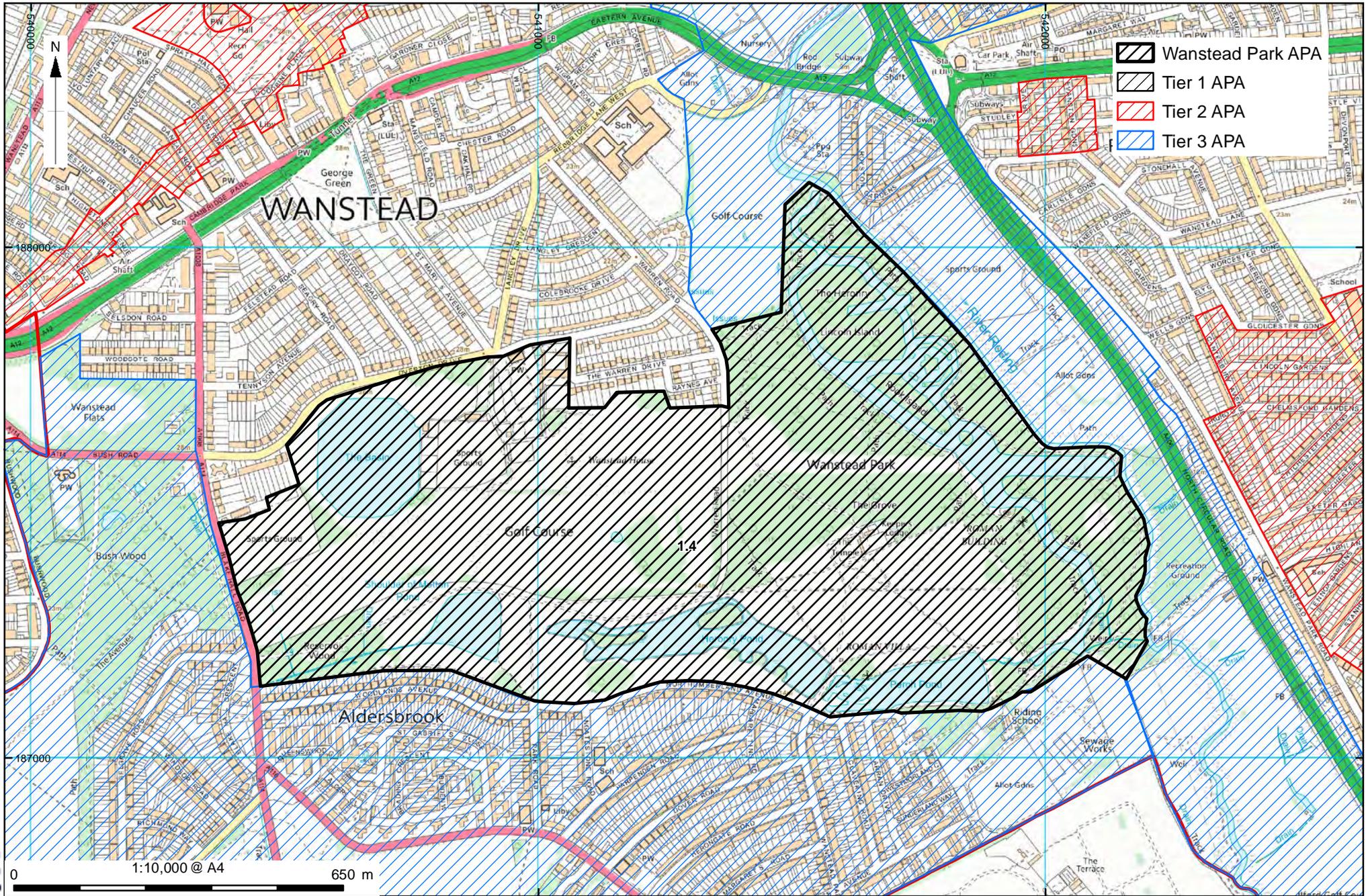
Redbridge APA 1.4 Wanstead Park

Summary and Definition

The Archaeological Priority Area covers a Grade II* post medieval park with surviving 17th to 19th century features. The park is designated as a Conservation Area. The buried remains of the mansion that was associated with the park along with a Roman villa also lie within the APA. The APA is classed as Tier 1 because the park and garden archaeology is a well preserved example of its type and is highly susceptible to damage through modern interventions or alterations. The Park is also Tier 1 because of the archaeological potential to discover well preserved remains associated with a medieval hunting lodge, several post medieval mansions and a Roman villa which could be of national importance.

Description

The park contains heritage assets from a wide range of periods. These include possible prehistoric ring ditches, a Roman road between London and Chelmsford and a Roman villa (identified in 1715 when a mosaic was discovered and subsequently lost) a medieval hunting park and lodge and the 16th - 19th century houses and formal gardens. It also contains the 18th century St Mary's Church, and its medieval pre-cursor. The remains of the Saxon, and later medieval village of Wanstead are thought to be located in the vicinity of the church.

In 1545 a deer park was enclosed from the royal hunting forest at Epping, and included a hunting lodge built in 1499. The park included the plateau and the scarp that comprise the present park and was bounded to the east by the River Roding. By 1549 the lodge was a ruin and it was replaced by a new house, enlarged in the late 16th century by Robert Dudley who used it to entertain Queen Elizabeth in 1578.

The estate was purchased by Sir Josiah Child in 1673-4, who had lived there since 1667. Sir Josiah started a massive programme of garden works, laying out a garden around the old house, with walled gardens of fruit trees, walnut plantations, and tree planting in the park. The structure of the gardens, the initial large-scale use of water, and the pattern of rides and avenues are likely to date from this period. The landscaping was continued by Sir Josiah's son Richard. The initial scheme was a development of his father's work and was designed by George London. The work included formal parterres, two large canals, a bowling green, wilderness areas, two mounts, clearings and seats, a large orangery, and a banqueting house.

Dramatic changes were made to the house and gardens in the period 1715-35. The old house was demolished and replaced by a Palladian mansion designed by Colen Campbell. The late 17th century formal gardens were removed and replaced by a lawn. A third phase of work was carried out between 1735 and Lord Tylney's death in 1750, this included irregular paths through the woodland to the east of the house and a series of ponds on the south side of the house.

John, 2nd Earl Tylney, inherited the estate in 1750 and was responsible for building the Temple and Boathouse Grotto and for producing a less regular and formal landscape. The estate passed to the nephew of the second Earl in 1784 and then, in 1808, to Catherine Tylney Long who married William Wellesley Pole, a nephew of the Duke of Wellington, in 1812. Extensive alterations were carried out on the landscape in the period 1813-18, mostly under the guidance of Humphry Repton and with planting by Lewis Kennedy. The work included plantations around the lakes, reshaping the Ornamental Water, a parterre to the west of the house, and draining the Reservoir Pond. Following the work, Repton described Wanstead as 'one of the most magnificent places

in this country'. The extravagance of Catherine's husband resulted in the loss of her fortune and in 1822 the contents of the house were auctioned to satisfy the creditors. The house was demolished and the materials sold in 1824. The house was not replaced.

Within the golf course there are the remains of medieval ridge and furrow cultivation earthworks and Roman antiquities were found in the area in the 18th and 19th centuries.

The site of the house is marked by a large indentation in the ground within the current golf course. The Listed Golf Club House is adapted from the former outbuildings and stables of the house. The golf course opened in November 1893.

To the west of the Golf Club House is the Listed St Mary's with Christ Church, completed in 1790. It was built by Thomas Eamwick in a neo-classical style. The church is on the site of an earlier, medieval, church. The churchyard has a collection of early 19th century and Victorian monuments, including the Listed memorials to Joseph Wilton RA and Vice Admiral Richard Pamplin. It is likely that there are also surviving medieval graves associated with the earlier church on the site.

The Basin, aligned on an east/west axis, was, up until the early 20th century, part of the main approach from the west. It was formed in the 1720s and replaced two late 17th century semi-circular basins with a causeway in between. From the 1720s the carriage drive circuited the Basin to the south and north. Radiating out from the Basin were avenues and rides cut through the surrounding plantations. The west/east axis continued to the east, through the centre of the house and beyond through the gardens and into the pleasure grounds and park.

The Long Walk is a wide, grassy clearing which leads eastwards down to the late 17th century Canal. The Canal is joined to the Ornamental Water on the west side, the two having been merged in the 18th century. To the north and south of the Long Walk are the North and South Mounts visible on Kip and Knyff's view (*c* 1715). The remains of the early 18th century Great Amphitheatre lie north west of the North Mount.

The site of the house and the earthwork and archaeological remains of the gardens are within the golf course. The location of the house is apparent as a large indentation in the ground and to the west of this is the site of Repton's quartered 'Union Jack' parterre (1810s, replacing the late 17th and 18th century forecourt), still visible as earthworks. To the east of the house site are the earthwork remains of the gardens, which in the late 17th century consisted of parterres on either side of a garden canal, with an orangery, and a circular bowling green, with a pavilion. In the early 18th century, the canal and formal gardens were removed and replaced by a lawn linked to the house by a terrace. The 17th century walled gardens to the south east of the house were removed in the mid 18th century and replaced by open parkland.

In the centre of Wanstead Park is the Listed 18th century Temple. In the late 18th century it was used as a poultry house and by the early 19th century as a keeper's lodge with a garden and a pheasantry.

At the northernmost point of the Ornamental Water is a pump house which draws water from the River Roding. On the west shore of the lake is the 18th century Boathouse Grotto (Listed Grade II). It consisted of a boathouse below and domed chamber above but was severely damaged by a fire in 1884 and now survives only as a shell.

The park includes a chain of lakes. Until the early 19th century the park was much more extensive, including further land to the south, south west and north, and with extensive rides and ornamental planting over the common land and forest to the north, west and south. After being leased as agricultural land from the 1820s, much of this land was

developed for housing in the late 19th and early 20th centuries, but some open areas survive such as Wanstead Flats (APA 3.1).

The APA is now in use as a public park and a golf course. The landscaping for the construction of the park and the golf course in the post medieval period may have impacted upon earlier archaeological deposits, most notably the Roman villa. However, the APA has a high potential to contain well preserved deposits related to all phases of activity that have been recorded in the area.

Significance

The APA represents a nationally important survival of the core of a post medieval high status park and pleasure grounds. The APA can help in developing an understanding of designed landscapes of the 16th - 19th centuries. There is also the possibility of buried remains relating to a number of mansions associated with the park being identified.

Wanstead Park has the best preserved archaeological remains of a post-medieval designed landscape in London comprising extensive earthworks, extant landscape features (e.g. lakes & water courses), ruins, structures and designed planting arrangements. Its study will need to integrate all these aspects with the historical record and inform future conservation and site management. Wanstead Park is public open space so well suited to community projects and interpretation but also vulnerable to damage from erosion or vandalism.

There is an underlying potential for archaeological evidence relating to prehistoric occupation, the Roman road and the Roman villa. There is also the opportunity to better understand medieval occupation within Epping Forest with the presence of a hunting lodge in the park as well as evidence of medieval settlement, the church and land management relating to the Saxon and medieval village of Wanstead.

The APA also covers a cemetery with medieval origins and a number of Listed post medieval memorials. If the opportunity to study any of the burials within this cemetery ever occurred they could provide information on the life expectancy, general health and social background of the local community and the diseases that they were suffering from.

Key References

Wanstead Park, Epping Forest, London Borough of Redbridge: Archaeological Evaluation 2007-09 West Essex Archaeological Group

Strategic Assessment and Conservation Measures for Wanstead Park, London Borough of Redbridge Compass Archaeology, 2013

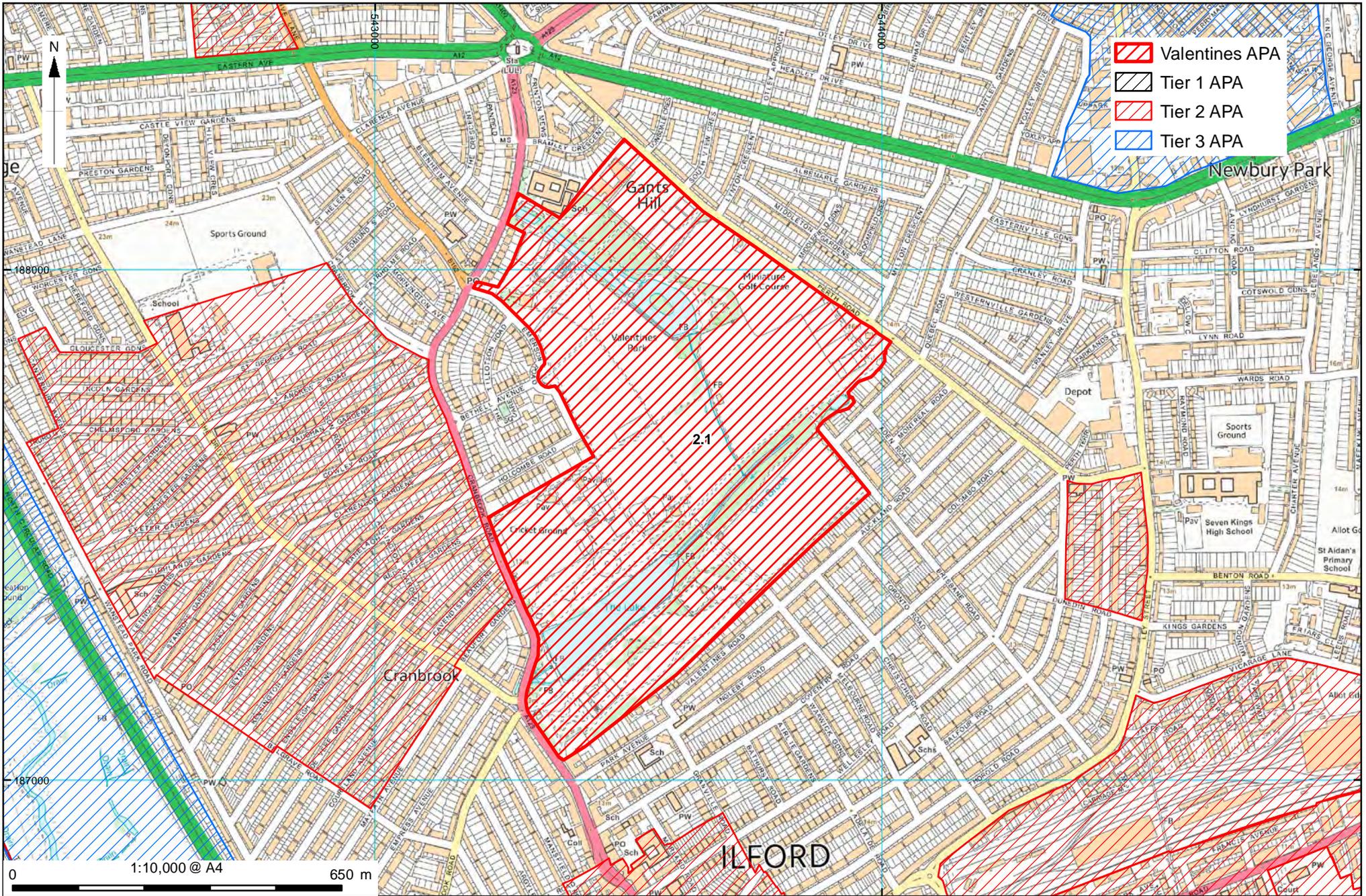*A History of the County of Essex Vol. 5* W.R. Powell [ed], 1966

Bird's Eye View of Wanstead Kip and Knyff, *c* 1715

Report on the Excavation in Wanstead Park, J. Tuffs and L. King, 1947

7   AREA DESCRIPTIONS AND MAP EXTRACTS FOR TIER 2 ARCHAEOLOGICAL PRIORITY AREAS

Newbury Park

Gants Hill

2.1

Cranbrook

ILFORD

1:10,000 @ A4

0   650 m

Redbridge APA 2.1: Valentines

Redbridge APA 2.1 Valentines

Summary and Definition

The Archaeological Priority Area covers a well preserved post medieval mansion and its associated gardens. The mansion was built *c* 1696, in an area that had formerly been medieval tenements, and which was extensively re-modelled in the early 18th century along with the gardens. The gardens are registered Grade II whilst a wide range of buildings within the park are Listed. The APA is classed as Tier 2 because the mansion and gardens are a well preserved example of their type and are highly susceptible to damage through modern interventions or alterations.

Description

The estate of Valentines was one of the largest in the parish of Ilford by the mid 18th century. It was made up of two tenements, which had been separated in the mid 17th century and that were re-combined in the early 18th century. These tenements were a copyhold plot of 3.3ha known as Valentines, on which Valentines House was built, and a freehold tenement of 50ha known as Valentines Farm. The tenements were held together until the death of Francis Fuller, Lord Loxford, in 1636, when they were separated.

Valentines was purchased by Elizabeth Tillotson in 1696. She was the widow of John Tillotson, Archbishop of Canterbury and a niece of Oliver Cromwell. Her son-in-law, James Chadwick is said to have built Valentines House in the final years of the 17th century.

In 1724, the copyhold was sold to Robert Surman, who acquired the freehold interest in the property and reunited it with Valentines Farm. Surman owned the property between 1724 and 1754 and improved the house and gardens. Most of the formal features within the northern part of the park date from this period. In 1754 the estate was purchased by Sir Charles Raymond. Raymond planted a Black Hamburgh vine at Valentines in 1758, sadly it was destroyed in the latter part of the 19th century. A cutting of this vine was planted at Hampton Court in *c* 1769, and became the famous Hampton Court Vine.

In 1898 19ha of the Valentines estate was sold to Ilford Borough Council, to be laid out as a public park. In 1906, a further 4ha of land were given to the Council. In 1907 the Council purchased a further 15ha of Valentines and both the new areas were opened to the public in March 1907 as Valentines Park. The house and 9ha of land surrounding it were purchased by the Council in 1912. The neighbouring Middlefield Farm estate was sold in 1924 and a further 3.5ha were added to the park, at its north eastern corner. T park then totalled 50.5ha.

The Listed Valentines House was built in the 1690s although the exterior was extensively altered in the mid 18th century, and was further modified and enlarged in 1811 and 1871.

To the south and east of the house are lawns with scattered mature trees, and formal beds of shrubs or bedding plants. On the south front of the House there is a large magnolia and a shrubbery extends from the west side of the House up to the main entrance and then to a lodge in the north-west corner. The southern boundary of the lawns and kitchen gardens is formed by a Listed 18th century brick ha-ha which runs for 150m from Emerson Road to the Long Canal. The north-east side of the lawn borders the kitchen garden, with an aviary attached to the west wall of the lower part of the kitchen garden. To the south of the lower kitchen garden is a rosery which was laid out in the 1870s. To the north of the lawns and the kitchen gardens are tennis courts along the north boundary.

The Long Canal was built in the early 18th century. Immediately to the south is a Listed early 18th century Grotto. At the northern end of the Canal is another early 18th century grotto, the Listed Canal Head Grotto. To the north of the Long Canal is a small rectangular canal, the Horse Pond.

The American Gardens lie between the Long Canal and the eastern boundary of the park. This area was an 18th century Wilderness and part of the present layout is derived from this phase. The area was developed in the 19th century as American Gardens (i.e. an area planted with specimens from the United States of America) and much of the planting survives. The American Gardens continue alongside a further body of water, the Fish Pond. This has an 18th century grotto at the northern end, the Southern Grotto.

Near the Wishing Well Pond is Jacob's Well, a domed brick structure. A ha-ha crosses the middle of the present park and divides the 18th and 19th century pleasure grounds to the north from the late 19th century municipal park to the south.

The original 19ha municipal park that was laid out in 1898-9 was known as Cranbrook Park and lies to the south of the ha-ha. At the eastern end of this part of the park is a boating lake that is fed by the Cran brook. To the south-east of the lake, a path is lined by an avenue of trees and has a large 19th century drinking fountain half-way along it. To the west of the drinking fountain there is a bowling green and pavilion. On the north-west edge of the lake is a late 19th century boathouse.

In the north west corner of the kitchen garden is a Listed early to mid 18th century octagonal dovecote. The kitchen garden is bordered by the dovecote and outbuildings on the west side and by 3m high brick walls to the north and south. The kitchen garden is in two parts: the northern part was used as a nursery in the 20th century; and the southern part which since the 1870s has been laid out as a formal garden, known as the Parterre Garden. The east side is open to the Long Water and towards the east end of the central path is a Listed early 18th century Portland stone base for a sundial. There is a Listed gardener's cottage on the north side of the kitchen garden.

There is high potential for archaeological deposits to remain as Valentines is now a public park and has not seen any development since the post medieval period.

A Roman stone coffin was recovered from the grounds of Valentines in the 19th century.

Significance

The APA represents an important survival of a post medieval mansion and its associated pleasure grounds. The APA can help in developing an understanding of designed landscapes of the 18th and 19th centuries.

There is also an underlying potential for archaeological evidence of medieval or earlier post medieval activity associated with the tenements to be identified and these can shed light on settlement within Hainault Forest.

Archaeological deposits within the APA should be well preserved as the area has not been subject to extensive previous phases of development and has been parkland since the post medieval period.

There is the potential for further Roman burials, or occupation remains, to be identified. These would provide an opportunity to develop a better understanding of the treatment of the dead in this period as well as understanding occupation in the hinterland of Londinium.

Key References

http://www.valentines.org.uk

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The Inspiration of Valentines: "A Place of Origin" H.H. Lockwood, 2002

Ilford Past and Present, G. Tasker, 1901

Valentines Park, Ilford: Archaeological Impact Assessment & Written Scheme of Investigation (unpublished Oxford Archaeology Report) J. Hind, J. Morris & D. Dodds, 2006

Redbridge APA 2.2: Churches and Cemeteries

Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Map labels:
- St Thomas Woodford Green
- All Saints Woodford Green
- St Pauls and The Green
- St Marys Woodford
- Holy Trinity Barkingside
- St Peters Church
- Christ Church Wanstead
- St Marys Ilford

1:40,000 @ A4

0 — 2,625 m

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Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA
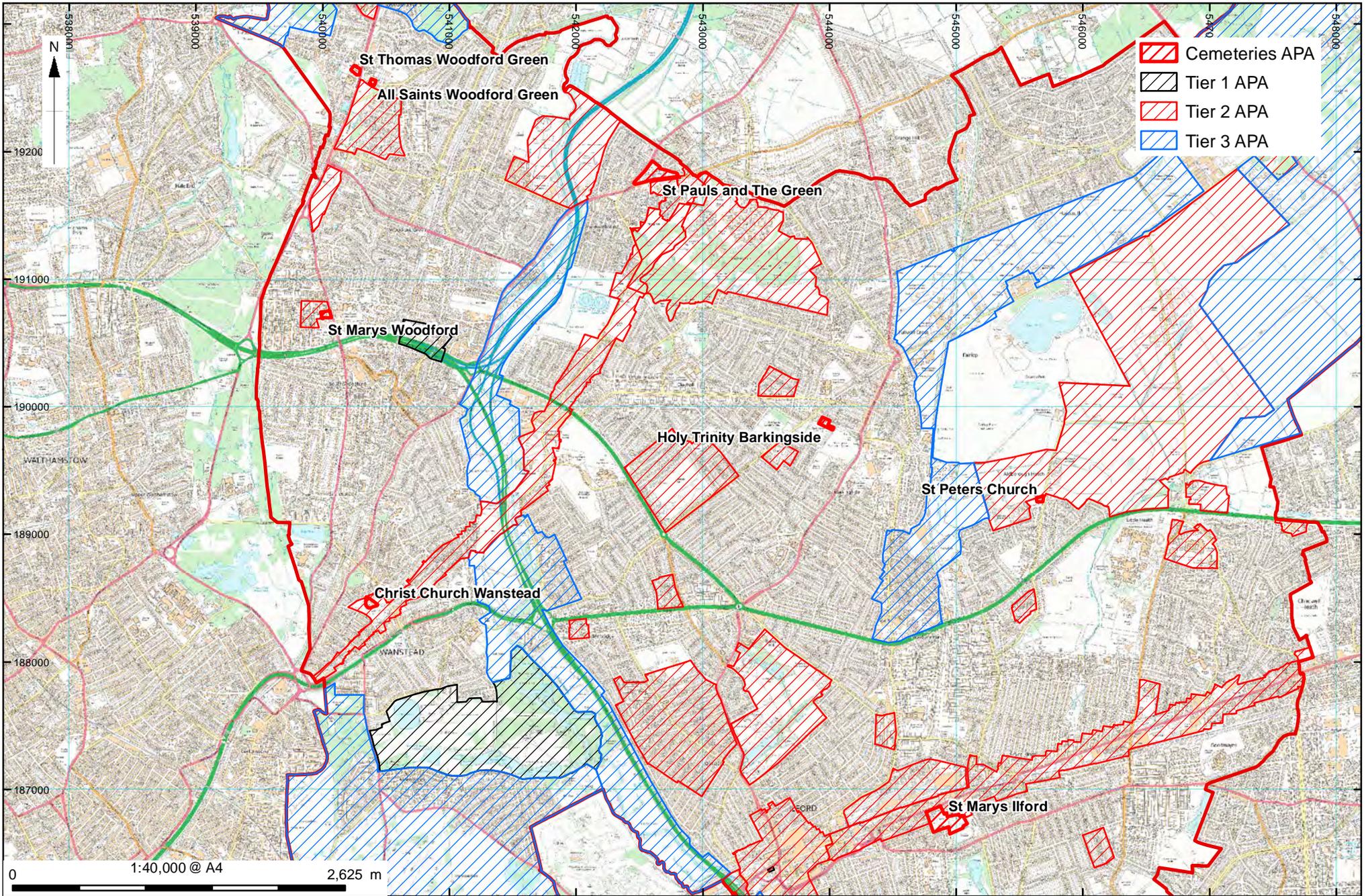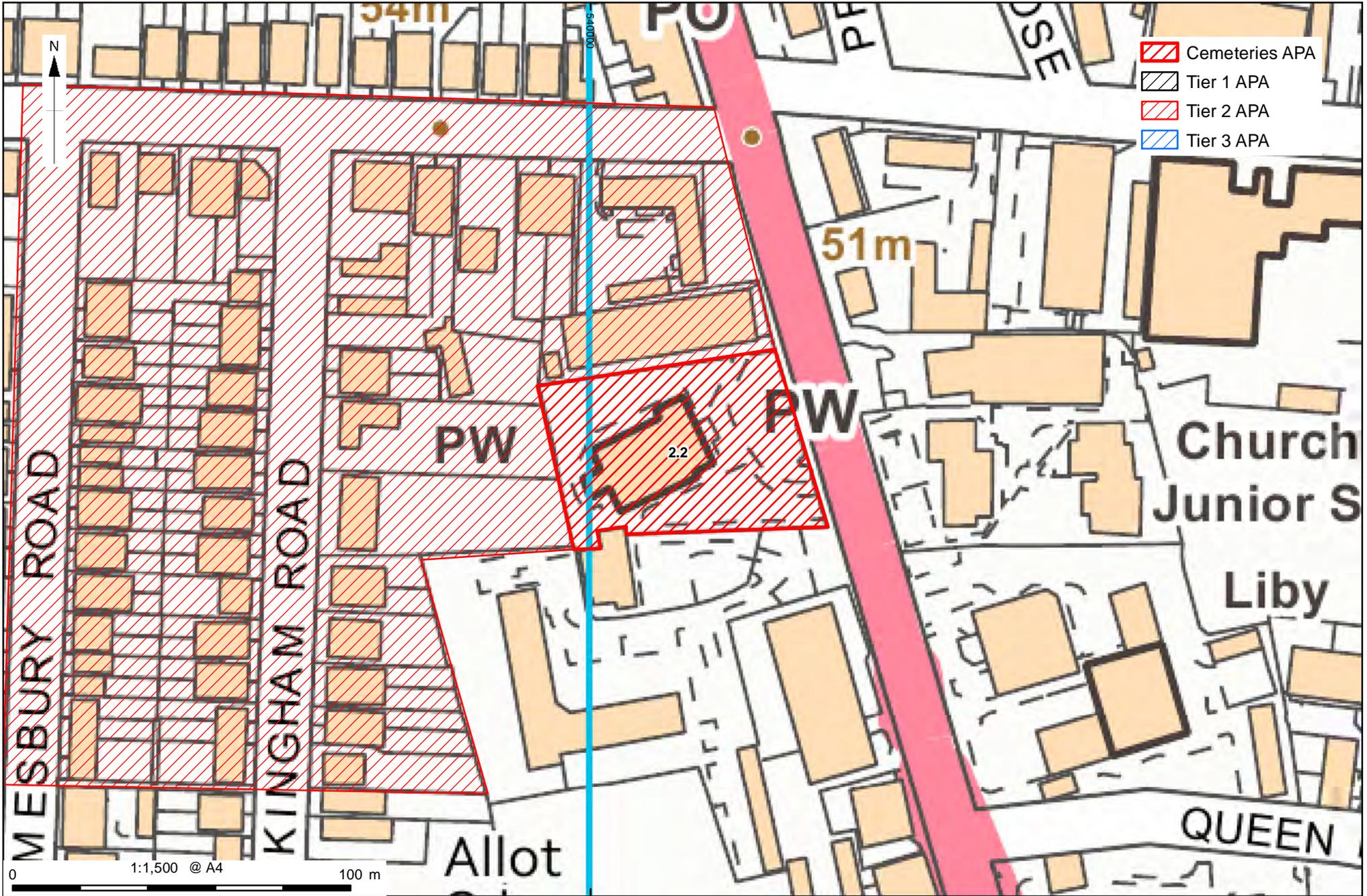
Redbridge APA 2.2: St Mary's, Woodford

54m

51m

PO

PW

PW

2.2

PW

Church

Junior S

Liby

QUEEN

Allot

AMESBURY ROAD

KINGHAM ROAD

540000

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Legend

▨ (red)	Cemeteries APA
▨ (black)	Tier 1 APA
▨ (red)	Tier 2 APA
▨ (blue)	Tier 3 APA

N

FITZGERALD RD

CHURCH PA

WANSTEAD PLACE

PO

2.2

PW

Hall

28m

Recn Gd

SPRATT HALL

Pol Sta

PLACE

0   1:1,500   @ A4   100 m

Redbridge APA 2.2: Christ Church, Wanstead

N

32m

Cemeteries APA
Tier 1 APA
Tier 2 APA
Tier 3 APA

544000

TRINITY ROAD

HORACE

MOSSFORD GREEN

PV 2.2

Barkingside
Cemetery

Pav

Pol
Sta

0   1:1,500 @ A4   100 m

Redbridge APA 2.2: Holy Trinity, Barkingside

Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

N

1:2,500 @ A4

0 — 150 m

Redbridge APA 2.2: St Paul's and The Green

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Aldborough Hatch

Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

N

Track Drain

Allot Gdns

PH

AL

PW

2.2

27 m

ST PETERS CL

APPLEGARTH DRIVE

BAWDSEY AVENUE

Aldborough House Farm

LANE

RAMSGILLA DRIVE

BAWD

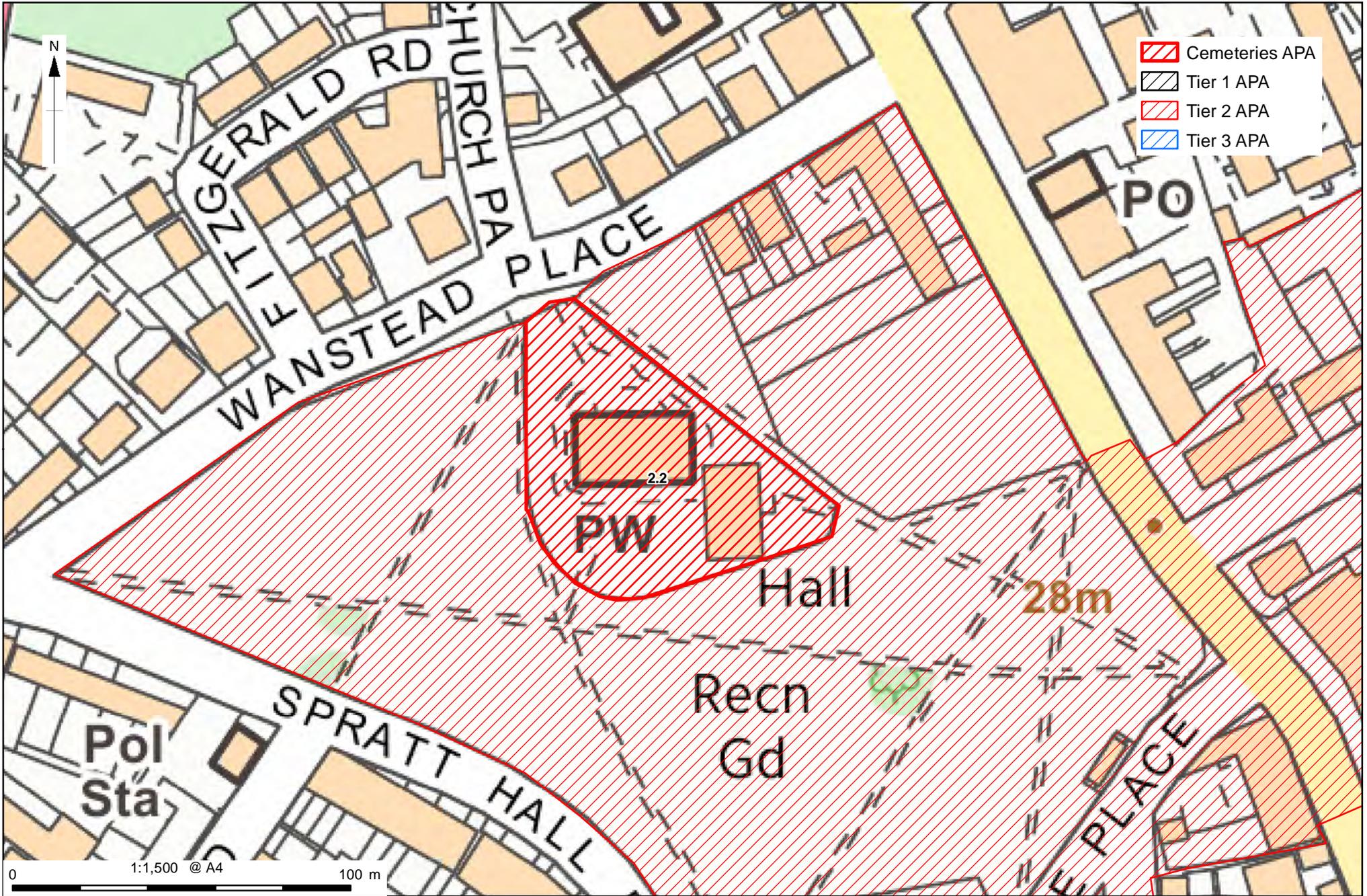0   1:2,500 @ A4   150 m

Redbridge APA 2.2: St Peter's, Aldborough Hatch

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_2e_26apr16.mxd*jonathan.millward*26/04/2016

Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA
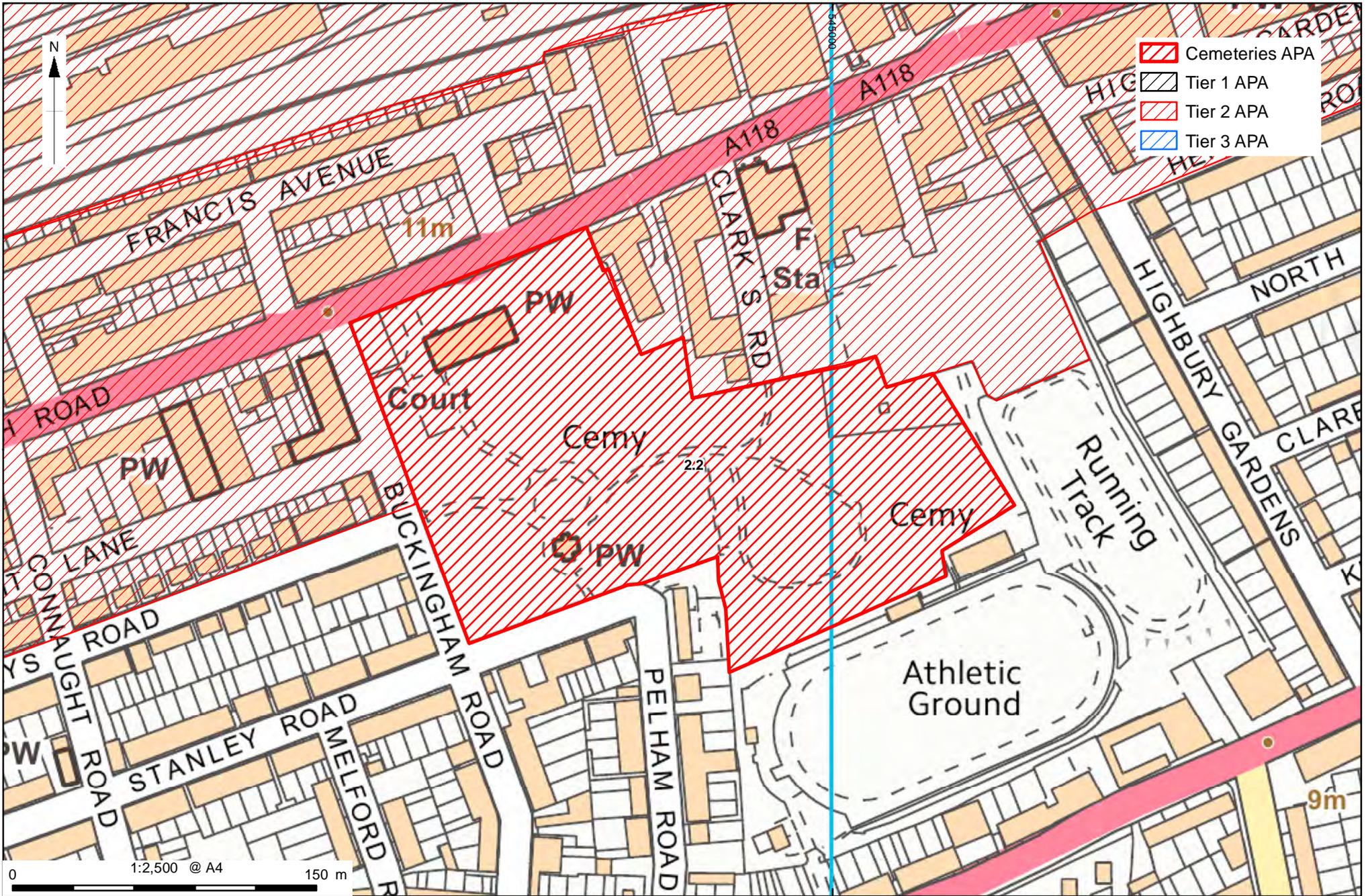
Redbridge APA 2.2: St Mary's, Ilford

1:2,500 @ A4

0   150 m

Sch

Pav

2:2

PW

2.2

61m

71m

HIGH ROAD WOODFOR

INMANS ROW

GREEN

W

Legend

- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Sports Ground

N

0   1:1,500 @ A4   100 m

Redbridge APA 2.2: All Saints' Church, Woodford Green

Redbridge APA 2.2: St Thomas of Canterbury R.C Church and Friary

Legend:
- Cemeteries APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

High School

Sch

PW

FRIARY LANE

JACKLIN GR

SYDNEY ROAD

Sch

Sch

WOODFORD GREEN

ROAD

BARCLAY

OVAL

Subw

Sch

PW

INMA

2.2

2.2

N

1:1,500 @ A4

0   100 m

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_2h_26apr16.mxd*jonathan.millward*26/04/2016

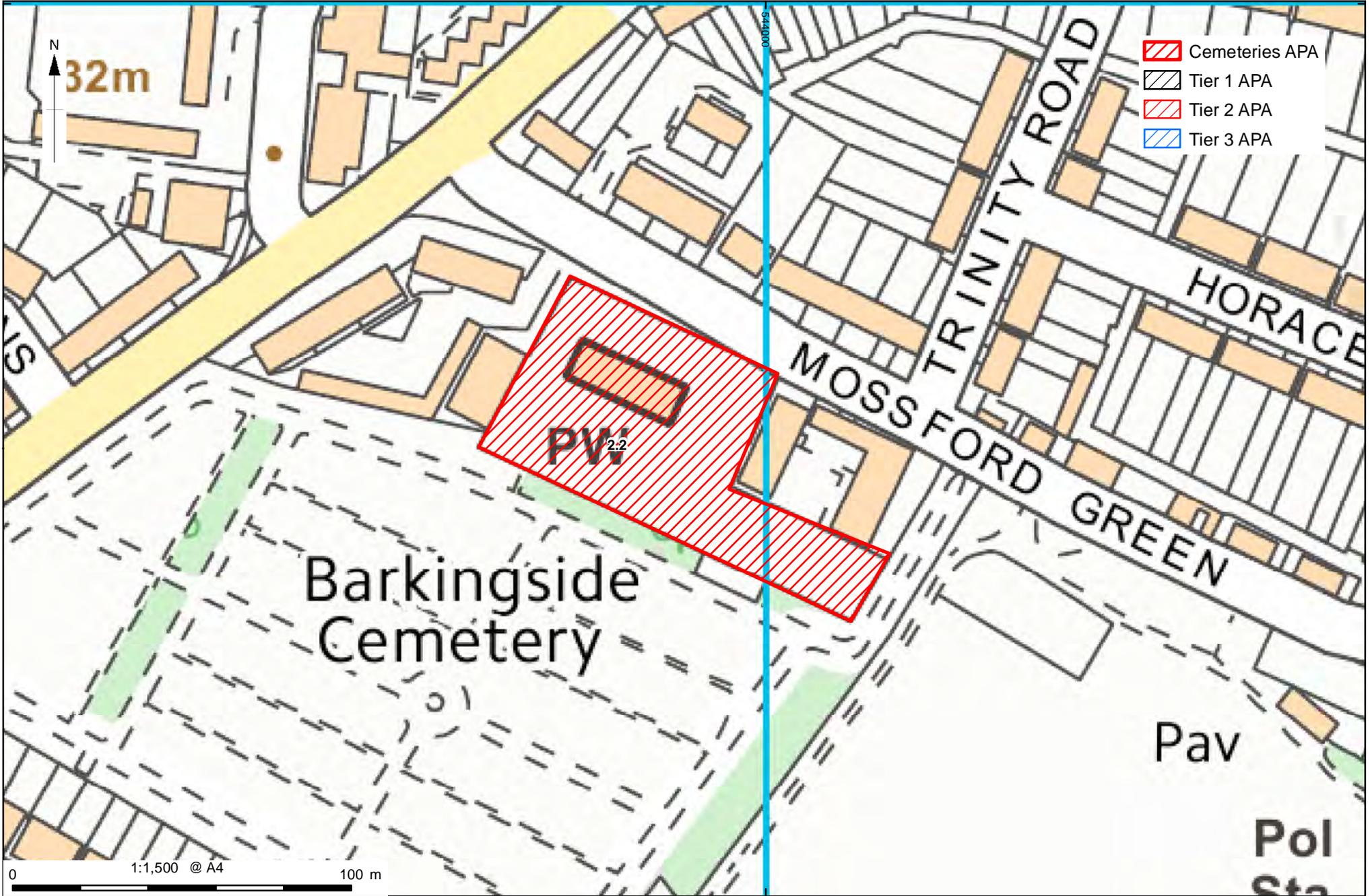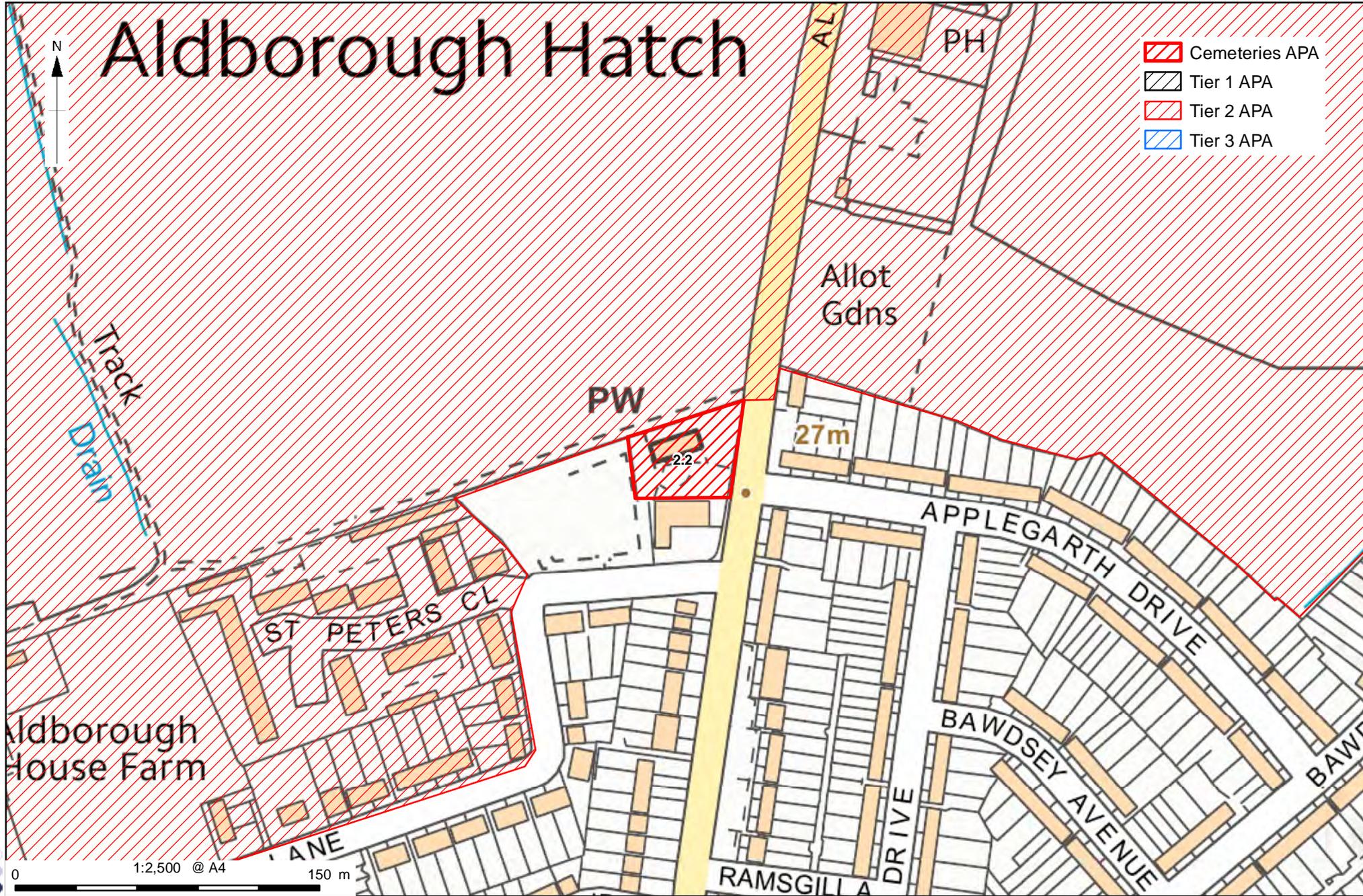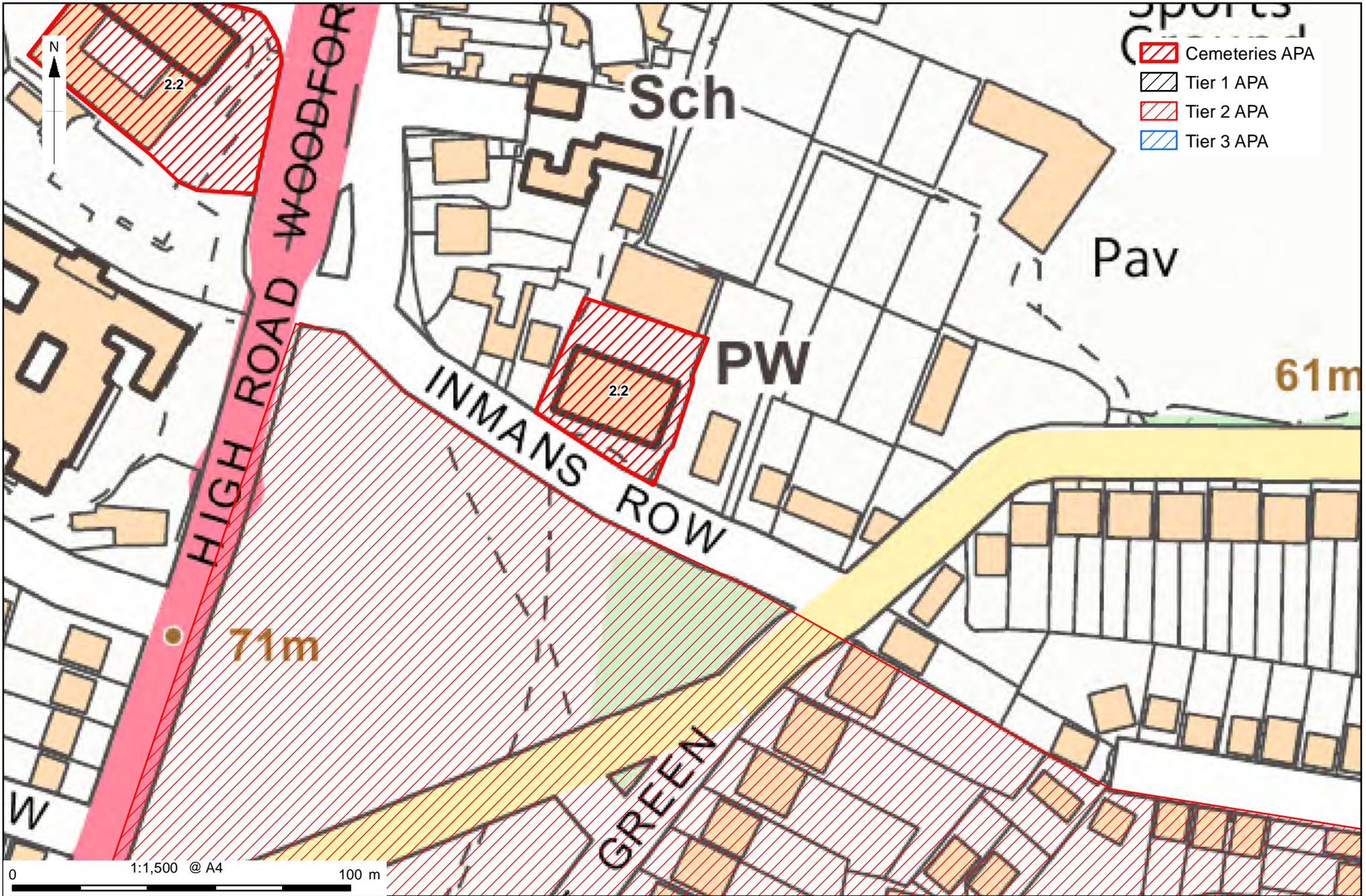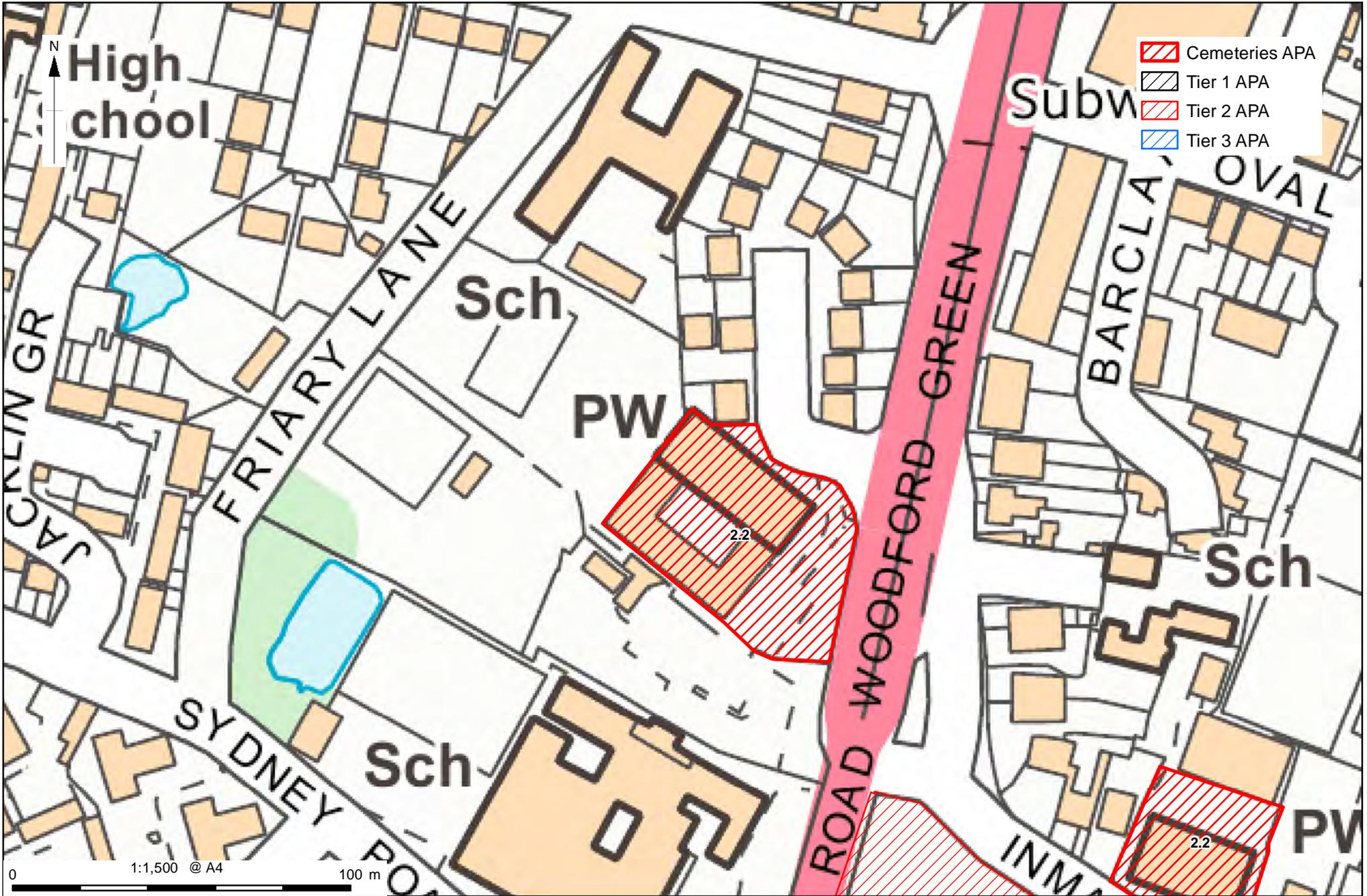### *Redbridge APA 2.2 Churches and Cemeteries, Redbridge*

Summary and Definition

The Archaeological Priority Area covers eight churches and their associated cemeteries. The APA is classified as Tier 2 as it covers cemeteries with medieval as well as 18th and 19th century origins.

Description

All Saints Church, Woodford Wells

All Saints' church was built in 1874, on a plot, facing Woodford Wells Green, given by H. F. Barclay of Monkhams. In the following year a consolidated chapelry was formed from parts of the parishes of St. Mary, Woodford and St. Peter-in-the-Forest, Walthamstow. A separate ecclesiastical parish was formed in 1906.

The church is a stone building designed by F. E. C. Streatfield in the Early English style and has a chancel, nave, south aisle, north transept, and a north-east tower with a spire. In 1876 a north aisle was added and in 1885 a choir vestry.

This area of the APA is shown on Chapman and Andre's 1777 map of Essex as an open area and other maps indicate that the plot was not developed until the Church was built. This area of the APA has high potential to contain undisturbed post medieval burials. The churchyard is now covered by tarmac and used as a church car park.

Christ Church, Wanstead

This area of the APA includes a Listed church built between 1860 and 1861 to a design by Sir George Gilbert Scott. The church is surrounded by a graveyard, now laid to grass, which does not contain any memorials or gravestones.

The graveyard will contain a range of post medieval burials. The cemetery is no longer accepting burials.

Church of St Mary the Virgin, Woodford

This area of the APA includes a Listed church built in the early 18th century with significant re-modelling and re-building in the early 19th century. The church is surrounded by a graveyard which contains an exceptional collection of 18th and 19th century memorials of sufficient artistic or architectural merit to have been mentioned in the Listing Description and Cherry's work on the buildings of this region. The location of the previous church on the site is not known although Cherry states it was built in the 12th century.

There are five Listed memorials in the churchyard. The Raikes mausoleum which was built *c* 1797 and the Godfrey monument built *c* 1742. The Godfrey monument was designed by the architect Sir Robert Taylor and cost £1500. The other three include the Micklefield (built *c* 1826) and Keepe (built *c* 1784 to a design by Samuel Robinson, who displayed the design at the Royal Academy that year) monuments, the other monument is located opposite the church's south porch and has lost its inscription. It is signed Coade & Sealy and dated 1812. The graveyard will contain a range of medieval and post medieval burials. The churchyard is now closed to burials.

Holy Trinity Church, Barkingside

The churchyard of Holy Trinity is amongst the oldest burial grounds in Barkingside and is now closed to burials.

The church is a yellow brick building in the Norman style and was built in 1839-40 to a design by the architect Edward Blore.

In the churchyard are numerous headstones, and a few chest tombs and monuments. The cemetery is now closed to burials.

St Mary's Church, Ilford

This area of the APA covers the church of St Mary and its associated cemetery. The first church on the site was built between 1829 and 1831 to a design by James Savage. The churchyard was extended in 1881 with the creation of Great Ilford Cemetery and is now closed to burials.

The site also contains the site of a Bronze Age barrow as well as a Palaeolithic flint tool having been recovered. The eastern part of the site is over the location of a brick pit from which Pleistocene mammalian remains and flint tools are thought to have been recovered during the 19th century.

St Paul's Church, Woodford Bridge

This area of the APA includes the Listed church of St Paul which was built in 1854 to a design by Charles Ainslie. After a fire in 1880 the church was largely rebuilt to designs by William G Bartlett and Son, in 1886.

There is no evidence of any occupation in this area earlier than the church in the post medieval period although there is evidence on the HER of a medieval manor and a possible associated settlement.

The churchyard contains a large number of gravestones, none of which are deemed to be of architectural merit. The cemetery is closed to interments although there are two gardens of remembrance where ashes are scattered and evidence that as recently as 2012 cremated remains have been buried.

St Peter's Church, Aldborough Hatch

This area of the APA includes the Listed church of St Peter which was designed in 1862 by Arthur Ashpitel and was built with stone which had previously formed part of Westminster Bridge. The church is surrounded by a graveyard and has some stained glass by Hardman's and an organ with painted and stencilled decoration by N. H. J. Westlake; from the International Exhibition of 1862. The graveyard is closed to new burials.

St Thomas of Canterbury R.C. Church and Friary, Woodford Green

This area of the APA covers the Roman Catholic Church of St Thomas of Canterbury and the adjoining Franciscan Friary. The design for the church was created by Canon A. Scoles in April 1895 and the foundation stone was laid in May of the same year by Cardinal Vaughn. The church and friary were built on land donated by Lady Henrietta Pelham-Clinton, Dowager Duchess of Newcastle. It is possible that there are 19th century burials on the site.

Prior to the erection of the church the plot was occupied by a substantial house 'The Oaks' and its associated gardens. This house was bought by the Dowager Duchess of Newcastle specifically to allow the church to be built in its place.

Significance

If the opportunity to study any of the burials within these cemeteries ever occurred they could provide information on the life expectancy, general health and social background of the local community and the diseases that they were suffering from.

Burials which are more than 100 years old are potentially of archaeological interest. The interest in burials and burial grounds relate to differences in burial practices, buildings and monuments which typically reflect a variety of social and religious factors and also to the study of human populations including life expectancy, health and disease.

Burial grounds have their own specific legal protections. In accordance with national guidelines, archaeological investigation in post medieval burial grounds would normally only occur when burials more than 100 years old have to be disturbed for other reasons. Such disturbance could be for development or purposes other than routine small scale cemetery operations. The views and feelings of relatives and associated faith communities, when known, would need to be considered.

St Mary's in Ilford also has the potential for remains relating to a Bronze Age barrow and Palaeolithic activity to be identified. These remains would provide an opportunity to develop our understanding of prehistoric occupation and ritual within the area.

St Mary's in Woodford has the potential for remains relating to the 12th century church that was the precursor of the present building to be identified. These remains along with associated medieval burials provide an opportunity to gain insights into medieval religious buildings and the treatment of the dead. Any burials can also provide information relating to the population, their age at death and general health.

St Thomas' in Woodford has the potential for remains relating to a post medieval mansion to be identified as the church lies on the site of The Oaks. The remains of the house can provide information relating to gentry houses in the hinterland of London.

Key References

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

London 6: East, B. Cherry, C. O'Brien and N. Pevsner, 2005

http://www.londongardensonline.org.uk

Legend:
- Bancroft's School APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Reed's Forest

Bancroft's School

2:3

PW

Woodford

Golf

58m

74m

69m

1:2,500 @ A4

0   150 m

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_3_26apr16.mxd*jonathan.millward*26/04/2016
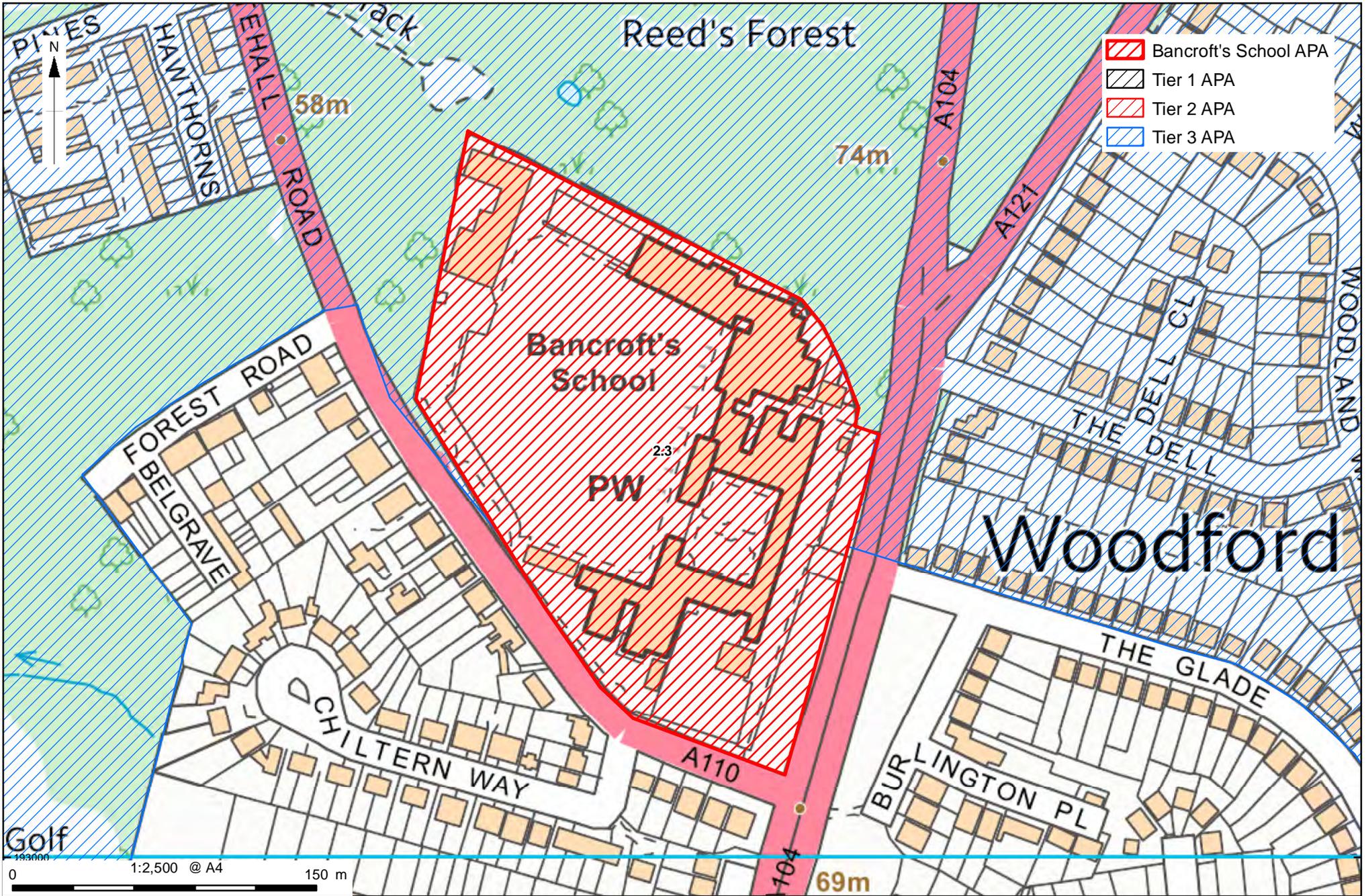
Redbridge APA 2.3 Bancroft's School, Woodford Wells

Summary and Definition

The Archaeological Priority Area covers a Listed 19th century school complex designed by Sir Arthur Blomfield. The school is located in Woodford Wells and is situated immediately to the north of the junction of the A104 Woodford High Road and the A110 Whitehall Road. There is potential for buried remains relating to a post medieval isolation hospital and workhouse and a house named Manor House that are known to have been on the site prior to the construction of the school. The APA is classified as Tier 2 because there is potential for the remains of a range of post medieval occupation and use as a hospital to be investigated.

Description

The Listed quadrangle, library and chapel at Bancroft's School were built in 1870 and designed by Sir Arthur Blomfield. They are a large quadrangular group of red brick buildings. The design of the school is probably based on St John's College, Cambridge. The school was originally founded on a site at Mile End Road in the 18th century and moved to this location once the school buildings were completed.

The area now occupied by Bancroft's School was formerly occupied by The Manor House. The house was originally a medieval timber framed building and was known as Hereford House after Price Devereux, 10th Viscount Hereford became the tenant in 1739. In 1748 the house was inherited by Robert Moxon. After his death Moxon's son John let the house to the parish for use as a poorhouse.

About 1790 Richard Puller seems to have occupied this house (when it was known as Hanover House) and commissioned Humphry Repton to remodel the grounds.

When John Moxon died the house was bought by Nicholas Pearse who had the house pulled down between 1820 and 1838. A new workhouse was also built within the APA in 1820 at a cost of £1000. It is possible that there was a cemetery associated with the poorhouse and the workhouse. The workhouse was demolished prior to 1863.

The Manor House was rebuilt in 1863 and remained in occupation until the land was purchased by Bancroft's School in 1889.

The area of the APA is shown on Chapman and Andre's 1777 map of Essex as an undeveloped area of forest. There have only been a limited number of phases of occupation at this location and this makes it likely that there will be well preserved buried remains dating from *c* 1800 onwards. The construction of the school saw the demolition of any earlier structures on the site and is likely to have truncated any earlier features that faced onto Woodford High Road.

Significance

The remains of an early 19th century parish poorhouse and workhouse could do much to further our understanding of such facilities and the treatment of the poor and sick in the post medieval period.

The APA presents the possibility of remains related to both a medieval and a post medieval manor house being present. These provide an opportunity to develop a better understanding of the nature of manorial complexes within Epping Forest.

There is a possibility that post medieval garden features relating to Repton's remodelling of the grounds may survive.

If there are burials present these present an opportunity to better our understanding of the life expectancy, general health and social background of the local community and the diseases that they were suffering from.
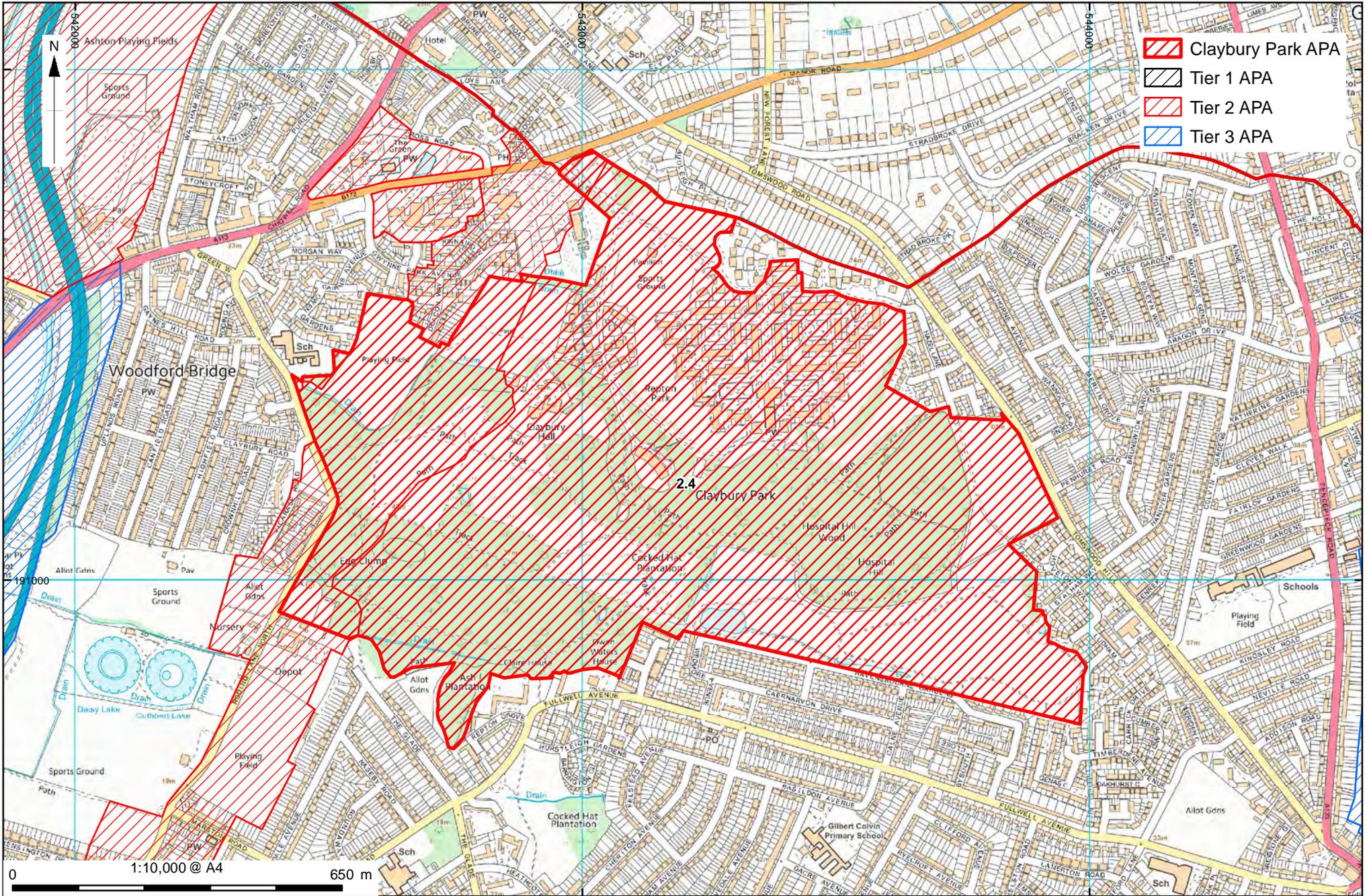
Key References

Woodford: An Outline History, G. Green, 1995

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

Woodford: Village to Suburb, M. Smith, 1982

Legend:
- Claybury Park APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

2.4 Claybury Park

1:10,000 @ A4

0 — 650 m

Redbridge APA 2.4: Claybury Park

Redbridge APA 2.4 Claybury Park

Summary and Definition

The Archaeological Priority Area covers the 18th century Listed Claybury Hall and associated parkland, designed by Humphry Repton. The 19th century asylum is excluded from the APA. The APA is bounded on the north by the B173 Manor Road and on the east by Tomswood Road. The APA is classified as Tier 2 because it has the potential to contain evidence of landscaping and garden design from the late 18th and 19th centuries. There is also potential for evidence of Roman activity as a Roman road (APA 2.21) crosses Claybury Park. The recovery of a Palaeolithic tool indicates that there is an underlying potential for prehistoric material to be recovered.

Description

The APA encompasses Claybury Park which was formerly part of the Claybury estate that was held by Barking Abbey from the 12th century. The Park contains Claybury and Hospital Hill Woods which are remnants of the ancient woodland of Hainault Forest.

The Park is crossed by a Roman road (between London and Great Dunmow, APA 2.21) and this presents the possibility of associated settlement and roadside activities dating to this period being identified. The recovery of a single Palaeolithic tool also presents the underlying possibility of further prehistoric remains being present within the APA.

The known ownership of the Claybury estate dates back to the 12th century when it was a free tenement held from Barking Abbey. King Stephen granted land here in *c* 1145 to the newly established St Mary's Hospital in Ilford (APA 1.2), which was attached to the Abbey, and this led to naming part of the woodland here Hospital Hill Wood. Claybury and Hospital Hill Woods are remnants of the ancient woodland of the once extensive Waltham Forest. An agreement between the Hospital and the Abbess of Barking in 1219 refers to clearing their own lands at the Clay. The agreement indicates that the land at Claybury was partially cleared after 1219 but appears to have been wooded prior to this date.

Claybury was developed into a gentleman's estate from 1786, by James Hatch who built a new mansion, expanded the estate and commissioned Humphry Repton to advise on landscaping the parkland.

By 1847 the estate was 178ha and included Claybury Woods as well as a number of properties. In 1887 it was sold and Claybury Asylum was built by 1893, the first mental hospital built by the new London County Council. Although the asylum buildings are excluded from the APA the presence of a chapel within the asylum complex indicates that there is a potential for post medieval burials within the APA.

In 1997 the Health Authority sold the Hospital estate for a private housing development, renamed Repton Park, but 18ha of ancient woodland and 38ha of parkland became part of a new public park, Claybury Park. This also incorporated open space owned by the Borough to the south, and which was part of the Claybury estate until the 1880s.

Significance

The APA is significant as it presents an opportunity to investigate a medieval tenement associated with Barking Abbey. The APA also has potential for features relating to a high status post medieval mansion and Repton designed landscape to be identified. The former asylum buildings although extensively modified during their redevelopment in the 1990s provide an insight into the treatment and care of the mentally ill in the latter part of the 19th century.

There is also the potential for evidence of the Roman road and/or associated roadside activities and settlement to be identified within the APA which can help to inform our understanding of the extent and nature of Roman settlement in the hinterland of Londinium.

If there are burials associated with the asylum present these present an opportunity to better our understanding of the life expectancy, general health and social background of the local community and the diseases that they were suffering from.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

http://www.countyasylums.co.uk

http://www.londongardensonline.org.uk

Legend:
- Clayhall Park APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Clayhall

2.5

Redbridge APA 2.5: Clayhall Park

1:10,000 @ A4

0   650 m

Redbridge APA 2.5 Clayhall Park

Summary and Definition

The Archaeological Priority Area covers Clayhall Park and a number of streets that neighbour it to the north and east. The APA is defined by the A14 Woodford Avenue along its western boundary. It is classified as Tier 2 because it contains the locations of the medieval and post medieval Clay Hall, which includes a moat and a chapel, and the nearby farm of Hedgemans. Roman building material has been found on the north side of Longwood Gardens, at the south of the APA and suggests the presence of a Roman settlement within the area. The presence of the chapel indicates that there is a potential for post medieval burials to be present.

Description

The APA covers the location of the Manor of Clayhall that was first mentioned in 1203 when it was a free tenement held by Barking Abbey. The manor was moated. By the 1760s the estate was being let to tenant farmers and in the 17th century the manor house was the home of wealthy, titled, owners. The manor house was demolished in the mid 18th century and replaced by a farmhouse. Clayhall Park opened to the public in 1934 and the farmhouse, outbuildings and chapel were demolished in 1935.

The chapel was built by Sir Christopher Hatton in 1616 and consecrated by Thomas Morton, Bishop of Chester, by virtue of a commission from John King, Bishop of London. The chapel was licenced for preaching, Holy Communion, baptisms, marriages, and for the burial of members of Hatton's household. The presence of a chapel on the site indicates that there is the potential for post medieval burials to be identified.

The site also covers the location of a post medieval farm, to the south east of Clayhall, that is labelled as Hedgemans on Chapman and Andre's 1777 map of Essex.

The remains of Roman settlement have been identified in the southern part of the site, adjacent to the north side of Longwood Gardens. These include rubbish dumps and an occupation layer.

Significance

The APA is significant because it presents the possibility of identifying the remains of a medieval moated manor house. The moat presents a possibility of well preserved waterlogged remains being recovered. The location of the manor house therefore provides an opportunity for a wide range of medieval remains to be recovered including material that rarely survives elsewhere such as textiles, leather and wood. Any such evidence can also elucidate the nature of high status dwellings and life within the context of the Forest of Essex.

The post medieval chapel provides an opportunity to explore the remains of a high status private chapel and also indicates that there is a potential for post medieval burials to be present on the site.

If there are burials associated with the chapel they could provide information on the life expectancy, general health of the Hatton family and the diseases that they were suffering from.

The APA also has potential for Roman remains to be identified which could assist in interpreting the nature and extent of settlement in the eastern hinterland of Londinium.
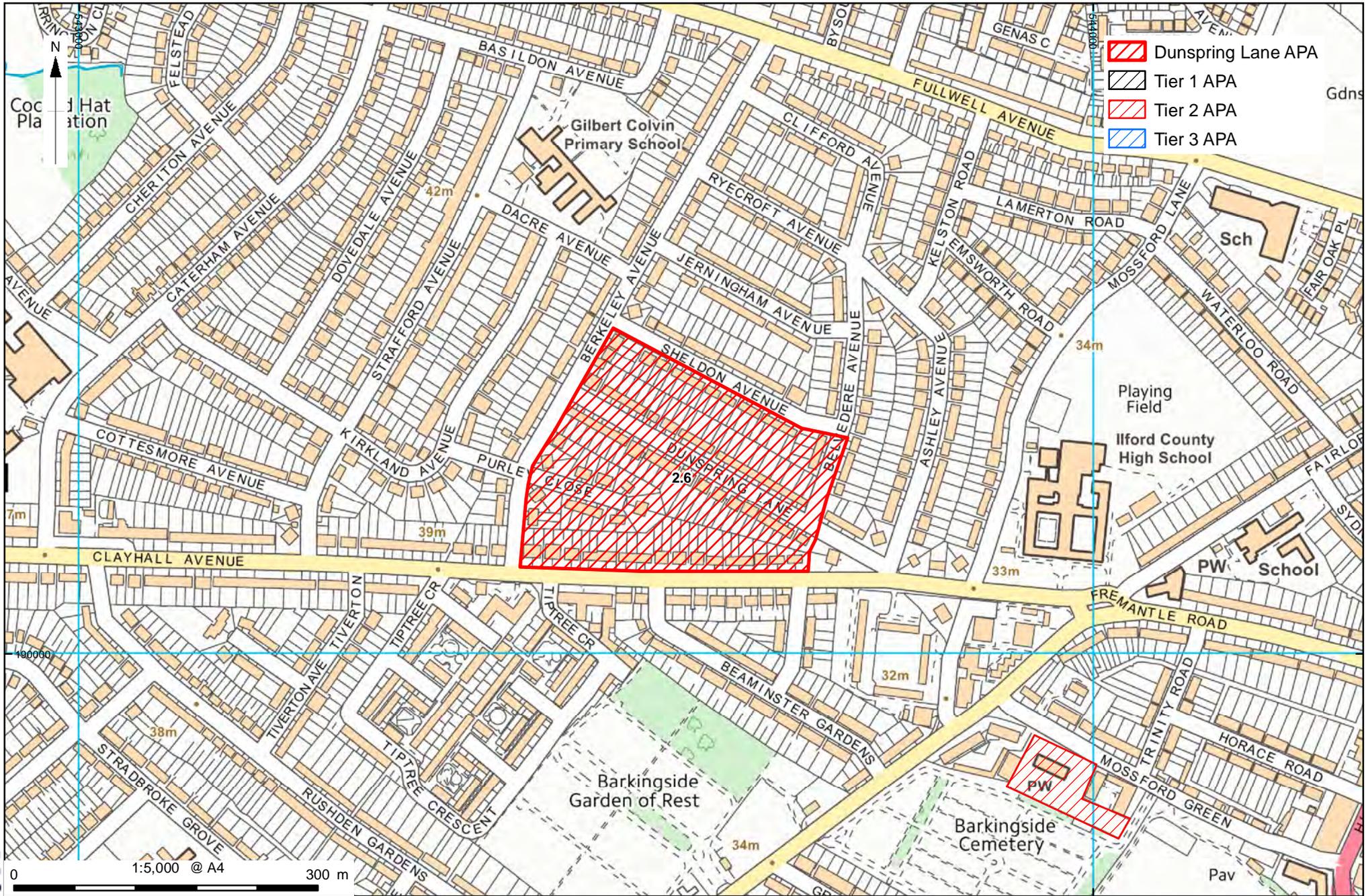
Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

http://www.londongardensonline.org.uk

Redbridge APA 2.6: Dunspring Lane

Redbridge APA 2.6 Dunspring Lane

Summary and Definition

The Archaeological Priority Area covers an area centred on Dunspring Lane, its boundary is defined to the south by Fremantle Road, to the west by Berkeley Avenue and to north by Sheldon Avenue. The APA is classified as Tier 2 because it covers the location of a medieval and post medieval house and tenement known as Downspring. The house is shown on Chapman and Andre's 1777 map of Essex.

Description

The APA covers the location of the medieval tenement of Emelingbury which was known in the post medieval period as Downspring. The house is labelled as Downspring on both Chapman and Andre's 1777 map and the Ordnance Survey Surveyor's drawing of 1799. It is shown as a mansion surrounded by an area of formal gardens.

The medieval tenement was held by Barking Abbey as the manor of Emelingbury. The first record of the manor dates to 1349 and it appears to have been amalgamated with the manor of Gayshams (APA 2.8) in the early 15th century as no further references to it are recorded under this name. By the late 18th century it was no longer deemed a manor as it is not described by Lyson's in his 1796 work on the environs of London.

In the 19th century the house was known as Downsprings (and increasingly, as the 19th century progressed, Dunsprings) Farm. Dunspring Farm is shown on all OS maps produced until 1921 but the area had been developed for suburban residential streets by the publication of the 1938 OS map.

Significance

The APA has the potential to contain the buried remains of a very poorly understood medieval tenement and mansion that was associated with Barking Abbey. There is potential for remains which can inform on the nature and extent of the medieval house to be identified and provide an insight into the nature of medieval life in the Forest of Essex.

The remains of the post medieval farm may also be of archaeological interest as they can inform on the nature of both agricultural buildings and practices during this period.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Legend:
- Fairlop Plain APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:20,000 @ A4

0 — 1,300 m
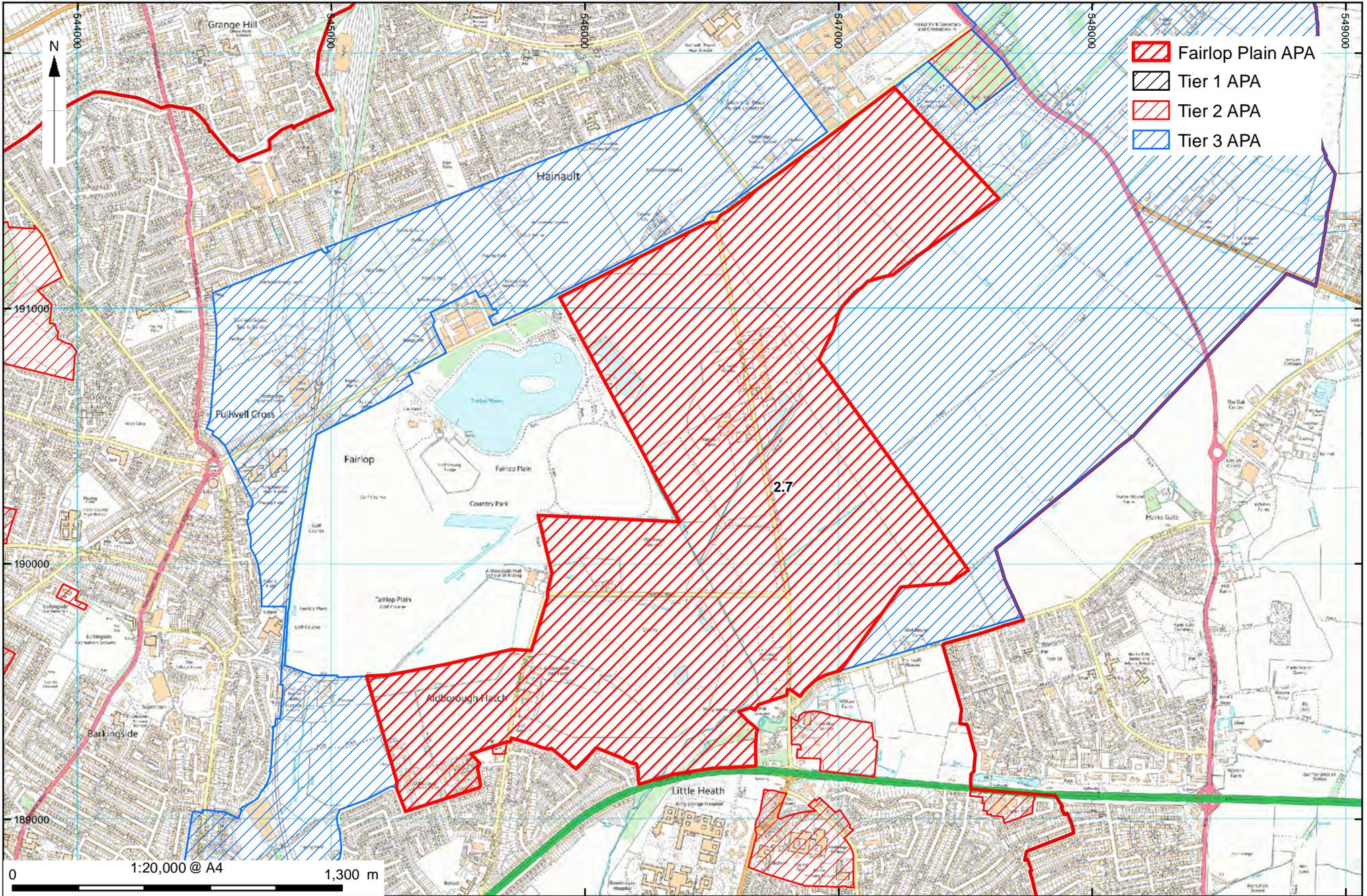
Redbridge APA 2.7: Fairlop Plain (Central)

Redbridge APA 2.7 Fairlop Plain (Central)

Summary and Definition

The Archaeological Priority Area covers a large part of the Fairlop Plain. The APA is classified as Tier 2 because it covers an area of identified prehistoric activity that includes probable Bronze Age barrows and a series of Iron Age enclosures and field systems. There is also evidence of Roman settlement, a Bronze Age hoard, a medieval house and a First World War aerodrome within this area.

Description

The APA is situated on the flat Fairlop Plain which is an area of geology which includes extensive formations of Boyn Hill gravel. The gravel ensures that the land is generally free draining and has therefore been attractive as a place to live, and farm, since the prehistoric period.

The APA contains a significant complex of prehistoric archaeological remains that include several concentrations of ring ditches which have been interpreted as the levelled and buried remains of Bronze Age barrows. There is also a middle Bronze Age cremation cemetery and a Bronze Age hoard that was found in association with evidence of metal working.

Evidence of Bronze Age and Iron Age roundhouses and other structures have been identified within the APA indicating that settlements as well as burials were occupying the plain during these periods.

The remains of an extensive Iron Age and Roman British agricultural field system comprised of a series of ditched enclosures have also been identified which suggests a potential for further evidence dating to this period to be present within the site.

Within the APA there are also the remains of a medieval moated site and the 18th century mansion at Aldborough House Farm. There is also a surviving post medieval chapel that was built in 1728 and has subsequently been converted to a barn. The chapel was used for services as a chapel of ease for the residents of Aldborough Hatch until 1863, when St Peter's Church opened in the village. The former chapel presents the possibility of post medieval burials being identified within the vicinity.

The manor of Aldborough House was recorded in 1548. The medieval house survived until the 1720s or 1730s when the owner Martin Bladen had a new mansion built on the site at a cost of £14000. The mansion and its associated gardens are shown on Chapman and Andre's 1777 map of Essex.

New Chapel Lodge is shown on Chapman and Andre's 1777 map as a mansion surrounded by a park within Hainault Forest. The HER records that there was a house on the site of the Lodge between the 15th and 19th centuries.

A First World War Aerodrome was located within this area. In 1914 the site was designated as a Day Landing Ground and from 1915 it was known as Hainault Farm Aerodrome which was operated by the Royal Flying Corps until the formation of The Royal Air Force. In 1915 the aerodrome was home to a flight of No 39 (Home Defence) Squadron which formed the core for No 44 (Home Defence) Squadron from 1917. A number of aerodrome buildings survive, as part of the Hainault Tarpaulin Works (which are now used as industrial units), including the Motor Transport and Storage sheds, A, B and C Flight Hangars and the Repair Hangar. The landing strip itself was an area of open fields to the west of the surviving buildings with much of the area destroyed by quarrying later in the 20th century.

Significance

The APA has archaeological significance because it contains extensive remains ranging in date from the Bronze Age to the First World War.

The identified remains of Bronze Age burials and settlement indicate that much of the Fairlop Plain was occupied during this period. The potential evidence presents an opportunity to develop a better understanding of the way of life during this period and can shed light on agricultural and building practices as well as death and burial rituals.

The Iron Age and Romano-British remains present an opportunity to increase our understanding of the nature and extent of settlement and agriculture in the area and also to better understand the transition between the two periods. The Romano-British remains can also shed light on the nature of landuse in the hinterland of Londinium. This represents part of a much wider pattern of intensive occupation along the North London and Essex gravels and the significance of the remains within the APA must be seen in this context.

The medieval and post medieval moated manorial site and later mansion remains present an opportunity to develop our understanding of high status residences within Hainault Forest. The medieval moat at Aldborough Hatch is likely to contain waterlogged deposits and preserve remains that do not usually survive such as textiles, leather and wood. The former chapel, also at Aldborough, suggests there may be post medieval burials present.

If there are burials associated with the chapel they could provide information on the life expectancy, general health and social background of the local community and the diseases that they were suffering from.

The surviving aerodrome buildings, although altered, are a rare survival and can provide significant information regarding these uncommon structures and the organisation of early military airfields.

Key References

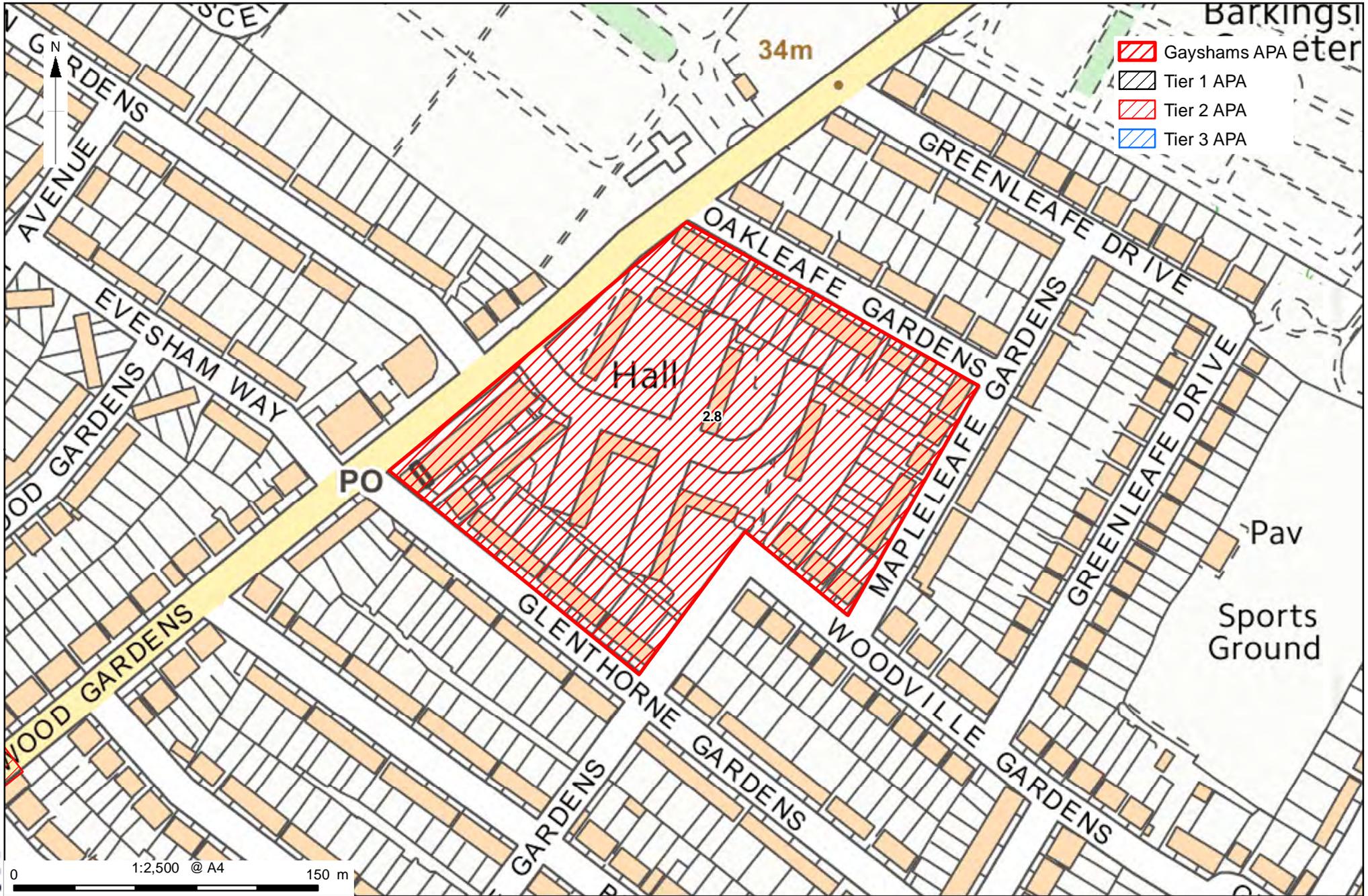*From Ice Age to Essex,* P. Greenwood, D. Perring and P. Rowsome, 2006

http://www.fairlopplaintimes.com

http://www.prcraig.com/hainaultfarmAerodrome.htm

Redbridge APA 2.8: Gaysham's Hall

Redbridge APA 2.8 Gayshams Hall

Summary and Definition

The Archaeological Priority Area covers an area of residential housing defined to the north by Longwood Gardens, to the east by Oakleafe Gardens, to the south by Mapleleafe Gardens and to the west by Glenthorne Gardens. The APA is classified as Tier 2 because it contains the site of the medieval Gayshams Hall, with the last manor house on the site built in the 17th century. In 1944 the house was badly damaged by a flying-bomb and in 1947 it was demolished.

Description

The APA covers the location of Gayshams Hall which is recorded as early as 1360 when it was held from Barking Abbey by Thomas de Sandwich. The last manor house on the site was built in the 17th century and demolished in 1947 due to severe damage caused by a flying-bomb in 1944.

The manor of Gayshams was merged with the manor of Emelingbury (APA 2.6) in the early 15th century.

The 17th century manor was recorded by the RCHME and published in the inventory volume which showed that the house was well preserved in the early 1920s despite having been altered and extended in the 19th century.

Following the demolition of the house in 1947 the site was redeveloped for a number of blocks of council flats which still cover the area.

Significance

The APA has the potential to contain the buried remains of a medieval and post medieval manor that was associated with Barking Abbey. There is potential for remains which can inform on the nature and extent of the medieval and post medieval houses to be identified and provide an insight into the nature of high status medieval and post medieval life in Waltham Forest.

Key References
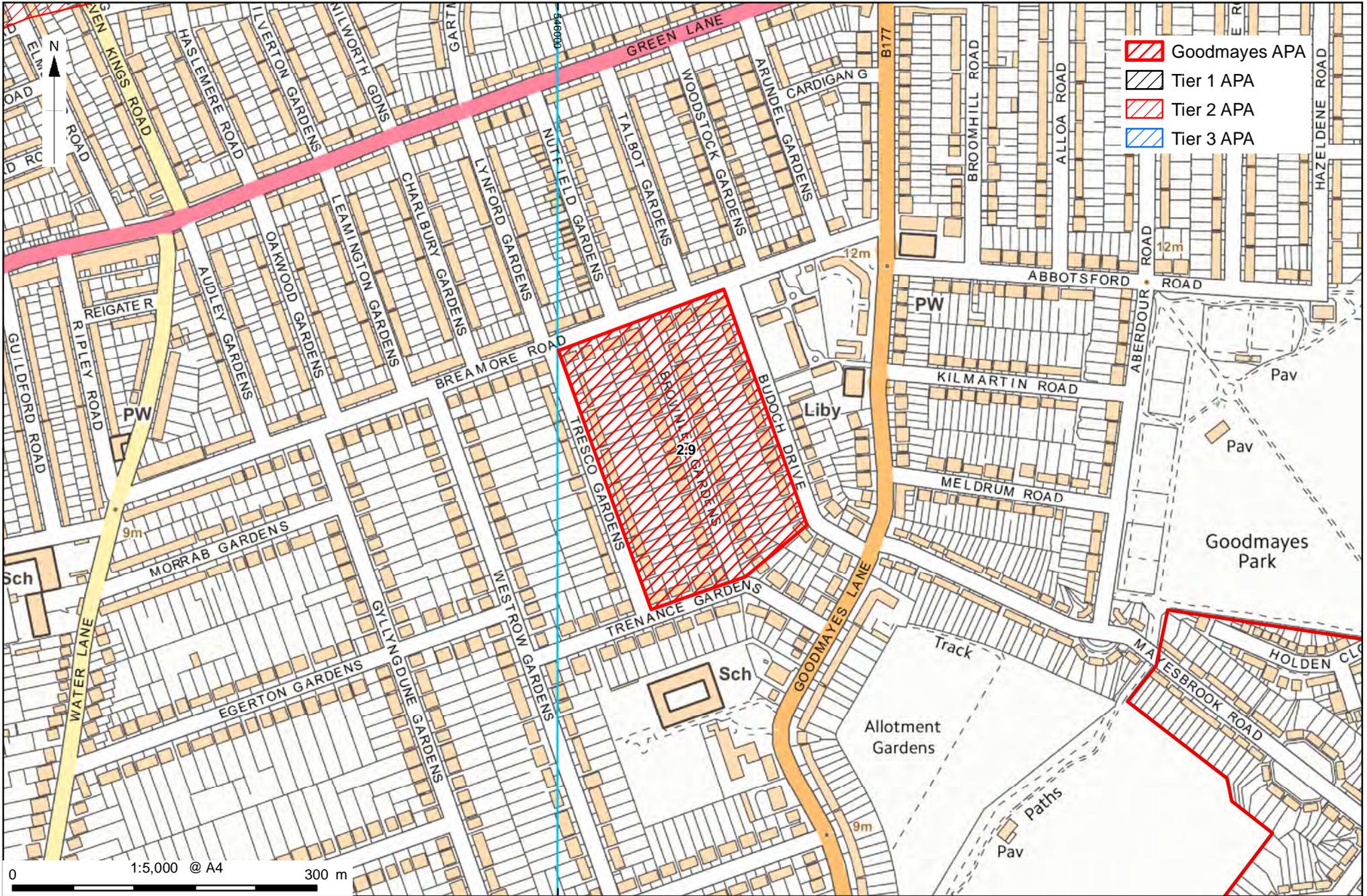
An Inventory of the Historical Monuments in Essex, Vol. 2, Central and South West, RCHME, 1921

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Ilford Past and Present, G. Tasker, 1901

Redbridge APA 2.9: Goodmayes

Legend:
- Goodmayes APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

2.9

Redbridge APA 2.9 Goodmayes

Summary and Definition

The Archaeological Priority Area covers an area of residential housing in part of Redbridge known as Goodmayes and which is defined to the north by Breamore Gardens, to the east by Budoch Drive, to the south by Trenance Gardens and to the west by Tresco Gardens. The APA is classified as Tier 2 because it covers the site of Goodmayes, a post medieval house which is recorded on Chapman and Andre's 1777 map of Essex and which now lends its name to the area. The APA also includes a medieval moated site.

Description

The APA covers the location of a substantial post medieval gentry house and farm complex known as Goodmayes. The house is shown on Chapman and Andre's 1777 map of Essex, Cary's 1786 map and the OS Surveyor's drawing from 1799.

The 1799 OS drawing shows a moat to the south of the post medieval house, this feature is also shown on the OS maps produced between 1863 and 1921. The presence of the moat indicates the presence of a medieval precursor to the post medieval gentry house.

The house was demolished and the moat infilled so that the site could be redeveloped for housing at some point between 1921 and 1938.

Significance

The APA is significant because it presents the possibility of identifying the remains of a medieval moated house. The moat presents a possibility of well preserved, waterlogged, remains being recovered. The remains of the manor house therefore provide an opportunity for a wide range of medieval remains to be recovered including material that rarely survives elsewhere such as textiles, leather and wood. The remains can also elucidate the nature of high status dwellings and life within the context of the Forest of Essex.

The APA also has potential to preserve evidence relating to a post medieval gentry house which can provide information relating to occupation within the Forest during this period.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Map of the County of Essex: Sheet 21, Chapman and Andre, 1777
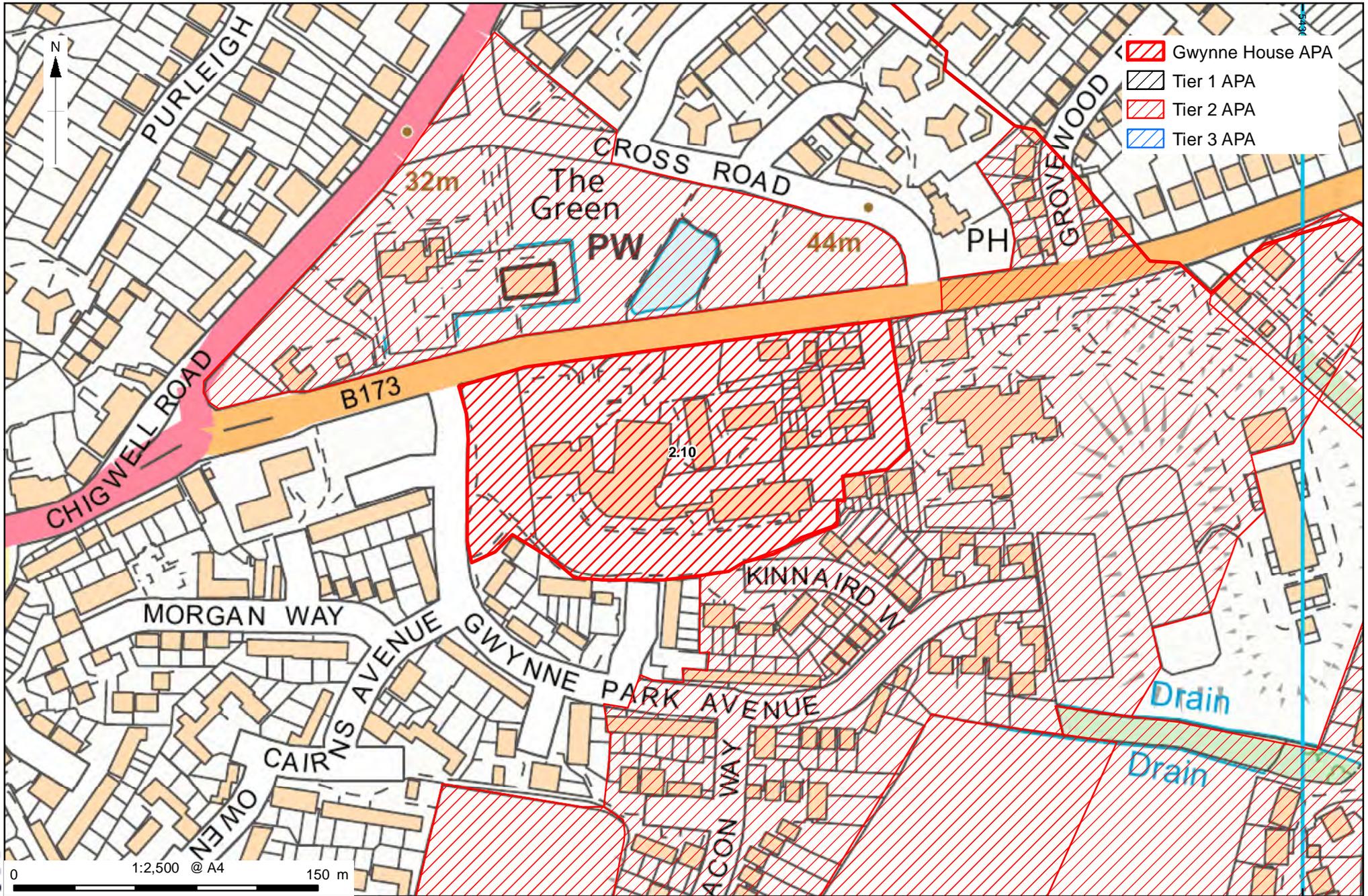
Legend:
- Gwynne House APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

CROSS ROAD

PURLEIGH

32m

The
Green
PW

44m

PH

GROVEWOOD

CHIGWELL ROAD

B173

2.10

MORGAN WAY

KINNAIRD W

CAIRNS AVENUE

GWYNNE PARK AVENUE

OWEN

ACON WAY

Drain

Drain

0   1:2,500   @ A4   150 m

Redbridge APA 2.10: Gwynne House, Woodford Bridge

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_10_27apr16.mxd*jonathan.millward*27/04/2016

Redbridge APA 2.10 Gwynne House, Woodford Bridge

Summary and Definition

The Archaeological Priority Area covers the Grade II Listed Gwynne House in Woodford Bridge which was built in 1816. The APA has been designated as Tier 2 because it covers a post medieval mansion that is on the site of the medieval tenement known as Guynes. An earlier house on the site is shown on Chapman and Andre's 1777 map of Essex.

Description

The APA covers Gwynne House which was built in 1816 for Henry Burmester to a design by J.B. Papworth. The property was acquired by Dr Barnardo's Homes in 1910 and over the next twenty years detached houses for boys were erected in the grounds.

The present house is on the site of an earlier house which is shown on Chapman and Andre's 1777 map of Essex and which was built by Caesar Corsellis. The site is also that of the medieval tenement of Guynes.

Significance

The APA contains the potential to contain the buried remains of an earlier post medieval house and of the medieval tenement of Guynes.
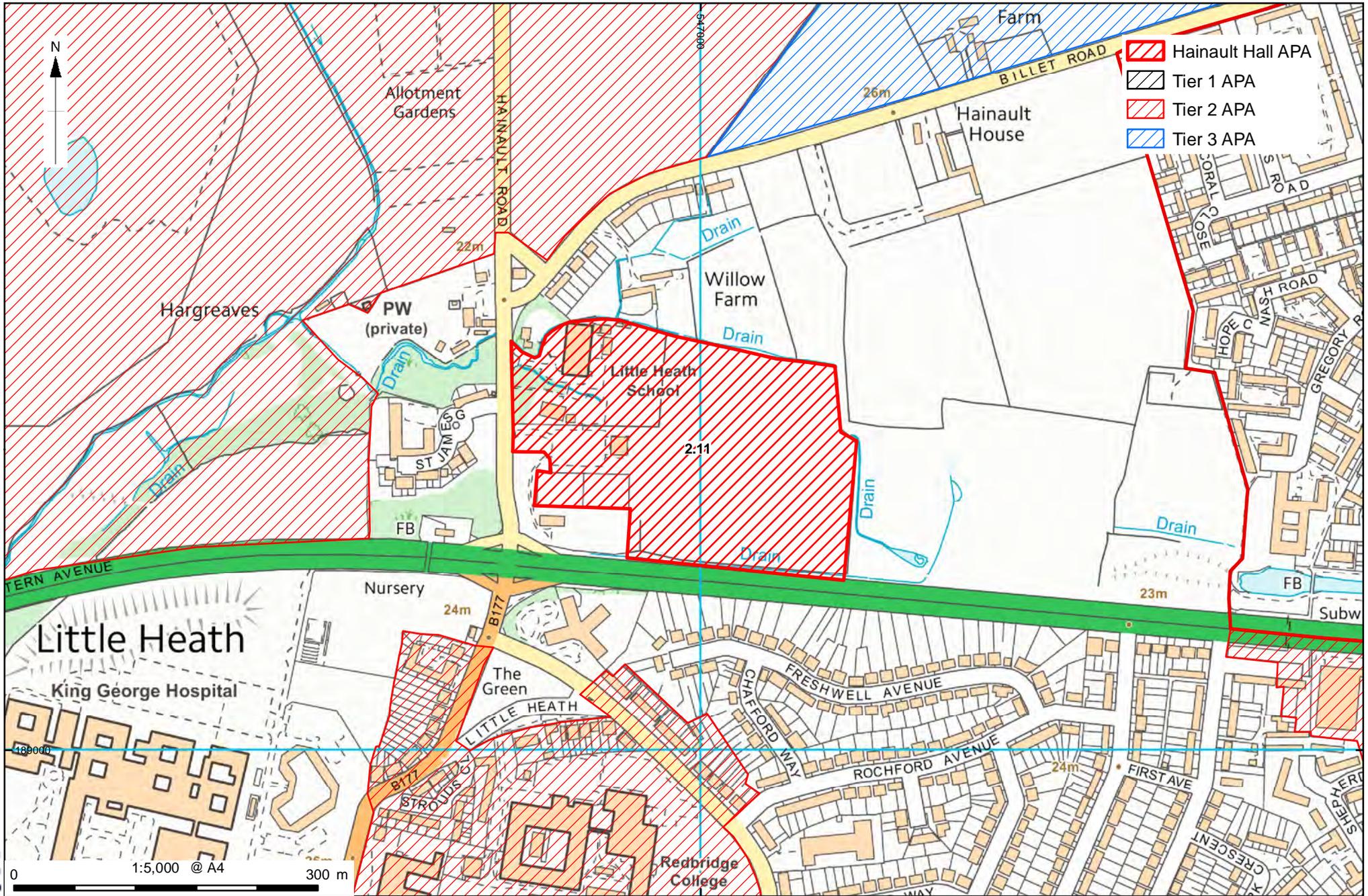
The remains can provide information relating to medieval and post medieval life and land management within Waltham Forest.

The APA also has the potential to inform us of the organisation and operation of an early 20th century childrens' home.

Key References

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

Woodford: Village to Suburb, M. Smith, 1982

N

Allotment
Gardens

Farm

BILLET ROAD

Hainault
House

Legend:
- Hainault Hall APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Hargreaves

PW
(private)

Willow
Farm

Drain

Drain

Drain

Little Heath
School

2.11

Drain

Drain

ST JAMES G

HAINAULT ROAD

22m

FB

Drain

Drain

26m

HOPE C

NASH ROAD

S ROAD

CORAL CLOSE

GREGORY R

FB

TERN AVENUE

Nursery

24m

B177

Little Heath

King George Hospital

The
Green

LITTLE HEATH

B177

STROUDS CL

Redbridge
College

FRESHWELL AVENUE

CHAFFORD WAY

ROCHFORD AVENUE

23m

24m

FIRST AVE

Subw

Drain

SHEPHERD

CRESCENT

WAY

0   1:5,000 @ A4   300 m

Redbridge APA 2.11: Hainault Hall

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_11_27apr16.mxd*jonathan.millward*27/04/2016

Redbridge APA 2.11 Hainault Hall

Summary and Definition

The Archaeological Priority Area covers Little Heath and an area of adjacent land immediately north of the A12 Eastern Avenue. The APA is classified as Tier 2 because it covers the site of Hainault Hall. Hainault Hall was a manor owned by Barking Abbey before the Reformation and the Hall is shown on Chapman and Andre's 1777 map of Essex. Hainault Hall had been demolished prior to 1863 and replaced by the current Hainault House which lies around 250m to the north east.

Description

The APA contains the site of the medieval and post medieval Hainault Hall. During the medieval period the manor was held by Barking Abbey. The post medieval hall is shown on Chapman and Andre's 1777 map of Essex.

The hall was demolished prior to 1863 as it is not shown on the OS map produced in that year and replaced by Hainault House which was erected on a new site around 250m to the north east.
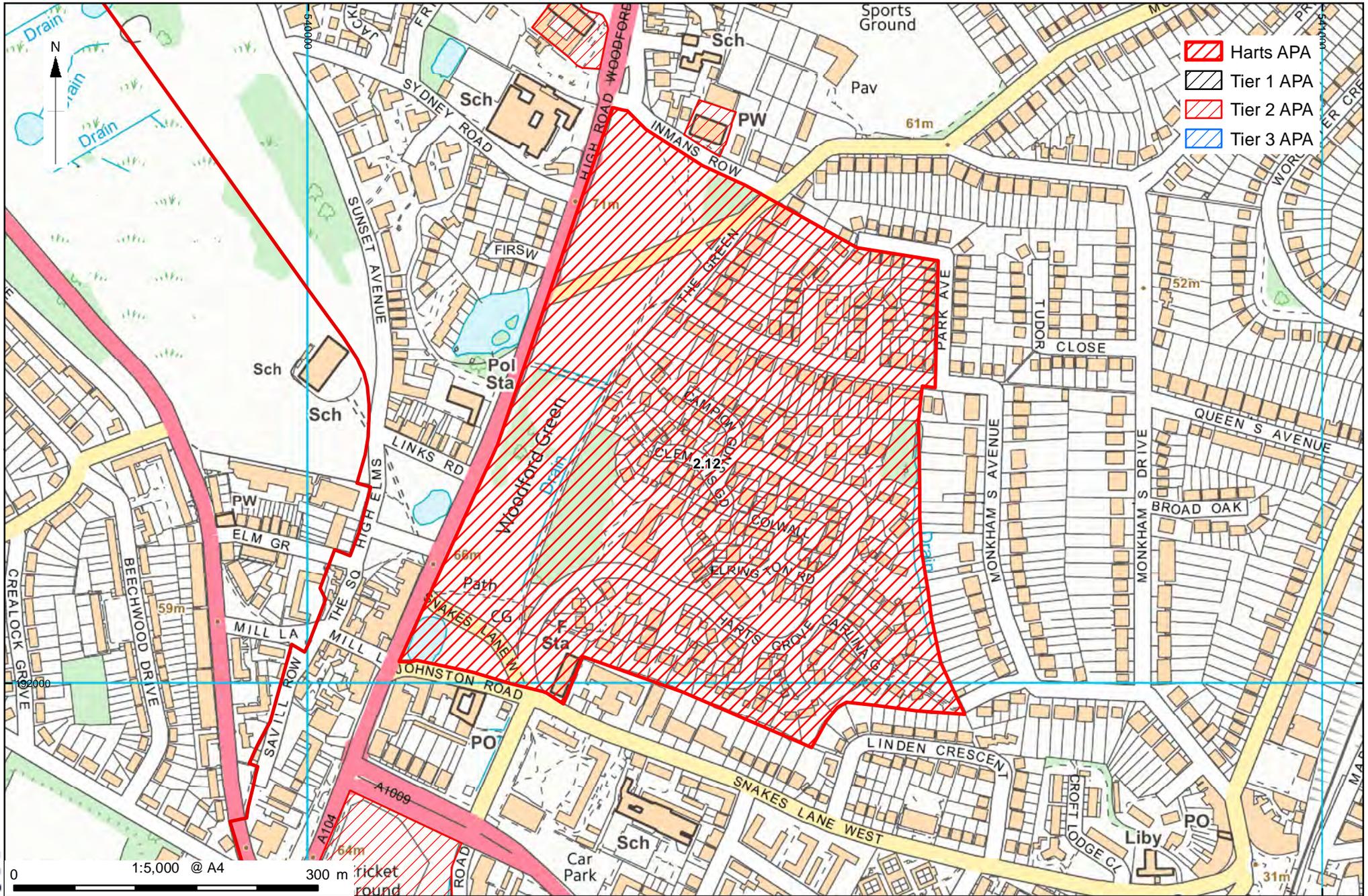
It is unclear whether the house that was demolished prior to 1863 was the medieval manor house or whether it was a post medieval building that had replaced the earlier manor house.

Significance

The APA has the potential to contain the buried remains of a medieval and post medieval manor that was associated with Barking Abbey. There is potential for remains which can inform on the nature and extent of the medieval and post medieval houses to be identified and provide an insight into the nature of high status medieval and post medieval life in the Forest of Essex.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Redbridge APA 2.12: Harts

Legend:
- Harts APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:5,000 @ A4

0   300 m

Redbridge APA 2.12 Harts

Summary and Definition

The Archaeological Priority Area covers Woodford Green and an area of residential housing immediately to the east. These areas cover the extent of the Grade II Listed Harts House and its associated gardens. The APA is classified as Tier 2 because it covers a 19th century house with partially surviving post medieval botanical gardens. The site was formerly the medieval tenement of Harts which is named for Richard Hert who lived there in 1270. A mansion was first built on the site in 1617.

Description

The APA covers Harts which is a post medieval mansion built on the site of the medieval tenements of Harts and Marshalls. Harts is first recorded in 1270 when it was occupied by Richard Hert. The first mansion on the site was built in 1617 by Sir Humphrey Handforth. The 17th century house was demolished and replaced by the present house in 1816.

Botanical gardens had been established around Harts in the 18th century by its occupier Richard Warner. Warner was a keen botanist and published his studies as *Plantae Woodfordiensis* in 1771. There are some remains of the former estate buildings within a private garden, such as the 18th century icehouse and the ruins of a former chapel or mock abbey incorporating 18th century and medieval fragments. A number of specimen trees and parts of the former water gardens survive.

In 1920 the house was acquired for a hospital and the mansion was occupied in 1969 as a nurses' home. The house is currently used as an old peoples nursing home and much of the estate has been built upon.

The site also covers some surviving portions of the medieval settlement of Woodford Green which were incorporated into the Harts estate.

Significance

The site has the potential to provide evidence relating to the medieval tenement and settlement of Woodford Green. Such deposits could shed light on the nature of occupation within the medieval Epping Forest.

The post medieval remains could provide an insight into post medieval high status dwellings in Epping Forest as well as affording an opportunity to gain a better understanding of 18th century designed landscapes and botanical gardens.
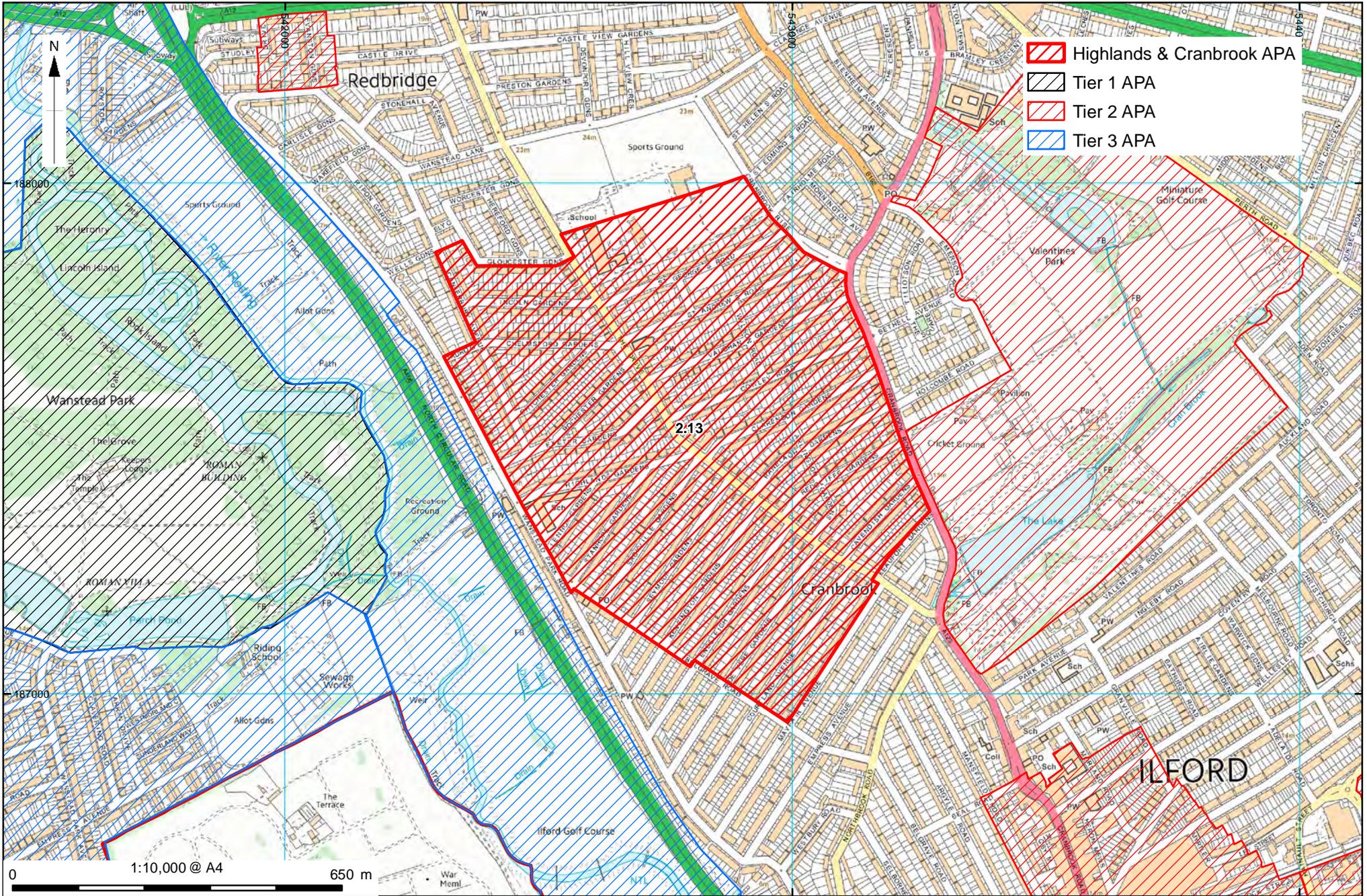
Key References

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

Woodford: Village to Suburb, M. Smith, 1982

http://www.londongardensonline.org.uk/

Legend:
- Highlands & Cranbrook APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 2.13: Highlands and Cranbrook

1:10,000 @ A4

0 — 650 m

Redbridge APA 2.13 Highlands & Cranbrook

Summary and Definition

The Archaeological Priority Area covers a residential area in Cranbrook that is bounded to the west by Wanstead Park Road and to the east by the A123 Cranbrook Road. The APA is classified as Tier 2 because it covers the sites of two neighbouring post medieval mansions, Highlands and Cranbrook, which are shown on Chapman and Andre's 1777 map of Essex. Both Highlands and Cranbrook are known to have been manors during the medieval period. A number of Palaeolithic and Neolithic flint tools have also been found within the area.

Description

The APA covers the locations of two mansions shown on Chapman and Andre's 1777 map of Essex; Highlands and Cranbrook.

In 1652 Highlands was located close to site of the 19th century Cranbrook farmhouse, which lay about 125m north west of Cranbrook House. Around 1765 Sir Charles Raymond built a mansion on the Highlands estate, on a site about 250m north west of the previous house. This new house was originally called Highfields, but from the 1770s, Highlands. The house was demolished early in the 19th century although its name was retained for a farmhouse, located about 80m south west, which had previously been the laundry of the mansion.

The manor of Cranbrook was a free tenement held by Barking Abbey. Cranbrook is said to have been bought in 1760 by Sir Charles Raymond. In 1762 Raymond sold the main part of the estate, including the house and the land around and to the south of it, to Samuel Hough. A smaller section to the north, Highlands, was retained by Raymond. The last occupier of Cranbrook House, A. S. Walford, gave up his tenancy in 1899, and by 1901 the house had been demolished and the estate parcelled up for residential development.

Cranbrook House was used to accommodate Spanish prisoners in 1589, during the Anglo-Spanish War of 1585-1604. Smart Lethieullier's manuscript history of Barking produced in the mid 18th century, records the house as a large timber-framed building, surrounded by a moat with drawbridges, and surrounded by a high brick wall. The house had been rebuilt by 1799 in the neo-classical style. The park was re-planned between 1772 and 1798. Cranbrook House was demolished between 1896 and 1919 as it was shown on the 1896 OS map but the site was shown as streets of suburban residential houses on the 1919 edition.

Significance

The APA has the potential to contain the remains of a medieval moated manor house and two post medieval mansions with associated parks and gardens.

The moat has the potential to contain waterlogged deposits and these have the potential to contain materials that do not usually survive such as textiles, leather and wood.

There is potential for post medieval artefacts relating to the Spanish prisoners to be identified. Such finds could provide a rare insight into the treatment of prisoners of war in the 16th century.
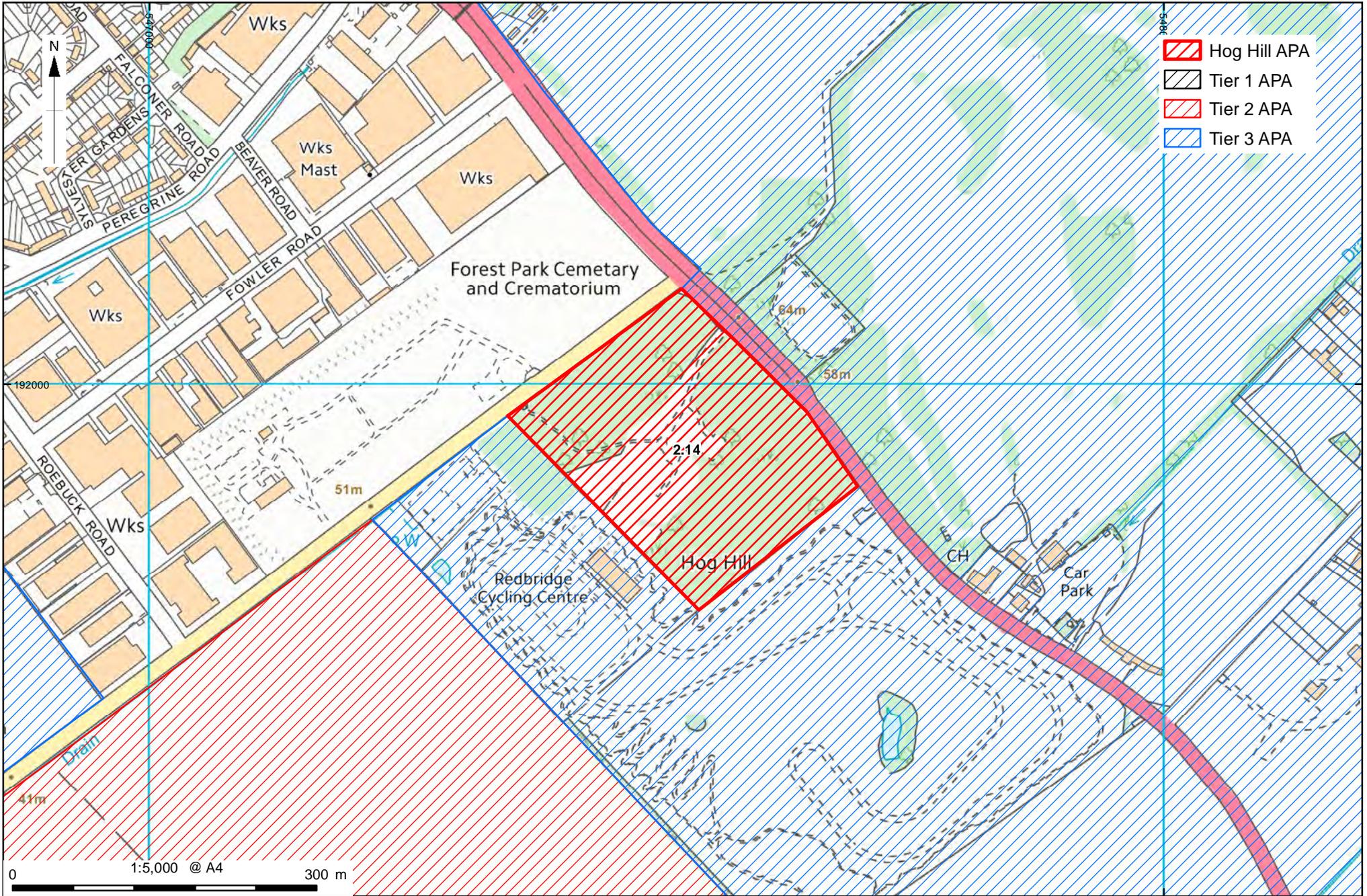
The post medieval mansions and farmhouses provide an opportunity to increase our understanding of settlement and landuse during this period and within the Forest of Hainault.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Key References

Legend

- Hog Hill APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Wks

FALCONER ROAD

SYLVESTER GARDENS

PEREGRINE ROAD

BEAVER ROAD

FOWLER ROAD

Wks Mast

Wks

Wks

Forest Park Cemetary and Crematorium

ROEBUCK ROAD

Wks

51m

41m

Drain

64m

58m

2:14

Hog Hill

Redbridge Cycling Centre

CH

Car Park

192000

547000

548

N

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_14_27apr16.mxd*jonathan.millward*27/04/2016

0   1:5,000   @ A4   300 m

Redbridge APA 2.14: Hog Hill

Redbridge APA 2.14 Hog Hill

Summary and Definition

The Archaeological Priority Area covers part of Hog Hill and is bounded to the north by Forest Road and to the east by the A1112 Whalebone Lane. The APA is classified as a Tier 2 APA as it covers the site of the post medieval Hainault Lodge which is shown on Chapman and Andre's 1777 map of Essex.
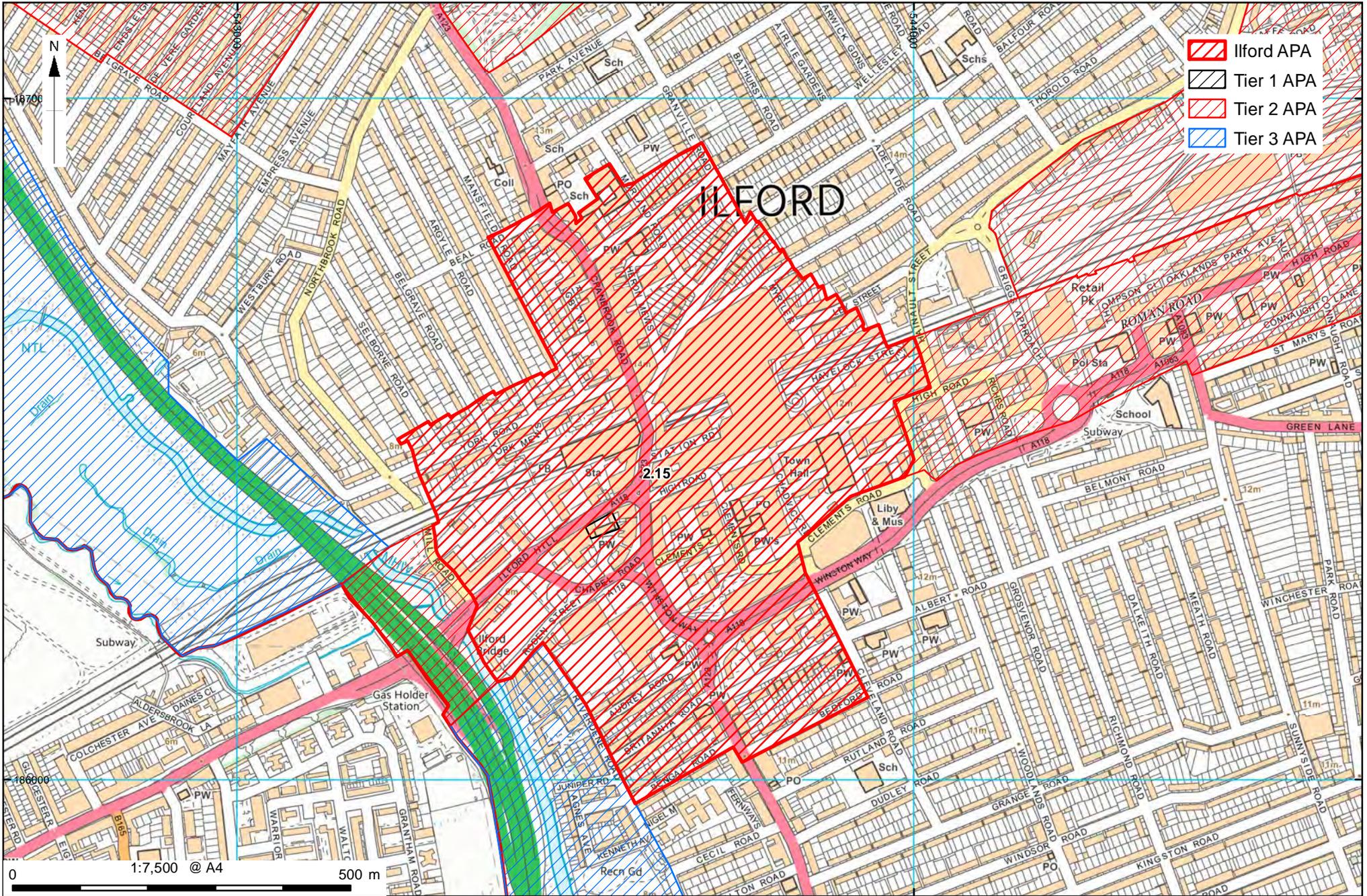
Description

The APA covers the location of the post medieval mansion called Hainault Lodge, its two gate lodges and stable block. The Lodge is shown on Chapman and Andre's 1777 map of Essex surrounded by an enclosed park. The Lodge is shown on Cary's 1786 map and also on the 1799 OS Surveyor's drawing.

The Lodge is shown on all OS maps between 1863 and 1972 but is not shown on the 1990 edition. This indicates that the house and its ancillary buildings were demolished between 1972 and 1990. The site of the house and its ancillary buildings are now an area of woodland although the access drives still survive as tracks.

Significance

The APA has the potential to contain the buried remains of a post medieval mansion and associated ancillary buildings that have not been disturbed by subsequent development.

The remains can provide an insight into the design and landuse of a later post medieval mansion and its grounds within Hainault Lodge.

Redbridge APA 2.15: Iford (Historic Core)

Legend:
- Ilford APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

ILFORD

2.15

1:7,500 @ A4

0   500 m

Redbridge APA 2.15 Ilford (Historic Core)

Summary and Definition

The Archaeological Priority Area covers the historic settlement core of Ilford shown on Cary's 1786 map of Essex. The APA is classified as Tier 2 because nucleated settlements are rare within Redbridge Borough prior to disafforestation in the mid 19th century and there is the potential for remains relating to Roman, Saxon, medieval and post medieval settlement in this area to survive as buried deposits. Finds of Pleistocene faunal remains were also identified during the 19th century.

Description

The APA covers the extent of the historic core of Ilford as it shown on Cary's 1786 map. The area also covers the core of Ilford as it was shown on Chapman and Andre's map (although the settlement had grown significantly by 1786). The earliest identified map of Ilford dates to 1653 and shows that the focus of the settlement was north of the High Road and contained around 50 houses.

Pleistocene faunal remains were recovered from the Uphall and Clement's Estate brickearth pits during the 19th century. These were located in the areas of present day Britannia Road and Bedford Road.

The APA includes a section of a Roman road and there is therefore potential for evidence of settlement or activity from this period to be identified. Outside this APA the road is APA 2.20.

Ilford is first recorded in Domesday (1086) when it was held by Barking Abbey, as it had been before the Norman Conquest. The core of Ilford has been occupied from the Saxon to post medieval periods as a nucleated settlement and is known to have been present since at least the 11th century.

Very little is known of the Saxon and medieval history of Ilford as during these periods it formed part of Barking and was not usually mentioned as a separate place making interpretation of data during these periods almost impossible.

Significance

The core of Ilford presents a potential opportunity to assess the buried evidence of historic settlement. Such remains can provide an insight into changing settlement and landuse patterns as well as evolving lifestyles.

Nucleated settlements are rare in Redbridge prior to disafforestation in the mid 19th century and any examples provide an opportunity to better understand the nature of life within the medieval and post medieval Hainault Forest.

The Saxon and medieval history of the core of Ilford is poorly understood and any potential future work can help to develop our understanding of the settlement during these periods. Ilford's link to Barking Abbey is of particular interest in relation to how and when the settlement developed.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Map of Ilford Town, 1653 (Essex Record Office I/Ba 5/60)

Redbridge APA 2.16: Little Beehive

Legend:
- Little Beehive APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:5,000 @ A4

0   300 m

Redbridge

Redbridge APA 2.16 Little Beehive

Summary and Definition

The Archaeological Priority Area covers an area of residential housing defined to the south by the A12 Eastern Avenue, to the east by the B192 Beehive Lane, and to the west by Inglehurst Gardens. The APA is classified as Tier 2 because it covers the site of a medieval manor house and a later farmhouse. The farmhouse is shown on Chapman and Andre's 1777 map of Essex.

Description

The APA contains the site of a manor house known as Little Beehive that was for many years owned by the Fuller and Osbaston families. The manor was sold to John Lethieullier in 1694. Lysons records that by 1796 it was in use as a farmhouse.

The house is shown with a complex of adjoining, ancillary buildings on Chapman and Andre's 1777 map and Cary's 1786 map. The farm at Little Beehive had been demolished prior to 1799 as it not shown on the OS Surveyor's drawing produced in that year.

From the available evidence it is unclear whether the farmhouse discussed by Lysons in 1796 was the medieval manor house or whether it was a replacement, post medieval building.

Significance

The APA has the potential for buried remains relating to a poorly understood medieval and post medieval manor house and a post medieval farmhouse and associated ancillary buildings.

The buried remains have the potential to provide an insight into the nature of high status residences and agricultural practices within Hainault Forest during the medieval and post medieval periods.
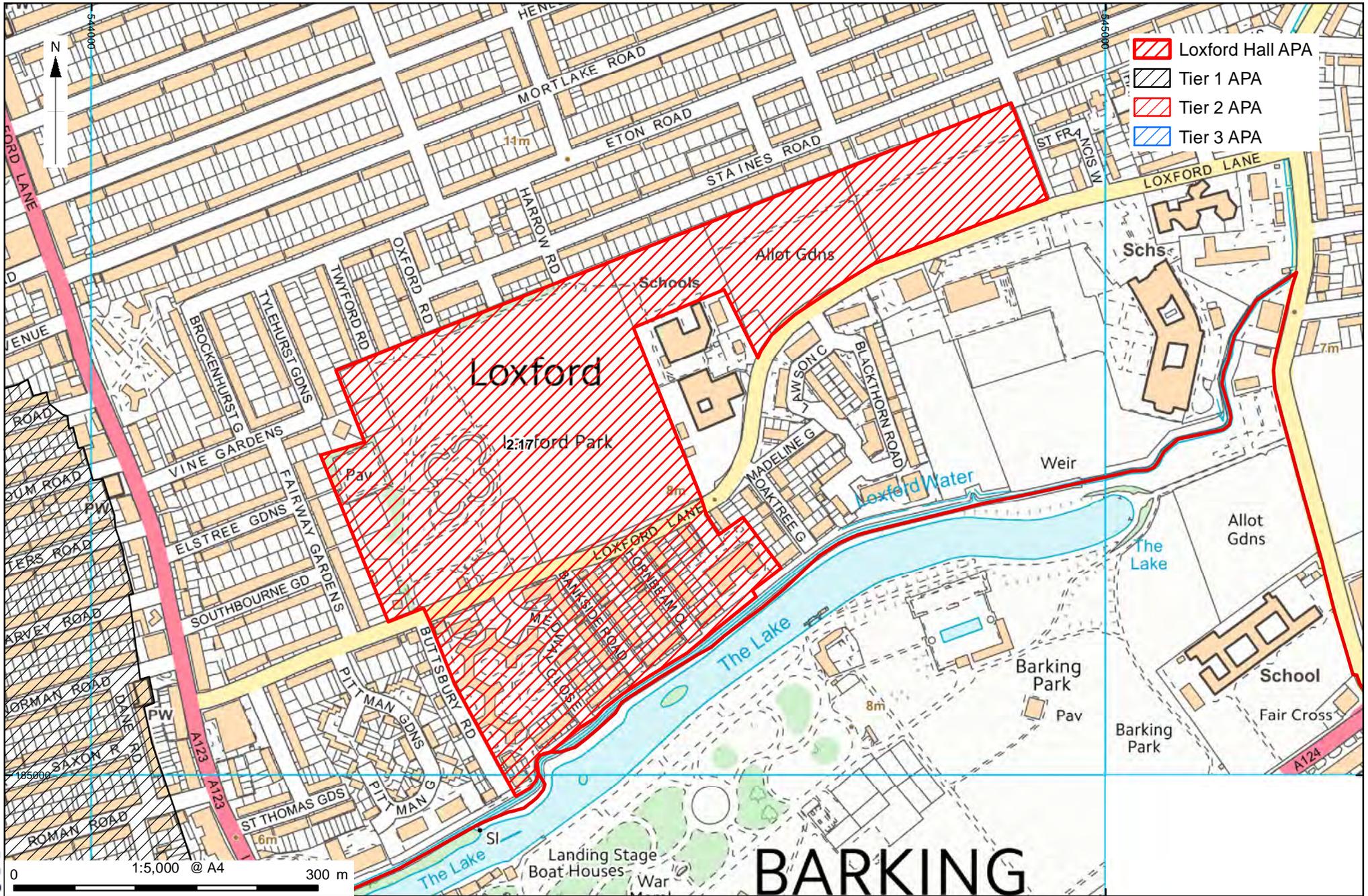
Key References

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Map of the County of Essex: Sheet 16, Chapman and Andre, 1777

Map of 15 Miles around London, Cary, 1786

Ordnance Survey Surveyor's Drawing 138 pt.1, 1799

Legend:
- Loxford Hall APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 2.17: Loxford Hall

1:5,000 @ A4

0   300 m

Redbridge APA 2.17 Loxford Hall

Summary and Definition

The Archaeological Priority Area covers an area of residential housing south of Loxford Lane in Ilford. The APA is classified as Tier 2 because it covers the site of the moated manor of Loxford Hall which was owned by Barking Abbey before the Reformation. The Hall is shown on Chapman and Andre's 1777 map of Essex. A new Hall was built to the east of the medieval Hall in 1830. The APA also contains Loxford Park which is an open area associated with the Hall and also has the potential to contain prehistoric and medieval remains due to its proximity to Loxford Hall and Uphall Camp.

Description

The APA covers the location of the medieval tenement of Loxfordbury which was held by Barking Abbey until its Dissolution in 1539. The manor was part of the demesne lands of the Abbey. In 1319 the Abbess of Barking was licensed to fell oaks in Hainault Forest to rebuild her house at Loxford after a fire. From the early 17th century onwards the owners of Loxford did not reside there.

About 1830 Sir Charles Hulse built a new Loxford Hall for the use of Anthony Edmonds. It lay immediately west of the medieval hall, which was rebuilt on a smaller scale as a bailiff's house. This house was demolished in or before 1945, when the area was developed for housing.

The 19th century Loxford Hall was used during the Second World War by the War Department. It was demolished in the latter part of the 20th century and has been replaced by a modern housing estate.

Loxford Park has potential for both prehistoric and medieval remains to be identified due to the close proximity of Loxford Hall and Uphall Camp (APA 1.3).

Significance

The APA has the potential to contain the buried remains of a medieval moated manor house and a post medieval mansion. The remains of the houses have the potential to provide an insight into high status residences as well as allowing the development of a better understanding of how people lived during these periods.

The moat has the potential to contain waterlogged deposits and these have the potential to contain materials that do not usually survive such as textiles, leather and wood.
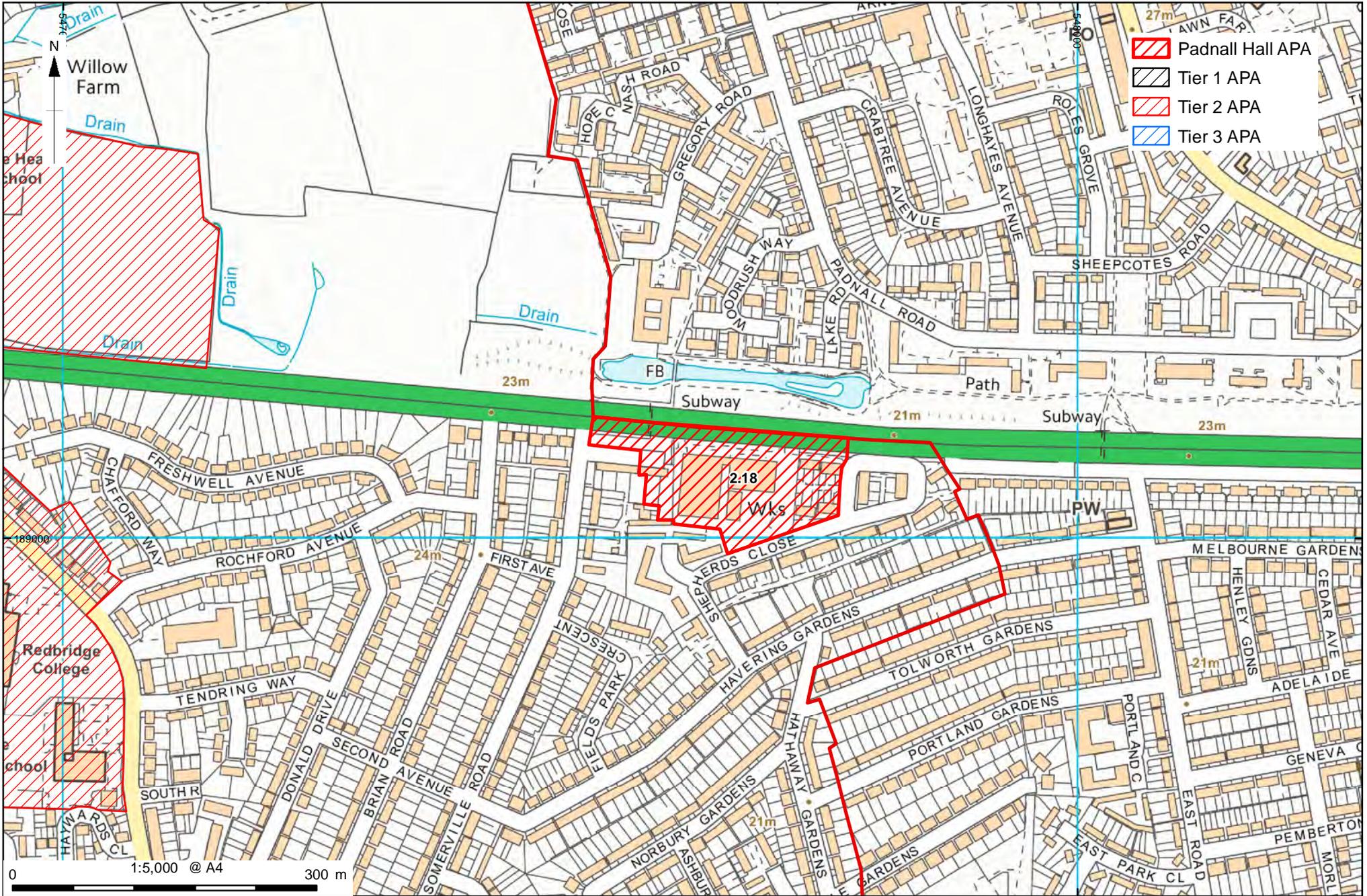
There is also an underlying potential for prehistoric remains to be identified within the area due to the proximity of the site to Uphall Camp.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Legend:
- Padnall Hall APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Willow Farm

Redbridge College

2.18
Wks

1:5,000 @ A4

0   300 m

Redbridge APA 2.18 Padnall Hall

Summary and Definition

The Archaeological Priority Area covers an area of land that is defined to the north by the Borough boundary with Barking and Dagenham (the centre line of the A12) and to the south by Shepherds Close. The APA is classified as Tier 2 because it covers the parts of Padnall Hall that lie within the Borough of Redbridge. The complex of buildings continues to the north into what is now the London Borough of Barking and Dagenham. The Hall is shown on Chapman and Andre's 1777 map of Essex. The site is known to have been occupied by the earlier 14th century and the final hall on the site was built in the 16th century and demolished in 1937.

Description

The APA covers the location of Padnall Hall. The last known building on the site was built in the 16th century although Padnalls was first recorded in 1303 which indicates that there was an earlier medieval building on the site. The 16th century hall is briefly described in the RCHME Inventory volume.

The APA does not cover the entire manorial complex as it straddles the modern Borough boundary and various elements of the complex lie within the London Borough of Barking and Dagenham.

The hall was demolished in 1937, by a speculative builder, who redeveloped the site which is now covered by light industrial and commercial units.
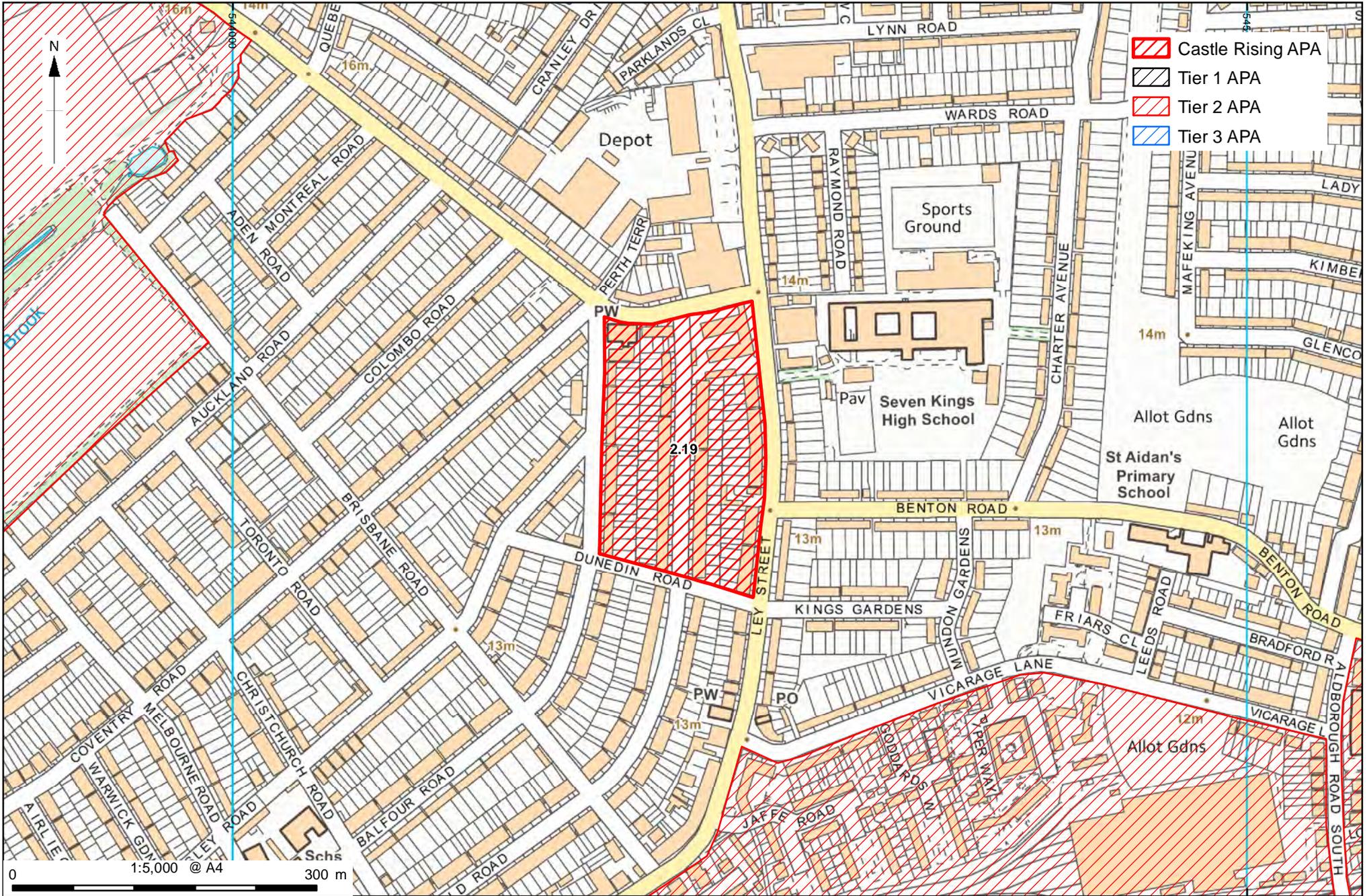
Significance

The APA has the potential to contain the buried remains of a medieval and post medieval manorial complex. The remains can provide information about the nature of high status residences during these periods and also inform on the lifestyles of the inhabitants.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

An Inventory of the Historical Monuments in Essex, Vol. 2, Central and South West, RCHME, 1921

Map of the County of Essex: Sheet 16, Chapman and Andre, 1777

Redbridge APA 2.19: Castle Rising

Legend:
- Castle Rising APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:5,000 @ A4

0 ___ 300 m

Redbridge APA 2.19 Castle Rising

Summary and Definition

The Archaeological Priority Area covers a block of residential housing defined to the north by Perth Road, to the east by Ley Street, to the south by Dunedin Road, and to the west by Balfour Road. The APA is classified as Tier 2 because it covers the site of Castle Rising which was a post medieval moated mansion that is shown on Chapman and Andre's 1777 map of Essex.

Description

The APA covers the location of a post medieval moated mansion known as Castle Rising. It is labelled as Rising Castle on Chapman and Andre's 1777 map of Essex and Cary's 1786 map. The house is shown but not labelled on the 1799 OS Surveyor's drawing.

The last mansion to be constructed on the site was built in 1775 by Crisp Molyneux, the member of parliament for Castle Rising in Norfolk, between 1771 and 1774, from which the house is thought to have gained its name. He was later MP for Kings Lynn (between 1774 and 1790).

Chapman and Andre's 1777 map shows the mansion, a complex of ancillary and garden buildings and formal gardens to the west of the house.

The 1863 OS map shows the house and its surrounding gardens. It is labelled Castle Rising Farm. The house had been demolished between 1897 and 1919 as the area is covered by streets of residential housing on an OS map published in the latter year.
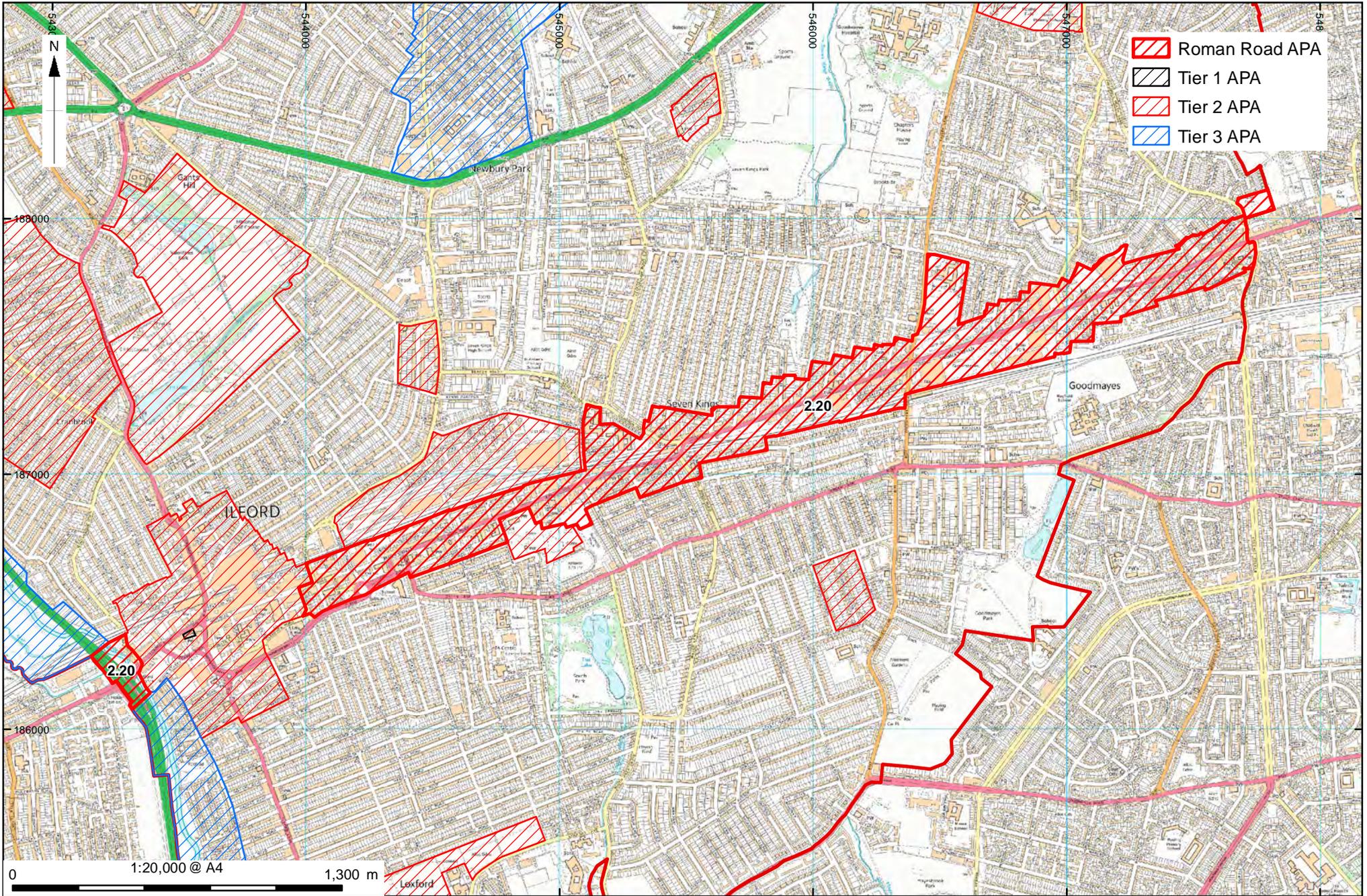
Significance

The APA has potential for the remains of a post medieval mansion to be identified. The remains can provide an insight into post medieval gentry houses and lifestyles. There is potential to provide an insight into post medieval designed landscapes and gardens.

The moat has the potential to contain waterlogged deposits and these have the potential to contain materials that do not usually survive such as textiles, leather and wood.

Key References

A Potted History of Ilford, N. Gunby, 1997

Redbridge APA 2.20: Roman Road (Ilford High Road)

Legend:
- Roman Road APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:20,000 @ A4

0 — 1,300 m

Redbridge APA 2.20 Roman Road (Ilford High Road)

The Archaeological Priority Area covers a zone centred on the course of a Roman road (between London and Chelmsford) along which the route of Ilford High Road now runs. The area of St Mary's Hospital (APA 1.2) is excluded from this APA. The APA is classified as Tier 2 because it covers a Roman road and there is potential for Roman settlement and roadside activities adjacent to the routeway. The APA excludes the historic core of Ilford (APA 2.16).

Description

The APA covers a Roman road that connected London and Chelmsford. A buffer zone encompassing approximately 100m either side of the road has also been included within the APA as it is thought likely that there will be evidence of Roman settlement and activities associated with its use adjacent to the road.

Ilford is first mentioned in Domesday (1086) and is known to have been owned by Barking Abbey before and after this date. It has a Saxon origin although it is unclear when the settlement was actually founded. The medieval hospital in Ilford (APA 1.2) and the historic core of Ilford (APA 2.16) are excluded from this APA.

Very little is known of the Saxon and medieval history of Ilford as during these periods it formed part of Barking and was not usually mentioned as a separate place making interpretation of data during these periods almost impossible.

The road has remained in constant use between the Roman period and the present day and the immediate environs of it are therefore likely to contain evidence of settlement and activity that relates to all periods between.
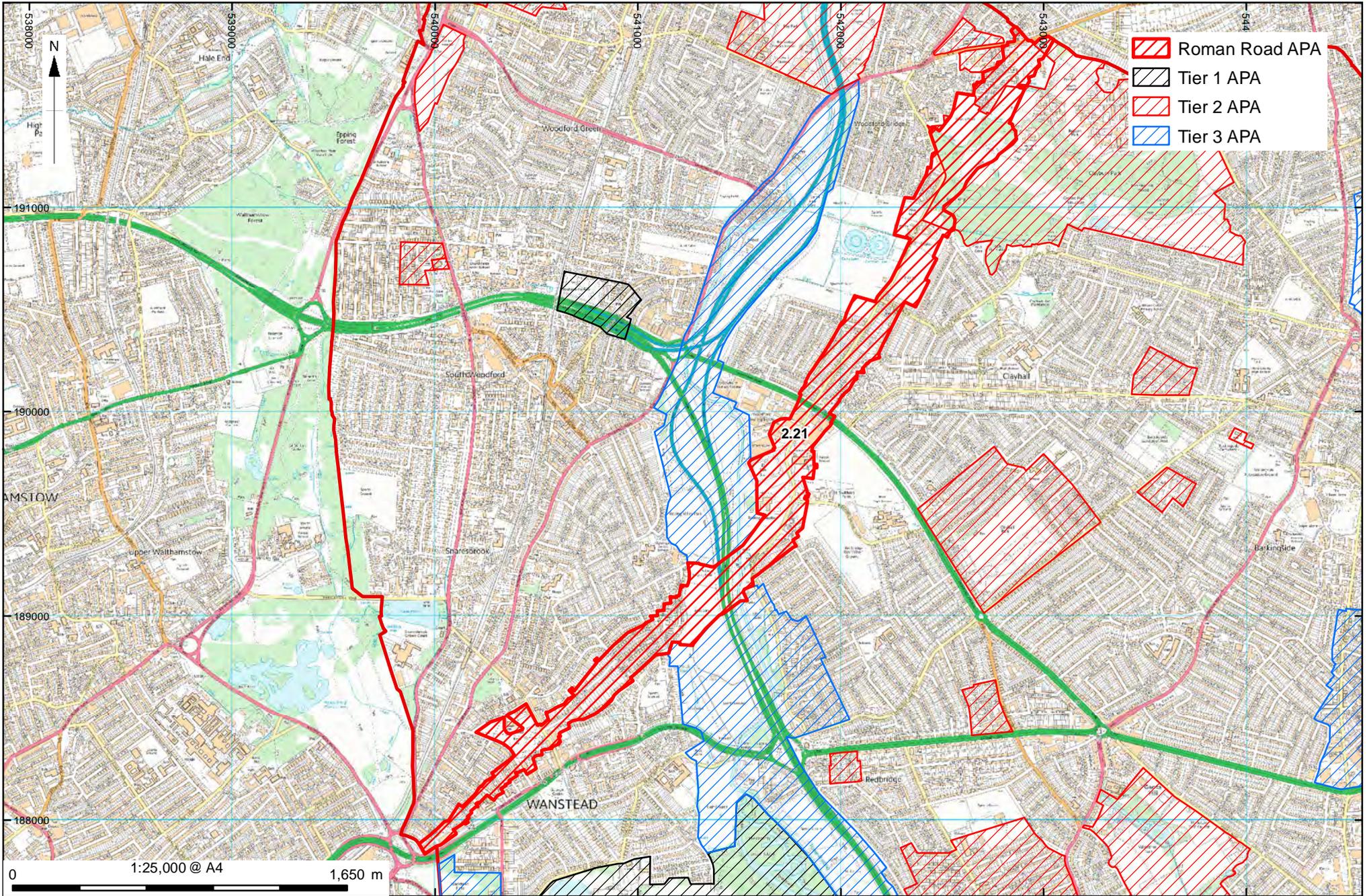
Significance

The site has the potential for remains related to a Roman road and potentially associated evidence of settlement and roadside activities in the areas immediately adjacent. Such deposits can provide an insight into the nature and extent of settlement in the hinterland of Londinium.

The site also passes through Ilford which has Saxon origins. As the road remained in use during the Saxon, medieval and post medieval periods there is the potential for evidence of activity or settlement associated with all of these periods in the vicinity of the road.

Key References

Roman Roads in Britain (3rd ed) I.D. Margary, 1973

Redbridge APA 2.21: Roman Road (London - Great Dunmow)

Legend:
- Roman Road APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:25,000 @ A4

0 — 1,650 m

\\SAMBA-2\Projects\\london redbridge\010Geomatics\03 GIS Projects\Figures\Figures_26Apr2016\APA_2_21_27apr16.mxd*jonathan.millward*27/04/2016

Redbridge APA 2.21 Roman Road (London – Great Dunmow)

Summary and Definition

The Archaeological Priority Area covers a zone centred on the course of a Roman road that ran between London and Great Dunmow. The APA passes through Claybury Park (APA 2.4). It is classified as Tier 2 because it covers a Roman road and there is potential for Roman settlement and roadside activities adjacent to the routeway.
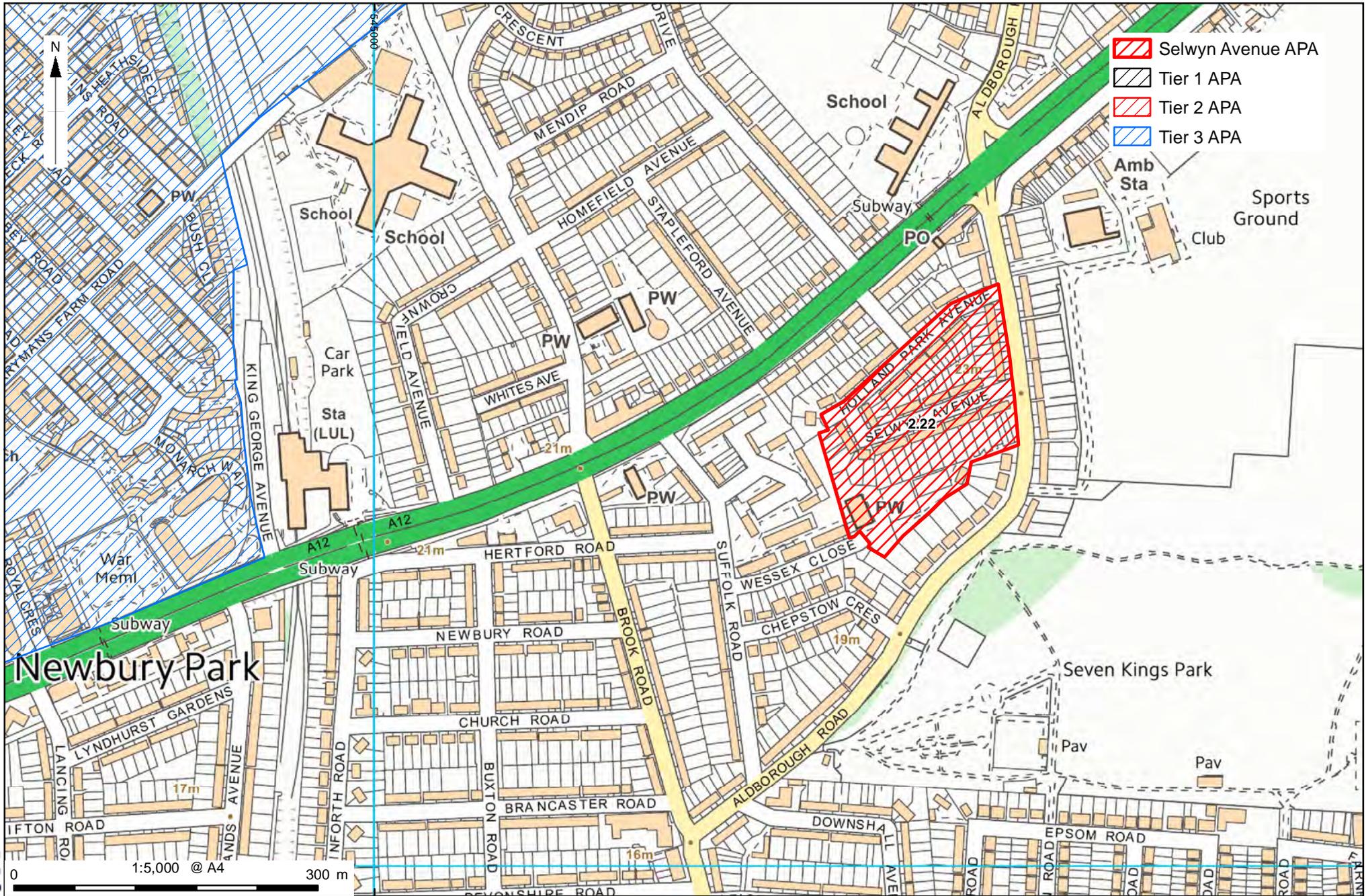
Description

The site covers a Roman road that connected London and Great Dunmow. A buffer zone encompassing approximately 100m either side of the road has also been included within the APA as it is thought likely that there will be evidence of Roman settlement and activities associated with its use adjacent to the road. The site passes through the western part of the post medieval Claybury Park (APA 2.4).

Significance

The site has the potential for remains related to a Roman road and potentially associated evidence of settlement and roadside activities in the areas immediately adjacent. Such deposits can provide an insight into the nature and extent of settlement in the hinterland of Londinium.

Key References

Roman Roads in Britain (3ʳᵈ ed) I.D. Margary, 1973

Legend:
- Selwyn Avenue APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 2.22: Selwyn Avenue

1:5,000 @ A4

0 — 300 m

Redbridge APA 2.22 Selwyn Avenue

Summary and Definition

The Archaeological Priority Area covers an area of residential housing that is centred on Selwyn Avenue in Newbury Park. The APA is classified as Tier 2 because it covers the site of Newburys which was a manor held by Barking Abbey prior to the Dissolution. The manor is shown on Chapman and Andre's 1777 map.

Description

The APA includes the location of the medieval and post medieval manor of Newbury. The manor was part of Barking Abbey's demesne, and its name suggests that it was brought into cultivation later than some of the other demesne estates. A reeve of Newbury is mentioned in 1321–2, and a reeve of Gayshams and Newbury in 1441.

In 1891 Newbury was put up for sale by order of the mortgagees. It was bought by J. H. Mitchell, and building development on the farmland had started by 1900. The farmhouse of the estate, labelled Great Newbury on the 1863 and 1897 OS maps, appears to have been demolished in 1932 or 1933 and its site had been built on before 1938 as it not shown on the OS map published in that year.
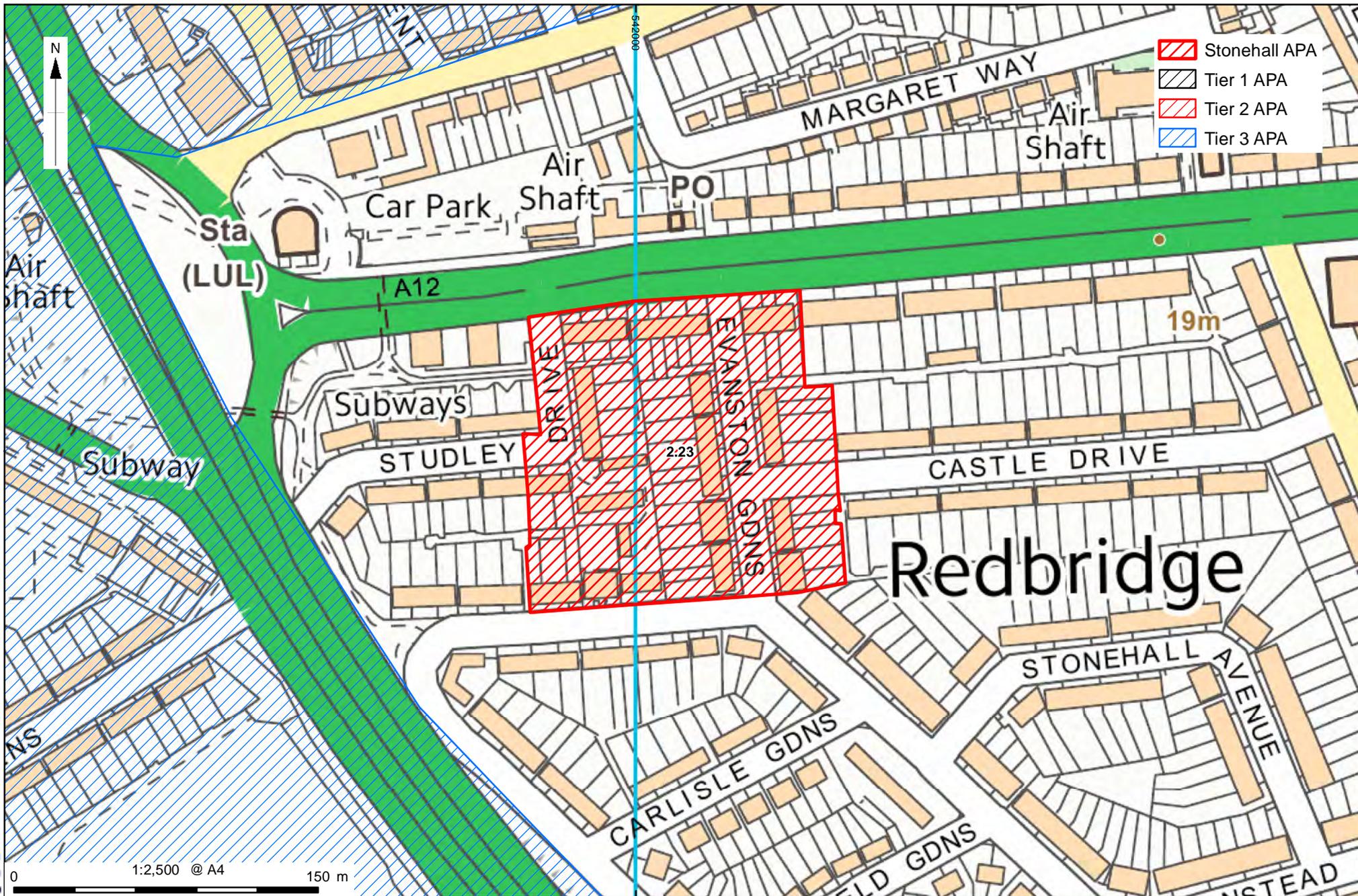
Significance

The APA has the potential to contain the buried remains of a medieval and post medieval manorial complex. The remains can provide information about the nature of high status residences during these periods and also inform on the lifestyles of the inhabitants.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Legend:
- Stonehall APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

MARGARET WAY

Air Shaft

Air Shaft

Car Park

Air Shaft

PO

Sta (LUL)

A12

Subways

Subway

STUDLEY

DRIVE

EVANSTON GDNS

2:23

CASTLE DRIVE

19m

Redbridge

STONEHALL AVENUE

CARLISLE GDNS

NS

FIELD GDNS

NSTEAD

0   1:2,500 @ A4   150 m

542000

Redbridge APA 2.23 Stonehall

Summary and Definition

The Archaeological Priority Area covers an area of residential housing in Redbridge centred on Evanston Gardens and defined by the A12 to the north and by Wanstead Lane to the south. The APA is classified as Tier 2 because it covers the location of Stonehall which was a manor held by Barking Abbey before the Dissolution. The manor is shown on Chapman and Andre's 1777 map.

Description

The APA includes the location of Stonehall which was a medieval free tenement held by Barking Abbey until the Dissolution.

Its name may have been derived from the Stonehale family; Roger Stonehale is recorded in 1327. Stonehall is first mentioned by that name in 1496, when it was among the possessions, at her death, of Elizabeth, widow of Sir Humphrey Starkey. It then comprised 40ha and was said to have belonged formerly to Thomas Wyndesor. Stonehall descended along with the manor of Wanstead from the 1670s. In 1847, when it was held by William Pole-Tylney-Long-Wellesley, Earl of Mornington, it consisted of 54ha. Stonehall Farm was broken up for building plots about 1933 and was subsequently developed for suburban housing.

The modern Stonehall Avenue is named for the manor but lies to the south east of the manor's location and therefore lies outside the APA.
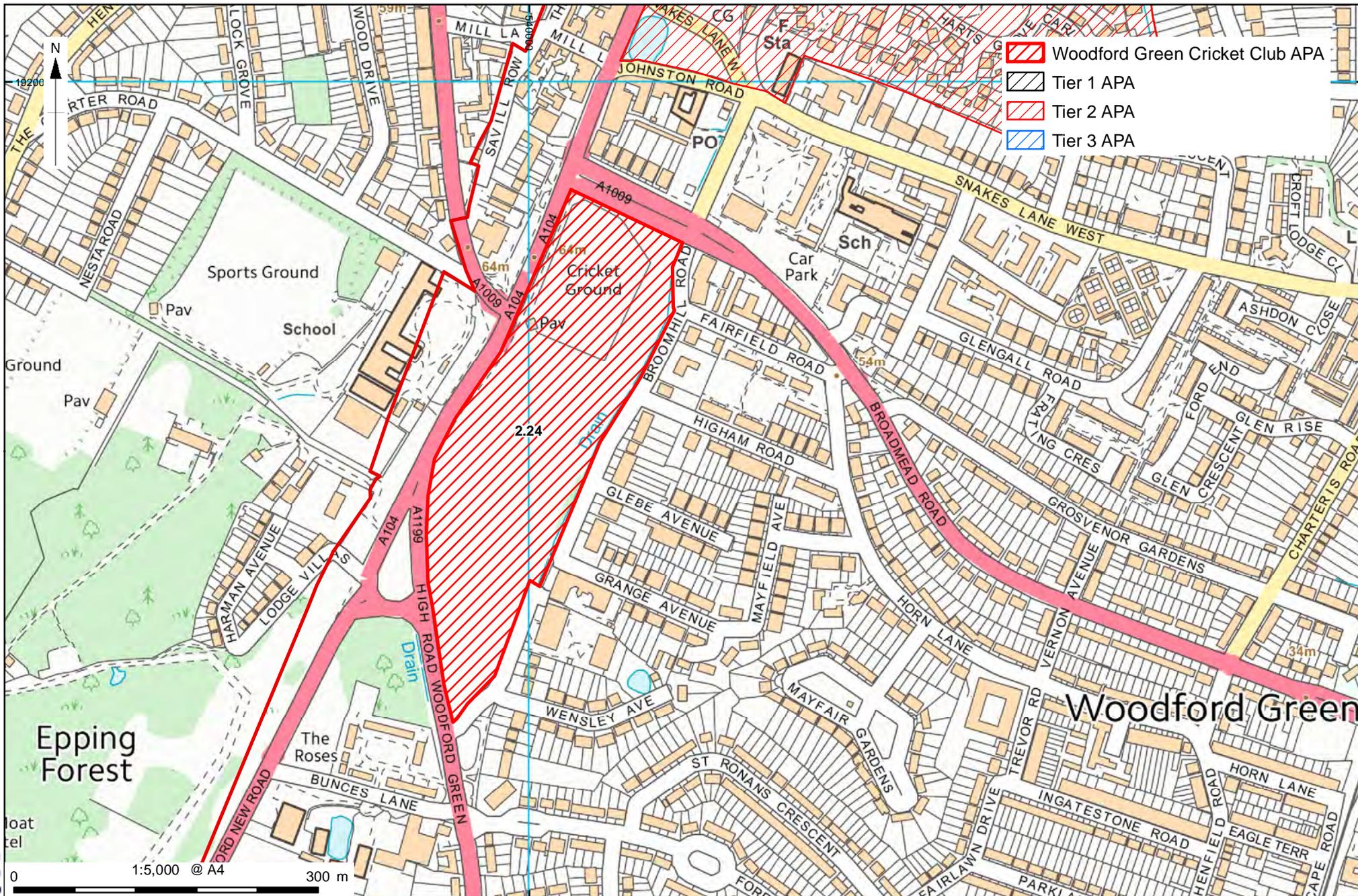
Significance

The APA has the potential to contain the buried remains of a medieval and post medieval manorial complex. The remains can provide information about the nature of high status residences during these periods and also inform on the lifestyles of the inhabitants.

Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Woodford Green Cricket Club APA

Tier 1 APA

Tier 2 APA

Tier 3 APA

Redbridge APA 2.24: Woodford Green Cricket Club

1:5,000   @ A4

0   300 m

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Redbridge APA 2.24 Woodford Green Cricket Club

Summary and Definition

The Archaeological Priority Area covers an area of open ground, used as Woodford Green Cricket Club. It is bounded to the west by the A104, to the north by the A1009 Broadmead Road, to the east by Broomhill Road and to the south by the A1199 Woodford High Road. The APA is classified as Tier 2 because it covers an area of medieval settlement and a workhouse.

Description

The GLHER records the presence of medieval settlement on the site of the present day Woodford Green Cricket Club. A post medieval workhouse is also recorded as having been located within the site.

The 1777 Chapman and Andre map of Essex records a row of houses, in gardens, at the southern end of the site. These cottages had been demolished prior to 1782 when Cary's map shows two substantial buildings at the northern end of the site. By 1799 one of the buildings had been demolished as the OS Surveyor's drawing produced in that year only records one building. The OS 1inch map, published in 1805, shows two buildings in the centre of the site within an enclosure, the building recorded in 1799 had been demolished. By 1863 there were no buildings on the site and it has remained as open ground ever since.

It seems likely that the cottages recorded on the 1777 map represent the medieval settlement recorded in the GLHER. It is also likely that the substantial buildings recorded in 1782, 1799 and/or 1805 may represent the workhouse. It has not been possible to determine which complex of buildings actually represents the workhouse.

Significance

The APA has the potential to contain the buried remains of medieval settlement and several phases of late 18th century development which are likely to include a parish workhouse.

The remains of the medieval settlement can provide an insight into the lives of ordinary people within Waltham Forest. The remains of the workhouse can improve our understanding of the treatment of the poor and destitute in the late 18th and early 19th centuries.

It is thought likely that any buried remains would be well preserved as the site is now used as a cricket ground and has not been developed since the last buildings were demolished prior to 1863.

Legend:
- Woodford Hall APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA
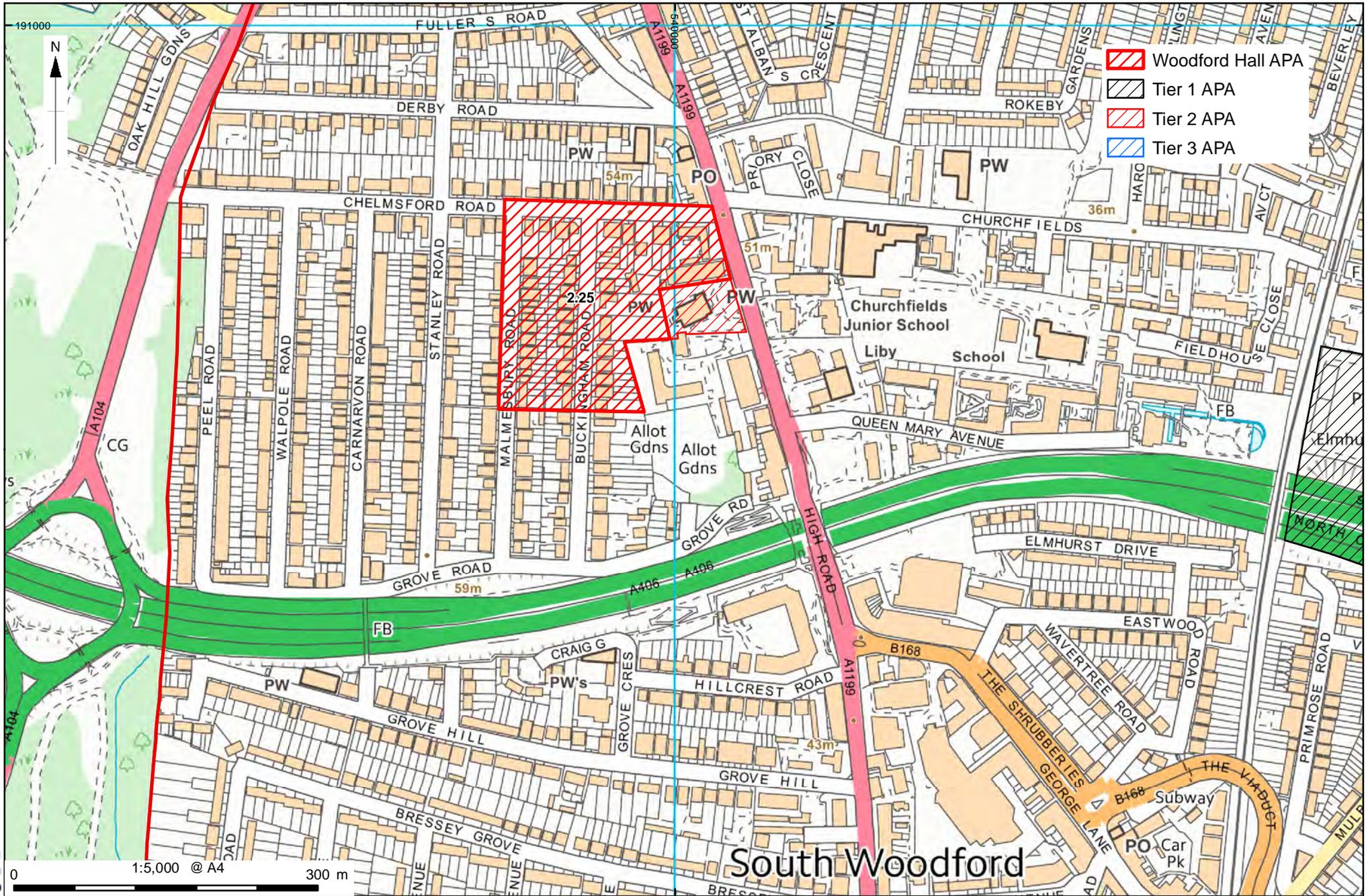
Redbridge APA 2.25: Woodford Hall

Redbridge APA 2.25 Woodford Hall

Summary and Definition

The Archaeological Priority Area covers a residential area of Woodford that is bounded to the north by Chelmsford Road and to the west by Malmesbury Road. The APA is classified as Tier 2 because it covers the site of the medieval and post medieval Woodford Hall. The hall and its park are shown on Chapman and Andre's 1777 map of Essex.

Description

The APA includes the location of the manor of Woodford Hall. The manor is first mentioned in the charter by which Edward the Confessor confirmed Harold's grant of lands to the canons of Waltham Holy Cross.

The canons of Waltham retained Woodford after the Conquest. In 1086 the manor comprised 5 hides and was valued at 100s. When Waltham was reconstituted by Henry II in 1177, he confirmed its possessions, including the manor and church of Woodford.

In 1267 William de Luketon, a lay-brother of Waltham Abbey, was entrusted with the keeping of the manor. William Sandre was the tenant in 1404 and William Tynge in 1465. In the later 15th and early 16th centuries the Hickman family let the manor.

In 1869 the Woodford Hall estate was sold to the British Land Co. for building development. The house was used until 1900 as Mrs. Gladstone's convalescent home. It was then demolished and the parish church memorial hall was built in front of the site in 1902. The chapel of the convalescent home survives as part of a house in Buckingham Road.

An estate map of about 1700 shows the demesne lands, including Hall Grove at the south-west corner of the parish. The map gives a fairly detailed representation of the elevation of the old Hall, which was a gabled three-storey building, apparently of the early 17th century. By 1771, William Hunt had pulled down the Hall and was in the process of rebuilding it to the design of Thomas Leverton. Expensive improvements to this property, especially to the garden in front of the house, were carried out in 1804 in accordance with designs by Humphry Repton.

Significance

The APA has the potential to contain the buried remains of a medieval manor house and two post medieval manor houses as well as landscape features relating to a Repton designed garden.
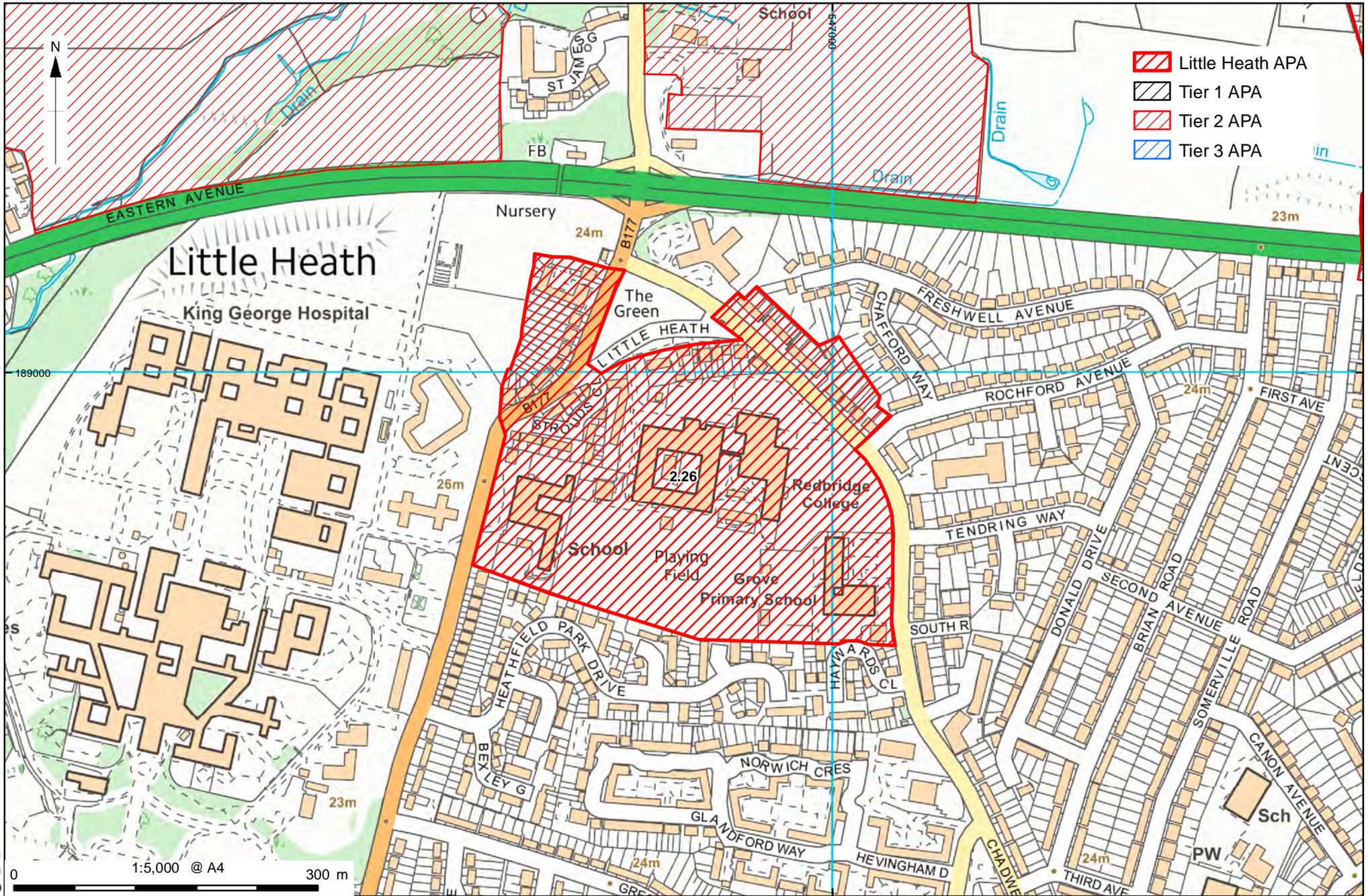
The remains have the potential to improve our understanding of elite residences in Waltham Forest in both the medieval and post medieval periods. There is also an opportunity to develop a better understanding of post medieval designed landscapes.

Key References

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Map of Woodford, *c 1700* (Essex Record Office D/DCw P1)

Little Heath APA
Tier 1 APA
Tier 2 APA
Tier 3 APA

Little Heath

King George Hospital

Eastern Avenue

Nursery

The Green

Little Heath

Redbridge College

School

Playing Field

Grove Primary School

St James G

School

Drain

Drain

FB

Freshwell Avenue

Chafford Way

Rochford Avenue

First Ave

Tendring Way

Donald Drive

Second Avenue

Brian Road

Somerville Road

Canon Avenue

South R

Heathfield Park Drive

Bexley G

Norwich Cres

Glandford Way

Hevingham D

Chadwell

Third Ave

Sch

PW

2.26

24m

26m

23m

23m

24m

24m

189000

549000

549500

1:5,000 @ A4

0   300 m

Redbridge APA 2.26: Little Heath

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Redbridge APA 2.26 Little Heath

Summary and Definition

The Archaeological Priority Area covers the historic core of the village of Little Heath. The APA is classified as Tier 2 because common edge settlements were rare in Redbridge prior to disafforestation in the mid 19th century. The core of Little Heath is shown on Chapman and Andre's 1777 map of Essex.

Description

The APA covers the location of the historic core of the village of Little Heath. The first record of the settlement dates to 1369 when it was known as Little Ilford Heath. The first record of the settlement being named as Little Heath dates to 1456.

The core of Little Heath is shown at this location on Chapman and Andre's 1777 map of Essex and also on Cary's 1784 map. Little Heath is labelled on Warburton, Bland and Smyth's map of 1724 although the extents of the village are not shown.

Significance

The APA has the potential to contain buried remains relating to one of the limited number of clearly defined settlements within the medieval and post medieval Waltham Forest.

Any remains of buried medieval occupation provide an opportunity to gain insights into the lives of ordinary people in the forest.

Key References

The Place-Names of Essex, P. Reaney, 1935

N

Ray House APA

Tier 1 APA

Tier 2 APA

Tier 3 APA

Luxborough

2.27

1:10,000 @ A4

0   650 m
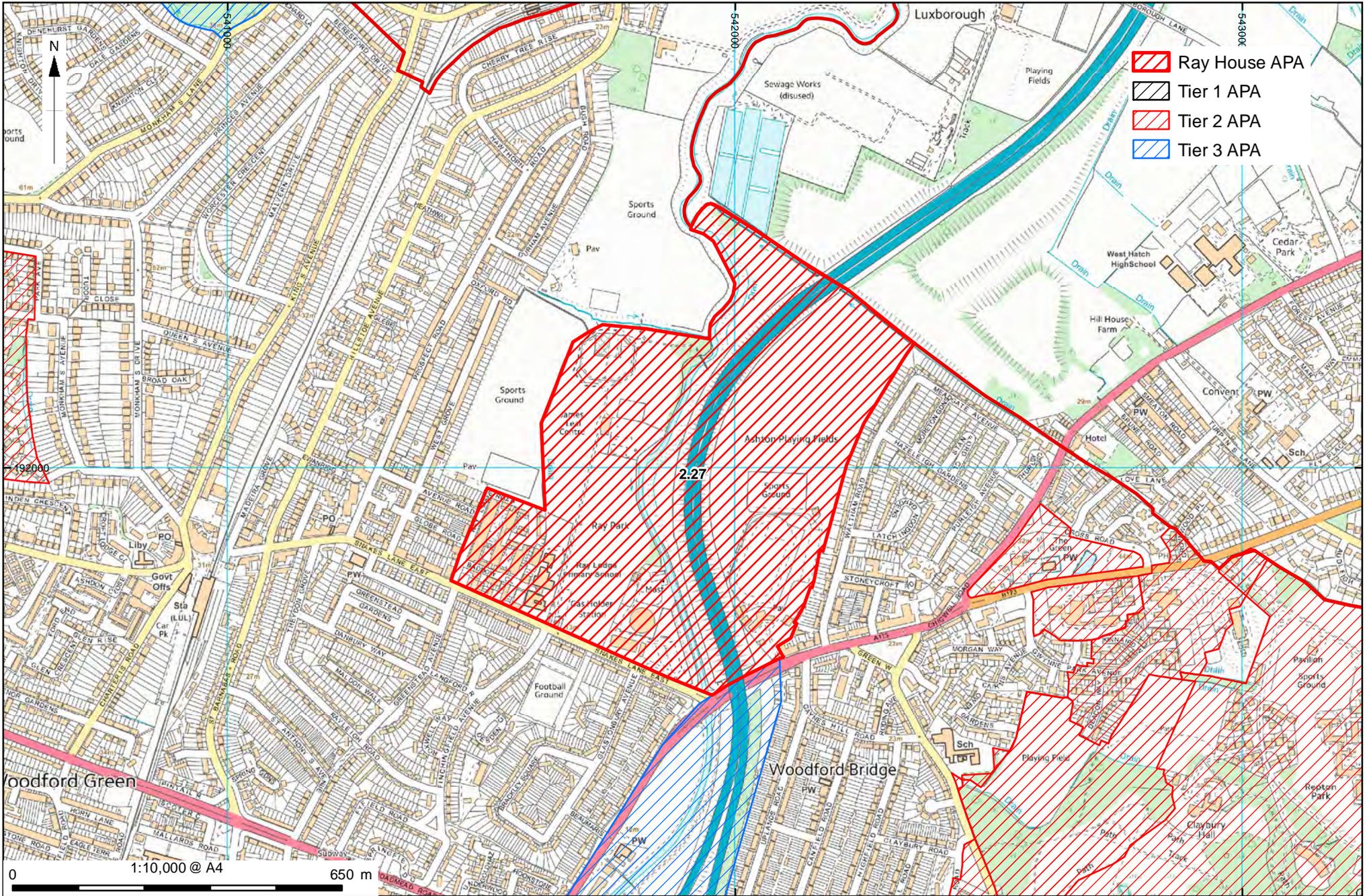
Redbridge APA 2.27: Ray House

Redbridge APA 2.27 Ray House

Summary and Definition

The Archaeological Priority Area covers an area of largely open ground bounded to the south by the A113 Chigwell Road. The M11 motorway passes through the APA on a largely north – south alignment, as does the river Roding. The APA is classified as Tier 2 because it covers the site of the post medieval Rays House and its gardens which are shown on Chapman and Andre's map of 1777.

Description

The APA contains the location of the principal estate at Woodford Bridge, Ray House. The estate was never a manor, though it has sometimes been confused with a manor of the same name in Barking. Until the 19th century it was a copyhold tenement held of the manor of Woodford Hall (APA 2.25) and until the 15th century it was held by the family of atte Ree as a messuage and 12ha of land. William atte Ree held a virgate at Woodford about 1235–70.

At the beginning of the 18th century the Cleland family gained possession of the estate but in 1732 William Cleland surrendered it to the use of Alvar Lopez Suasso, a member of a famous Dutch banking family that helped to finance the accession of William of Orange to the British throne. In 1736 Suasso conveyed the estate to James Hannot. His heir, Bennet Hannot, sold Ray House about 1770 to Sir James Wright, British minister at Venice between 1769 and 1771, who took up residence in the two-storey five-bay brick mansion. Sir James died in 1804 and was succeeded by his son, Sir George Wright who sold his Ray House estate to Benjamin Hanson Inglish in 1807. Ray House was rebuilt after a fire at the turn of the 20th century and was sold in 1924 to Bryant & May Ltd. Who demolished the building and used the site as a country club and sports ground. In 1958 it was sold to the Borough Council and became a public park.

Chapman and Andre's map of 1777 shows the estate astride the Roding by Woodford Bridge. All that survives today of the 18th century Ray House is its octagonal walled garden at the north end of Ray Park.

Since the demolition of the house in the 1920s the site has remained open ground. The absence of subsequent development on the site means any buried remains are likely to be well preserved.
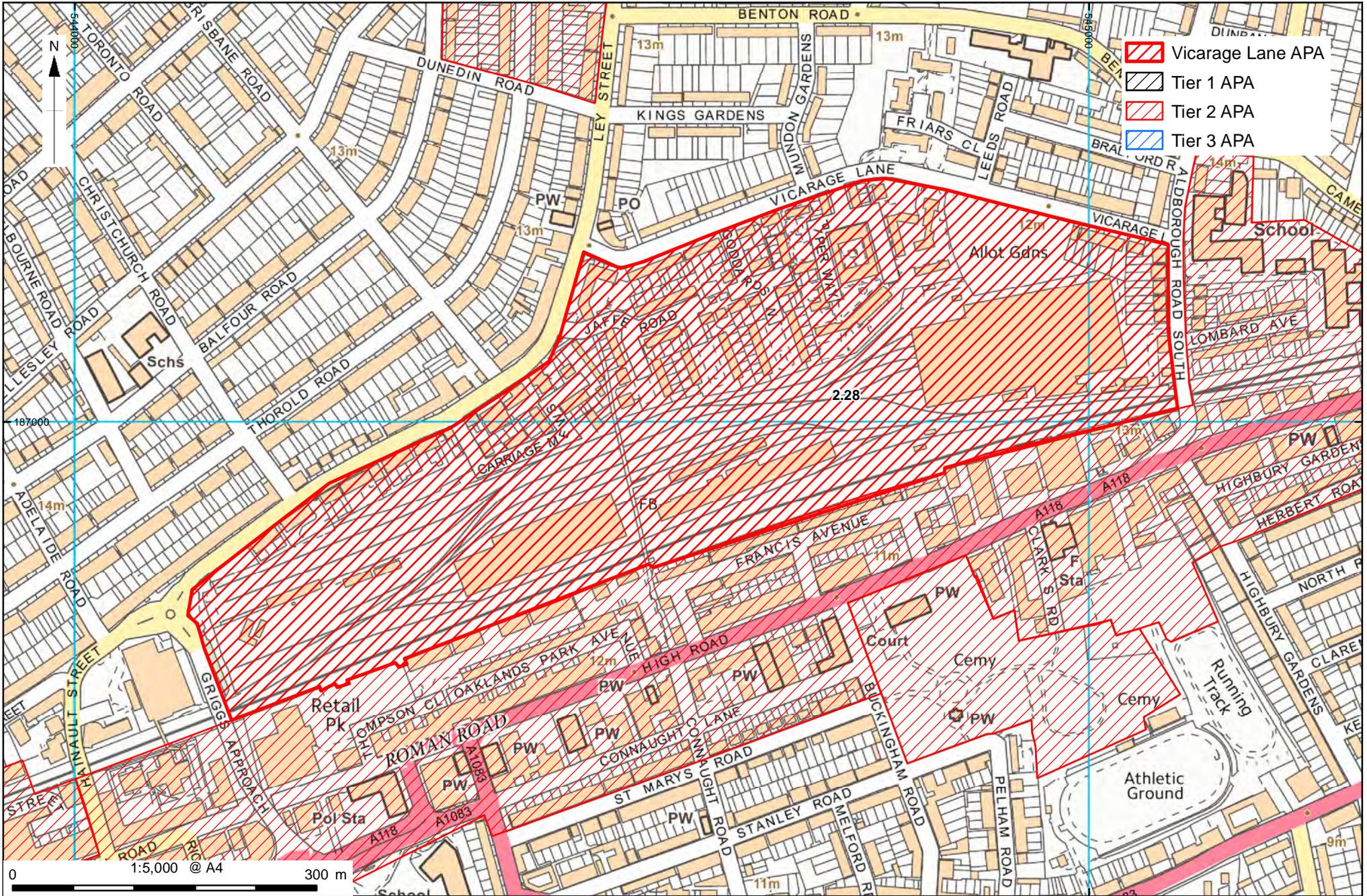
Significance

The APA has potential to contain the buried remains of a medieval mansion and two post medieval mansions. These remains present an opportunity to develop our understanding of settlement patterns in the forest, landuse, elite residences and designed landscapes during both the medieval and post medieval periods.

The APA also covers part of the river Roding and therefore has an underlying potential for Palaeolithic artefacts to be identified.

Key References

A History of the County of Essex Vol. 6 W.R. Powell [ed], 1973

The Environs of London: Vol. 4, Counties of Herts, Essex and Kent, D. Lysons, 1796

Legend:
- Vicarage Lane APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 2.28: Vicarage Lane

1:5,000 @ A4

0 — 300 m

Redbridge APA 2.28 Vicarage Lane, Ilford

Summary and Definition

The Archaeological Priority Area covers an area of Ilford that is defined by the High Road to the south and is bordered by Vicarage Lane to the north. The APA is designated as Tier 2 because it covers the site of the post medieval Cauliflower Pit from which a wide range of Pleistocene mammalian remains and a limited number of Palaeolithic tools were recovered. The site is deemed to have potential for further, similar remains, to be identified.

Description

The APA contains the location of a post medieval brick earth quarry, the Cauliflower Pit (the pit was also known as Curtis's, Sam's Green or Page's), the remains of 19 Pleistocene mammals and 22 middle Palaeolithic flint tools were recovered during the 19th century. The finds were identified in brick earth deposits at 13.41m OD.

Extensive scientific research has been undertaken using the deposits from Cauliflower Pit to analyse and reconstruct the Palaeolithic environment of this part of the Thames Basin. A notable example of the research was undertaken by Juby although the British Geological Survey and West have also undertaken research previously.

Significance

The APA is significant because it contains the remains of both Pleistocene fauna and human activity. The remains have the potential to provide an insight into early human history and help to develop a better understanding of their way of life, Palaeolithic technology, and the environment in which they lived.

The deposits within the APA are known to contain pollen, molluscan and faunal evidence which can be used to reconstruct the landscape and environment of the Palaeolithic period.

Key References

London Before London: Reconstructing a Palaeolithic Landscape (PhD Thesis, Royal Holloway), C. Juby, 2011

The Palaeolithic Sites of East Anglia J.Wymer, 1985

The Lower Palaeolithic Occupation of Britain J.Wymer, 1999

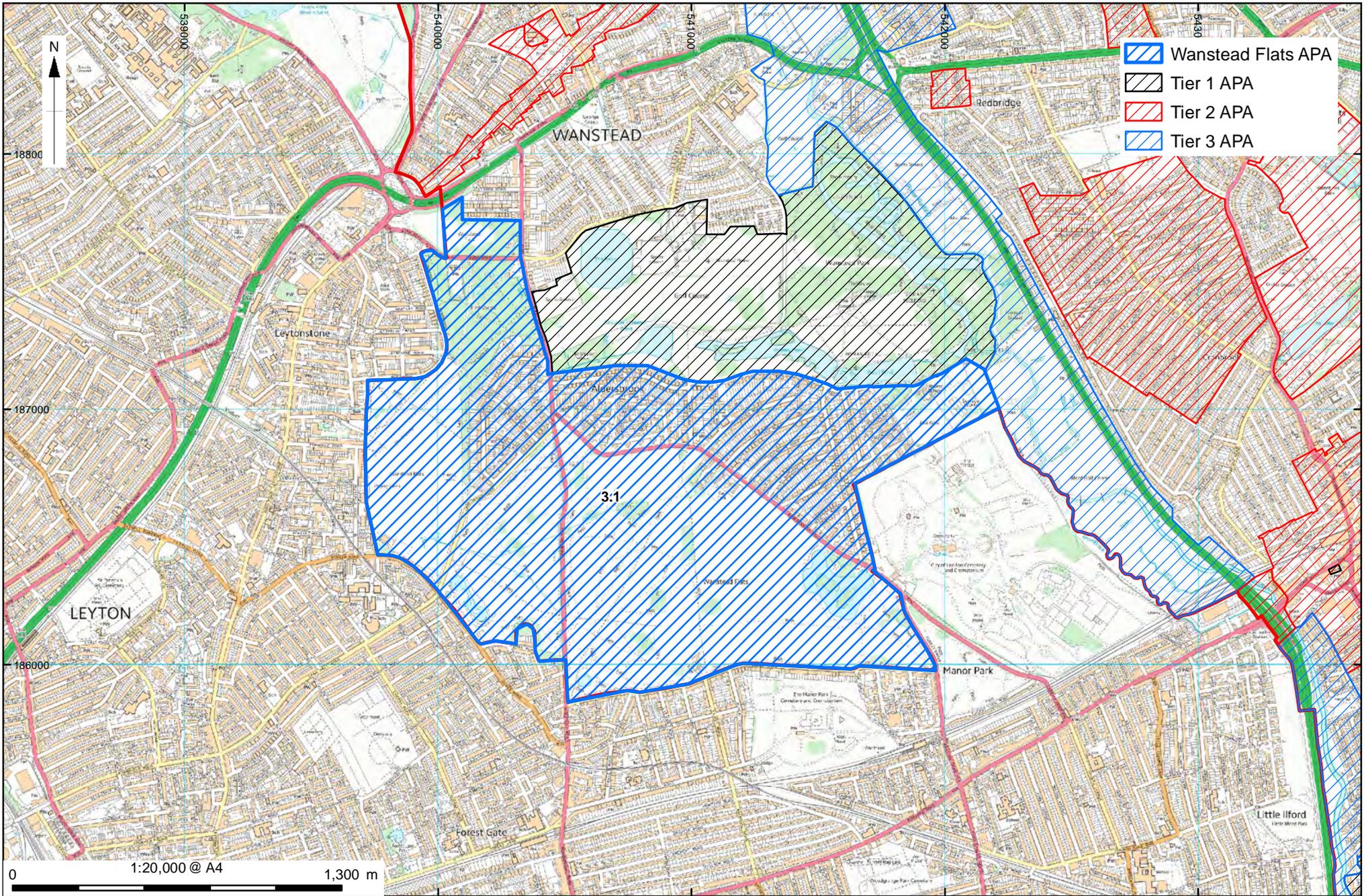*Interglacial Deposits at Ilford, Essex*, R. West et.al., 1964

Designation Scheduling Selection Guide: Sites of Early Human Activity, English Heritage, 2012

https://www.bgs.ac.uk/discoveringGeology/newsAndEvents/iceAge/background.html

8   AREA DESCRIPTIONS AND MAP EXTRACTS FOR TIER 3 ARCHAEOLOGICAL PRIORITY
     AREAS

Legend

- **Wanstead Flats APA** (blue hatched)
- **Tier 1 APA** (black hatched)
- **Tier 2 APA** (red hatched)
- **Tier 3 APA** (blue hatched)

N

WANSTEAD

Redbridge

Leytonstone

Aldersbrook

3.1

LEYTON

Wanstead Flats

Manor Park

Forest Gate

Little Ilford

1:20,000 @ A4

0   1,300 m

Redbridge APA 3.1: Wanstead Flats

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Redbridge APA 3.1 Wanstead Flats

Summary and Definition

The Archaeological Priority Area covers Wanstead Flats and the Aldersbrook estate. The APA is classified as Tier 3 because it covers an area that was formerly part of the post medieval Wanstead Park (APA 1.4), including an area that is designated as part of the Grade II* Registered Park. The APA has the potential for evidence of Roman occupation to be identified. There is also an underlying potential for early prehistoric remains to be identified as Palaeolithic tools have been recovered previously. A Second World War Anti-Aircraft battery was also located within this area.

Description

The APA covers Wanstead Flats. The Flats were formerly part of the Wanstead Park estate and part of the Flats, to the west of the A114 Blake Hall Road is included in the Grade II* Wanstead Park, the core of which is excluded from this APA and covered by APA 1.4.

A wide range of archaeological remains have been identified within the area and these range in date from the Palaeolithic to the Second World War.

A number of Palaeolithic axes, scrapers and other tools have been found as well as a Neolithic axe and another less clearly dated prehistoric axe. A prehistoric ditched enclosure has also been identified on the Flats.

An earthwork bank in Bush Wood may represent the agger of a Roman road. A Roman building has been recorded within the area of the Aldersbrook Estate and a coin and a jug dating to this period have also been recovered from within the area.

Bush Wood is a surviving element of the 17th century Wanstead Park. The sites of an 18th century island, lake and banqueting house that were part of Wanstead Park are also within the area of the APA.

There are a range of Second World War related features on the Flats. A Heavy Anti-Aircraft Battery was built to the south of Aldersbrook Road. The battery included the usual guns but also rocket launchers and search lights. A wooden barracks hut and a gas decontamination centre associated with the battery both survive. The tether loops for a barrage balloon also survive.

Three Second World War warden posts are known to have been located within the area. The posts formed part of Civil Defence F District and were numbers 41, 42 and 43. Post 41 was located at the junction of Blake Hall Road and Blakehall Crescent; Post 42 on Empress Avenue at the entrance to the allotments and Post 43 in the grounds of the Bowling Club on Aldersbrook Road.

A Second World War Prisoner of War Camp was located on the Flats, in the area between Lake House Road and Centre Road. The camp was one of eight sub camps of a PoW camp based in Stratford and housed both German and Italian prisoners.

Significance

The APA has the potential to contain further evidence of prehistoric occupation and activity which can provide a valuable insight into the nature of settlement, technology and landuse in this period.

The presence of a Roman building, possible road and limited number of finds indicates that there is the potential for further evidence of Roman activity or settlement to be

identified. Any evidence of settlement can help in providing a better understanding of the nature and extent of settlement in the hinterland of Londinium.

The remains of garden features associated with Wanstead Park indicate that there is the potential for further, similar remains, to be identified. These remains can help our understanding of changing fashions in post medieval designed landscapes.

The wide range of features dating to the Second World War provide a unique snapshot of life in Wanstead during this period. The remains can provide an insight into civil defence measures as well as the management and treatment of Prisoners of War.

Wanstead Flats has not been subject to development over much of its history and the open areas have potential to contain well preserved remains relating to all of the periods discussed above.
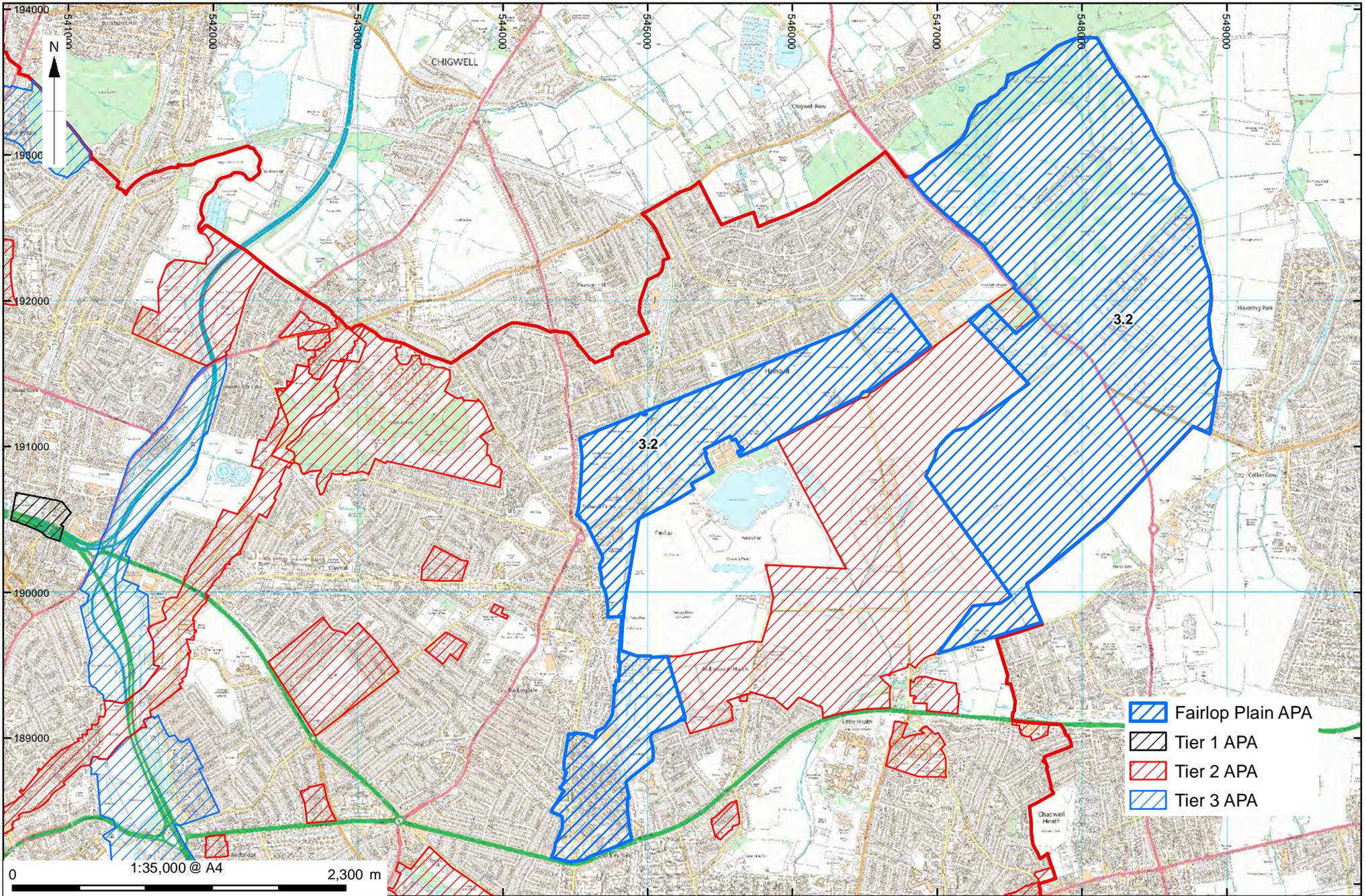
Key References

A History of the County of Essex Vol. 5 W.R. Powell [ed], 1966

Behind the Wire: Prisoner of War Camps on Wanstead Flats, A. Cole and M. Gorman, 2013

http://www.wansteadpark.org.uk/hist/the-second-world-war-in-the-park/

http://www.e7-nowandthen.org/2014/09/archaeology-and-oral-history-of.html

Redbridge APA 3.2: Fairlop Plain (Fringes)

Legend:
- Fairlop Plain APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

1:35,000 @ A4

0 — 2,300 m

3.2

CHIGWELL

Redbridge APA 3.2 Fairlop Plain (Fringes)

Summary and Definition

The Archaeological Priority Area covers the northern and western parts of Fairlop Plain. The APA is classified as Tier 3 because it is deemed to have archaeological potential for evidence of prehistoric settlement to be identified. The APA also has potential for remains related to the First and Second World War airfields that occupied the Plain. A limited number of features relating to the Second World War airfield survive.

The Archaeological Priority Area also covers part of Hainault Forest. The area of forest is a rare survival of part of the ancient Waltham Forest, the majority of which was cleared of trees and developed for housing after disafforestation in the mid 19th century.

Description

The APA is situated on the flat Fairlop Plain which is an area of geology which includes extensive formations of Boyn Hill gravel. The gravel ensures that the land is generally free draining and has therefore been attractive as a place to live, and farm, since the prehistoric period.

The APA contains potential for prehistoric remains to be identified as neighbouring portions of Fairlop Plain (APA 2.7) are known to contain extensive prehistoric remains of enclosures, settlements and barrow cemeteries. The remains of a Bronze Age field system were identified during an archaeological evaluation at the Site of the former King George V Hospital.

The site of the former settlement of Ley Street, which is shown on the first edition OS map, is known to have contained a bridge from the 15th century onwards and lies within the APA. The exact origins of the settlement are unclear but it seems likely that the village began at some point in the Saxon or later medieval period.

The remains of the medieval Forest, in Hainault Country Park, are a rare survival of the ancient woodland that once covered much of the area and provides the potential for features relating to forestry and land management to be identified.

The APA contains the location of the First World War RNAS Fairlop which was operated as a satellite airfield for Chigwell. The airfield opened in 1916 and was operated by the Royal Naval Air Service until 1918 when it was transferred to the newly formed Royal Air Force. A series of bungalows on the north side of Forest Road appear to be consistent with the type constructed by the RAF until the 1920s to house officers.

During the Second World War Fairlop Plain a Royal Air Force airfield was again opened. Subsequent quarrying has destroyed the core of the field (which is excluded from the APA) although a number of features related to airfield defence remain, particularly along the railway line. These include several sections of anti-tank cubes and a Fairlop Bunker. A small number of huts also survive to the south of Forest Road.

Significance

The APA has the potential to contain prehistoric remains which can inform on the nature and extent of occupation during this period. Of particular potential significance is the potential for further Bronze Age barrows to be identified as they will contain human remains. The gravel underlying the APA has provided attractive as a place to live, and farm, since the prehistoric period.

The APA has potential to contain evidence of settlement associated with Ley Street. This could provide an insight into the origins and development of the settlement.

There is little surviving of the RNAS airfield. However, should the bungalows prove to be related to the airfield they can provide an insight into the nature of early military airfields and as rare survivals may merit consideration for designation as Listed Buildings.

The surviving defences and limited number of huts related to the Second World War airfield provide an insight into the nature of military airfields during this period.

Key References

From Ice Age to Essex, P. Greenwood, D. Perring and P. Rowsome, 2006
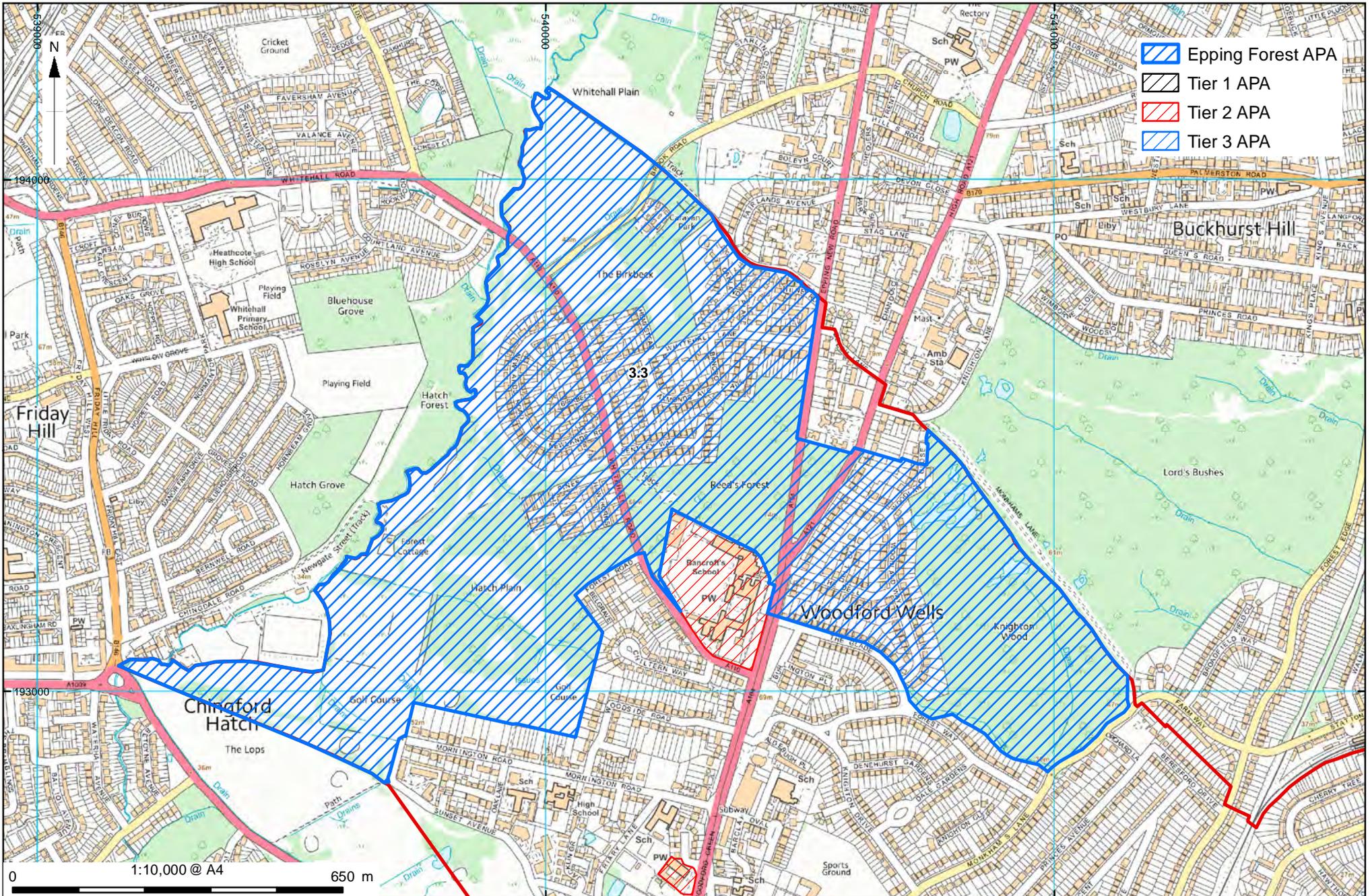
http://www.fairlopplaintimes.com

http://www.prcraig.com/hainaultfarmAerodrome.htm

Legend:
- Epping Forest APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

Redbridge APA 3.3: Relict Areas of Epping Forest

1:10,000 @ A4

0 — 650 m

Redbridge APA 3.3 Relict Areas of Epping Forest

Summary and Definition

The Archaeological Priority Area covers Knighton Wood, the Hatch Plain and the River Ching which are surviving, relict, portions of the once extensive Epping Forest. The APA is classified as Tier 3 because it covers a surviving portion of the ancient Epping Forest and can provide an insight into the use of the forest during the medieval and post medieval periods.

Description

Knighton Wood

Knighton Wood is an area of ancient woodland that formed part of Epping Forest. Parts of the wood contain the remains of a post medieval wilderness garden that was associated with the demolished Knighton House (which lies outside the APA). Knighton Wood predominantly retains its historic character of wood-pasture in the southern two-thirds of the site. Edward Buxton's mid to late 19th century woodland garden was created within the northern third of the site.

An annotated map of 1772 (mentioned by Elliot in 2007) describes the wood as being mostly covered with beech, hornbeam and oak pollards, having pasture of very little value, and having a rather ineffectual fence through which cattle could roam. At some point after 1848, Knighton House was built to the north of the site. In 1863, Edward Buxton bought the house and estate, which included Knighton Wood.

Buxton created a woodland garden in the northern part of Knighton Wood, set round a large lake dug to the east of Knighton House, beyond the formal gardens at the rear of the house. This lake was one of three which Buxton dug as part of the woodland garden.

River Ching and Hatch Plain

The Archaeological Priority Area covers a section of the river Ching which forms part of the western boundary of Redbridge Borough and the neighbouring Hatch Plain. The APA is deemed to have archaeological potential to contain evidence of prehistoric activity as Palaeolithic implements have been found nearby.

The Hatch Plain was formerly considered part of Chingford Hatch which lay within Epping Forest and was first mentioned in 1487. Members of the de la Hache family are known to have been living in the area from at least the early 13th century so it seems probable that either the plain was named for the family or vice versa.

Significance

The APA contains the remains of the medieval and post medieval Epping Forest. As the majority of the forest was developed for housing following disafforestation in the mid 19th century any surviving portions represent an example of a once widespread landscape and provides an opportunity to develop our understanding of both land use and land management within the forest during its long history. A survey for woodland archaeology would be desirable.

The River Ching and Hatch Plain have the potential to contain prehistoric artefacts and evidence of settlement which can improve knowledge of human activity in the remote past within the area.

Knighton Wood has the potential to contain features relating to post medieval gardens and can provide an insight into post medieval designed landscapes.
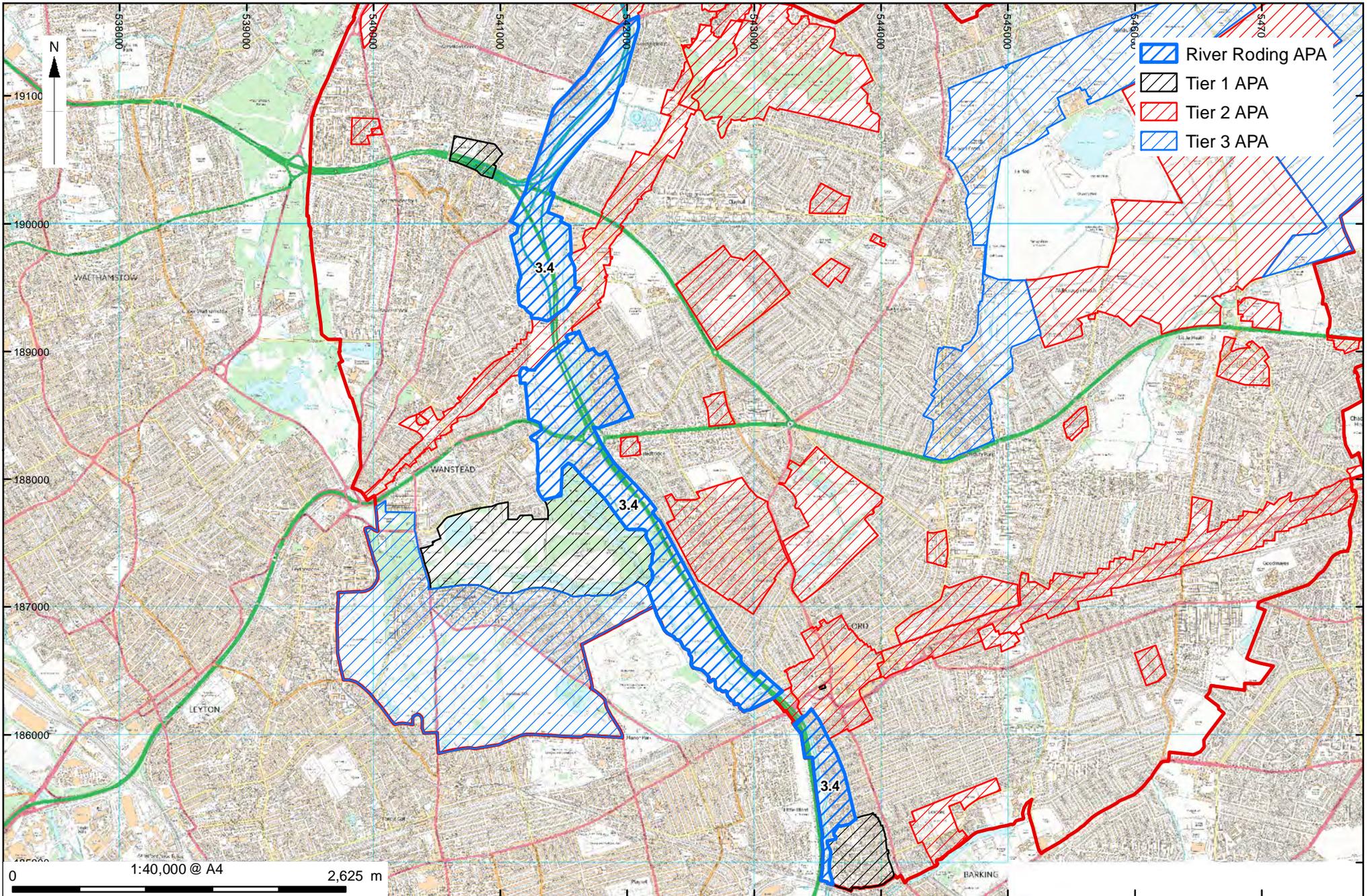
Key References

Garden History: Journal of the Garden History Society, No. 35: Suppl. 2 in Cultural and Historical Geographies of the Arboretum: From the Arboretum to the Woodland Garden, B. Elliot, 2007

http://hidden-london.com/gazetteer/chingford-hatch/

http://www.londongardensonline.org.uk/gardens-online-record.asp?ID=RED043

Legend:
- River Roding APA
- Tier 1 APA
- Tier 2 APA
- Tier 3 APA

3.4

1:40,000 @ A4

0   2,625 m

Redbridge APA 3.4: River Roding

Redbridge APA 3.4 River Roding

Summary and Definition

The Archaeological Priority Area covers the course of the river Roding and areas of adjacent open ground. The APA has been classified as Tier 3 because it is deemed to have archaeological potential for prehistoric remains to be identified as a number of objects have been recovered that date to the Palaeolithic and the river runs immediately to the west of Uphall Camp (APA 1.3).

Description

The APA is centred on the course of the river Roding, which crosses Redbridge from north to south, and neighbouring areas of open ground or developed areas where the geology and topography suggest a likelihood of prehistoric remains being identified. It is likely that alluvial deposits on the floodplain may be masking earlier features and finds.

There is also a possibility of palaeo-channels being identified which can help to develop our understanding of the historic landscape and its development over time and which can help to plot the previous course of the Roding. Palaeo-channels also provide an opportunity for waterlogged deposits and environmental material to survive.

A number of Palaeolithic tools have previously been found within the area and it is thought highly likely that further, similar material, will be identified near to the river and on the gravels that lie adjacent to it.

To the south of Ilford the Roding lies immediately adjacent to the middle Iron Age Uphall Camp (APA 1.3). It is thought that the Camp was built to act as a trading centre so it seems likely that associated remains will be identified within and immediately adjacent to the Roding which runs parallel to the line of the camp's western ramparts. It seems possible that the Roding was used as a trade route to reach the Camp and features such as jetties and docks associated with this activity may be identified.

The presence of the river also provides an opportunity for waterlogged deposits to be identified.

Significance

The APA has the potential to contain Palaeolithic remains which can provide an insight into the earliest period of human occupation in Britain. Any remains relating to this period can provide crucial information relating to human activity and the technology employed during this period.

The potential for waterlogged deposits to be identified presents the possibility for environmental samples to provide a better picture of the historic environment and landscape in the prehistoric period. The deposits may also contain evidence that does not usually survive such as textiles, wood and bone.

Palaeo-channels have the potential contain waterlogged and environmental remains can help to construct a better picture of the Roding valley in the past. There is also the potential for materials which are not usually preserved such as wood, leather and textiles to survive. The environmental material can provide an insight into the flora and fauna of the area and also its climate.

The APA has the potential to contains remains and deposits that relate to Uphall Camp. Any such deposits have the potential to help develop a better understanding of activities and landuse around the camp, which is deemed to be of national importance.

As much of the APA is open ground it has the potential to contain well preserved buried remains that have not been damaged by later phases of development.

Key References

The Palaeolithic Sites of East Anglia J.Wymer, 1985

The Lower Palaeolithic Occupation of Britain J.Wymer, 1999

Designation Scheduling Selection Guide: Sites of Early Human Activity, English Heritage, 2012

Glossary

Archaeological Priority Area: Generic term used for a defined area where, according to existing information, there is significant known archaeological interest or particular potential for new discoveries. They are sometimes called other names including Archaeological Priority Zones, Areas of Archaeological Significance/Importance/Interest or Areas of High Archaeological Potential.

Archaeological Interest: There will be archaeological interest in a heritage asset if it holds, or potentially may hold, evidence of past human activity worthy of expert investigation at some point. Heritage assets with archaeological interest are the primary source of evidence about the substance and evolution of places and of the people and cultures that made them (NPPF definition). There can be an archaeological interest in buildings and landscapes as well as earthworks and buried remains.

Conservation: The process of maintaining and managing change to a heritage asset in a way that sustains and, where appropriate, enhances its significance (NPPF definition).

Designated Heritage Asset: A World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation (NPPF definition).

Heritage Asset: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage asset includes designated heritage assets and assets identified by the local planning authority (including local listing) (NPPF definition).

Historic Environment: All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged and landscaped and planted of managed flora (NPPF definition).

Historic Environment Record: Information services that seek to provide access to comprehensive and dynamic resources relating to the historic environment of a defined geographic area for public benefit and use (NPPF definition). Historic England maintains the Historic Environment Record for Greater London.

Potential: In some places, the nature of the archaeological interest cannot be specified precisely, but it may still be possible to document reasons for anticipating the existence and importance of such evidence. Circumstantial evidence such as geology, topography, landscape history, nearby major monuments and patterns of previous discoveries can be used to predict areas with a higher likelihood that currently unidentified heritage assets of historic and archaeological interest, will be discovered in the future.

Research Framework: A suite of documents which describe the current state of knowledge of a topic or geographical area (the 'resource assessment'), identifies major gaps in knowledge and key research questions (the 'agenda') and set out a strategy for addressing them. A resource assessment and agenda for London archaeology has been published and a strategy is in preparation.

Setting of a Heritage Asset: The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral (NPPF definition).

Sensitivity: The likelihood of typical development impacts causing significant harm to a heritage asset of archaeological interest. Sensitivity is closely allied to significance and potential but also takes account of an asset's vulnerability and fragility.

Significance: The value of a heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence but also from its setting (NPPF definition).