

Former Sorting Office
Charlton Green
Dover

NGR TR 31471 42179



Archaeological Desk Based Assessment

Trust for Thanet Archaeology

Former Sorting Office
Charlton Green
Dover

NGR TR 31471 42179

Archaeological Desk Based Assessment

E. J. Boast
and
G. A. Moody

August 2015

Issue 1

CONTENTS

- 1 Introduction**
 - 1.1 Introduction
 - 1.2 Methodology
 - 1.3 Scope of the Report
 - 1.4 Structure of the Report

- 2 Planning Context**
 - 2.1 National Planning Policy Relating to Heritage
 - 2.2 Local Planning Framework
 - 2.3 Dover District Council Heritage Strategy
 - 2.4 Statutory Legislation

- 3 Designated Heritage Assets in the Study Area**
 - 3.1 Introduction
 - 3.2 Conservation Areas
 - 3.3 Listed Buildings
 - 3.4 Scheduled Ancient Monuments
 - 3.5 Summary

- 4 Historical Resources**
 - 4.1 Historical Background of the Study Area and Wider region

- 5 Archaeological Resources and Potential**
 - 5.1 Geology and Topography
 - 5.2 Non Designated Heritage Assets within 500 metres of the site
 - 5.3 General Summary of the Archaeology in its Landscape Context

- 6 Land Development**
 - 6.1 Cartographic Evidence for the Development of the Site
 - 6.2 Cartographic Summary

- 7. A History of the Site**
 - 7.1 The site History
 - 7.2 Tabulated Summary

- 8. The Site Inspection**
 - 8.1 The Site Inspection
 - 8.2 The Site Inspection Summary

- 9 Impact Assessment**
 - 9.1 Introduction
 - 9.2 Definitions of Level of Impact
 - 9.3 Impacts Defined by the Study
 - 9.4 Potential Impact of the Development of the Site
 - 9.5 Potential Effects of Construction on the Archaeological Resource

- 10 Summary and Discussion**

- 11 Acknowledgements**

- 12 Sources consulted**

Appendices

- 1 Listed Building Descriptions
- 2 Gazetteer of non Designated Heritage Assets

Figures

1. Site location map. Scale 1:25000
2. Designated Heritage Assets in the Study Area. 1:6250.
3. Non Designated Heritage Assets in the Study Area. Scale 1:6250
4. Historic maps showing the site.
 - 4.1 Extract from Andrews, Dury and Herbert's Map of c. 1769.
 - 4.2 Extract from Ordnance Survey First Edition Old Series One inch 1816. Sheet 3. Not to Scale.
 - 4.3 Extract from Charlton by Dover Tithe Map 1842 showing approximate site boundary. Not to Scale.
 - 4.4 Extract from First Edition Ordnance Survey County Series 1861 1:25000 map. Not to scale.
 - 4.5 Extract from Second Edition Ordnance Survey County Series 1898 1:25000 map. Not to scale.
 - 4.6 Extract from Third Edition Ordnance Survey County Series 1907 1:2500. Not to scale.
 - 4.7 Extract from Ordnance Survey County Series Revision of 1922 1:2500. Not to scale.
 - 4.8 Extract from Ordnance Survey County Series Revision of 1937 1:2500. Not to scale.
 - 4.9 Extract from Ordnance Survey Mastermap Digital Data supplied 2015. Not to scale.
5. Proposed development (grey) overlaid with existing development (cyan). Scale as shown.

Plates

1. The front of the site facing Charlton Green taken from outside the Louis Armstrong Public House. View facing north east.
2. View of the front of the site from the junction of Salisbury Road and Frith Road. View facing south west.
3. Charlton Green Conservation Area viewed from the corner of Frith Road and Charlton Green. Site visible on right. View facing north.
4. The corner of the site viewed from Charlton Green within Charlton Green CA. View facing east.
5. The entrance to the site yard showing electricity substation and security shed to the left and former sorting office to the right. View facing south west.
6. Drain cover in yard to south east of main building. View facing south east.
7. Former Charlton Green Sorting Office viewed from rear yard. Covered loading bay shown to the right. View facing north west.
8. Rear of former Charlton Green Sorting Office showing retaining wall on the left. View facing south east.
9. North east corner of site to the rear of Chitty's Barn. View facing north.
10. North boundary of the site on Salisbury Avenue adjacent to Chitty's Barn. View facing south west.

1. Introduction

1.1 Introduction

- 1.1.1 The Trust for Thanet Archaeology (TfTA) has been commissioned by Mr David, Derrick to carry out an Archaeological Desk Based Assessment (DBA) on the former sorting office, Charlton Green, Dover (Figure 1, NGR TR 31471 42179). The DBA is to be used to support a planning application for residential housing comprising 66 units (Figure 5).
- 1.1.2 The site is located within the boundary of the former Post Office Sorting Office, Charlton Green which includes the former sorting office buildings and yards. The site is approximately 'L' shaped and fronts onto Frith Road and Charlton Green on the western and southern sides. The north western side of the site partly fronts onto Salisbury Road with the northern part of the site bordering the rear of properties along Salisbury Road. The south east corner of the site is bounded by residential properties on Maison Dieu Road. The site is located within the civil administration area of Dover Town Council which is located within the wider Dover District Council.
- 1.1.3 To place the site in a wider archaeological context, the DBA considers the archaeological data available for a Study Area of 500m radius from the centre of the site (Figure 2&3).
- 1.1.4 All maps within this report have been produced from the Ordnance Survey with permission of the Controller of Her Majesty's Stationary Office, Crown Copyright. Licence number AL100031917.

1.2 Methodology

- 1.2.1 The National Planning Policy Framework (NPPF), which came into force in March 2012 requires that '*where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation*' (NPPF Paragraph 128).
- 1.2.2 In accordance with the NPPF, and other relevant local planning policies detailed in Section 2, the aim of this Desk Based Assessment is to characterise the historic landscape setting of the site and to identify any potential for Heritage Assets in the form of buried archaeological deposits to be located within the site which could be affected by any development proposal.
- 1.2.3 The DBA deals in general with the data that is available for the Designated and Non Designated Heritage Assets that have been identified in the study area and presents a chronology of Heritage Assets to provide direct information on the archaeological potential of the site.
- 1.2.4 The aims of the Archaeological Desk Based Assessment will be achieved through the following actions
- Setting of the site in its historic landscape
 - Map regression analysis to characterise the development of the site
 - A search of the KCC HER and other sources for archaeological data for the site

- Examining the setting of the site in relation to the Scheduled Ancient Monument and any other Heritage Designations
- A visit to the site.
- A summary of the archaeological potential of the site
- A summary of the implications of the archaeological potential for the development of the site

1.3 Structure of the Report

- 1.3.1 Section 1 (this section) defines the scope, the aims and the structure of the report.
- 1.3.2 Section 2 summarises the planning policies and statutory legislation relevant to Heritage Assets on the site.
- 1.3.3 Section 3 identifies and describes any formal designated Heritage Assets within the Study Area and the site.
- 1.3.4 Section 4 summarises the wider historical background of Dover and Charlton Green.
- 1.3.5 Section 5 examines the non designated Heritage Assets recorded in the Study Area to determine the archaeological potential of the site. It also provides a general summary of the archaeology in its landscape context.
- 1.3.6 Section 6 describes the sequence of changes in land use within the Study Area and on the site using cartographic sources.
- 1.3.7 Section 7 summarises the history of the site from the events identified in sections 4, 5 and 6.
- 1.3.8 Section 8 describes the layout and condition of the site as result of a site inspection.
- 1.3.9 Section 9 assesses the impacts that previous land use has had on the site and discusses the potential effects that the development of the site may have on the archaeological resource in general terms.
- 1.3.10 Section 10 is a general summary and discussion of the results of the Desk Based Assessment.

2. Planning Context

2.1 National Planning Policy Relating to Heritage

2.1.1 In March 2012 a new National Planning Policy Framework (NPPF) was adopted. Section 12 of the NPPF; Conserving and Enhancing the Historic Environment, replaces previous proscriptive planning policies on archaeology and the historic built environment (PPG 15 and PPG 16) with a more general principle of evaluating any Heritage Assets that may be present on a proposed development site and developing an appropriate response. This generally requires a search of the regional Heritage Environment Record; the Kent HER, and in this case documents and primary archive not available in the KHER, to be considered in detail.

2.1.2 Heritage Assets are given a broad definition in the NPPF and include both the physical remains and the historic character of a site. NPPF requires an evaluation of Heritage Assets present on a development site. The NPPF goes on to discuss development of strategies for mitigation of any impacts on those assets as part of the development process on the principle that mitigation should enhance, preserve or record the Heritage Assets and make the results available to the public.

2.2 Local Planning Framework

Local planning policies relating to heritage

2.2.1 The current policies for the protection and enhancement of the historic environment are contained within the Dover District Adopted Core Strategy (2010). Paragraphs 2.28-2.30 give an overview of the Core strategy relating to Heritage Assets in the Dover District:

Historic Assets

2.28 *The District has a very large and particularly rich stock of historic assets, which is reflected in the number of formal designations. There are 50 scheduled ancient monuments covering the prehistoric to modern periods with numerically the medieval period accounting for over half. Archaeological remains also span these periods and although they can be found across the District there are exceptional concentrations at the centres of Dover and Sandwich.*

2.29 *There are, as at 2008, also about 2,800 listed buildings, and 57 conservation areas which cover 669 hectares. These are concentrated at Dover, Deal and Sandwich (which has an exceptional concentration) but also cover many of the District's villages and hamlets which have a long history of human settlement. There are also nine Historic Parks and Gardens covering 820 hectares.*

2.30 *These assets play a large part in defining the character of the District and the individuality of settlements. In many cases they reflect the District's strategic coastal location and particularly in Dover's case, its military importance as the closest crossing point to continental Europe. This has given rise to a series of fortifications, most notably the Roman Classis Britannica, Dover Castle, Fort Burgoyne, the Western Heights and First and Second World War fortifications. Although Dover Castle is the District's top attraction, collectively these assets are not used in a way that exploits their full potential.*

2.2.2 Paragraph 1.85 of the Adopted Core strategy goes on to say:

1.85 *The following issues are dealt with by national and regional policy (Regional Spatial Strategy or National Policy).*

Conservation areas: BE6, PPG15

Listed buildings: BE6, PPG16

Archaeological remains: BE6, PPG16

2.2.3 Since the publication of the Adopted Core Strategy both the South East Plan, (Regional Spatial strategy, policy BE6) and the South East Development Plan (revoked in March 2013) referred to in the document have been superseded by the National Planning Policy Framework.

2.2.4 The policies of the Dover District Adopted Core Strategy also make reference to the heritage policies defined in National Planning Policy Guidance Note 16 (PPG 16 and 15). The heritage policies contained in the NPPF have also superseded all other heritage planning policies.

2.3 Dover District Council Heritage Strategy

2.3.1 In recognition of the importance of Dover’s historic sites and assets in shaping the District’s development and identity, in collaboration with English Heritage, Dover District Council commissioned Kent County Council’s Heritage Conservation Team to prepare a Dover District Heritage Strategy, which was approved by Cabinet on the 8th July 2013. The strategy is one of the first in the country to be created since the NPPF was published and is intended to help to shape the future of the area.

2.3.2 The Heritage Strategy *‘seeks to identify and understand the many historic assets in Dover District, and how their special character could contribute to the future of the area, and key objectives in the District Local Plan... provid[ing] advice and guidance for the management of historic assets’*.

2.3.3 The Heritage Strategy consists of a main document that sets out thirteen *‘Heritage Themes’* and identifies the *‘vulnerabilities and opportunities’* in relation to the themes, with recommendations for the Strategy. Four appendices consider the application of the Heritage Strategy and the effect of the themes on development opportunities.

2.3.4 Appendix 3 of the Heritage Strategy, *‘Site Allocations and Specific Vulnerabilities Worksheet’* assesses each of the development sites that were considered for the Dover District Land Allocations Local Plan against the Heritage Themes identified in the Heritage Assessment. Each site is considered in relation to 31 heritage criteria with an evaluation of the significance of each site to each category given on a scale of 1-5 (1-High, 5 low). The former Sorting Office, Charlton Green site is included in this appendix (K211/DLF06) with the following selected rankings of significance (all other categories at 5).

1) Coastal Processes & Landscapes	3.1) Roman Gateway	4.1) Historic Roads, Routes and Lanes	8) Settlement	11) Archaeology	12.1) Listed Buildings	13) Conservation Areas
3	4	3	4	3	4	2

The appendix indicates the general heritage criteria which have been identified as relevant to the site in the Heritage Strategy and the level of significance assigned by the KCC study described below:

- *Coastal processes and landscapes* (3) Development is likely to have some impact on an asset or the setting of an asset which can be addressed through mitigation secured on any planning permission.
- *Roman Gateway* (4) Development is likely to have some minor impacts on an asset or the setting of an asset which can be addressed through mitigation secured on any planning permission.

- *Historic Roads, Routes and lanes:* (3) Development is likely to have some impact on an asset or the setting of an asset which can be addressed through mitigation secured on any planning permission.
- *Settlement* (4) Development is likely to have some minor impacts on an asset or the setting of an asset which can be addressed through mitigation secured on any planning permission.
- *Archaeology* (3) Archaeological Mitigation can be accommodated through planning conditions (greater).
- *Listed Building* (4) Distant from a Listed Building – maybe some setting issue
- *Conservation Area* (2) Adjacent to a Conservation Area – setting issue

These indicators have been taken into consideration in the assessments produced in this DBA.

2.4 Statutory Legislation

Ancient Monuments and Archaeological Areas Act 1979

- 2.4.1 The Ancient Monuments and Archaeological Areas Act 1979 as amended affords protection to sites considered to be of national importance, and are included on a schedule compiled by the Secretary of State for the Department for Culture, Media and Sport.
- 2.4.2 These sites are known as Scheduled Ancient Monuments (SAMs). The Secretary of State is responsible for maintaining a schedule of sites and monuments of national importance, and ensuring that their management and maintenance is compatible with their preservation.
- 2.4.3 Scheduled Monument Consent must be obtained from the Secretary of State by anyone wishing to undertake works which would have an effect on a Scheduled Ancient Monument. It is an offence to carry out or cause such works to be carried out that would damage or affect a SAM unless consent has first been obtained.

3 Designated Heritage Assets in the Study Area

3.1 Introduction

- 3.1.1 There are thirty one designated Heritage Assets in the Study Area; none are located on the site although one is located close by (Figure 2). There are four Conservation Areas, twenty five Listed Building designations and two Scheduled Ancient Monuments.
- 3.1.2 There are no sites of Protected Military Remains or Registered Parks and Gardens within the Study Area.

3.2 Conservation Areas

- 3.2.1 Conservation Areas are designated, usually by a local Planning Authority in this case Dover District Council, where it is considered that a place is of special historic or architectural interest and it is desirable to preserve or enhance the character and appearance of that area. Development within a Conservation Area is restricted and permissions are needed for certain types of alterations.
- 3.2.2 There are four conservation areas located within the Study Area; Dover- Charlton Green, Dover-London Road, Dover-Dour Street and Dover-College Area. The closest Conservation Area is Charlton Green which is located approximately 15 metres west of the site on the opposite side of Frith Road. The other Conservation Areas are located 120 metres south east (Dover, Dour Street), 160 metres south west (Dover, London Road) and 240 metres (Dover College Area) from the site boundary.
- 3.2.3 The Charlton Green Conservation Area encompasses an area of approximately 1.3 hectares and is centred on the green space surrounding the church of St Peter and Paul. It includes the Red Lion public house and other buildings located either side of Charlton Green in the southern corner of the CA and properties fronting Frith Road as far as St Alphege Road and St Alphege Road itself. The CA is described as '*an attractive Conservation Area predominantly nineteenth century with two earlier buildings*' DDHS Appendix 2, 6.4)
- 3.2.4 The site is located opposite the southern corner of the CA where the buildings are concentrated either side of Charlton Green. The Heritage Strategy assessment (Paragraph 2.4.4 above) assesses the value of the potential vulnerability of the setting of the CA from the development of the site as 2, specifically '*Adjacent to a Conservation Area – setting issue*' (DDHS volume 1, 59).

3.3 Listed Buildings

- 3.3.1 There are a total of 25 listed buildings within the Study Area, none are located on the site. All but one of the listed buildings are located within Conservation Areas with 15 located within the London Road CA, Two in the Charlton Green CA and 7 in the Dover College Area CA. The buildings located in the Charlton Green CA are closest to the site, all the others range in distance between 240 and 500 metres from the site.
- 3.3.2 The Listed Buildings located within the Dover London Road CA are all early to mid19th century in date and are all Grade II listed. The buildings range in type from large houses, pairs and terraces and also include a former Methodist Chapel.
- 3.3.3 The listed buildings located within the Dover College Area CA range in date from the 13th century to 19th century with 19th century buildings predominating. Three of the buildings, Maison Dieu House (TR 34 SW 827), the Town Hall and remains of Medieval Maison Dieu (TR 34 SW 855) and South Kent College Ladywell Annexe (TR 34 SW 749) are Grade II * listed, all the others are Grade II. These buildings are a mix of Institutional, civic and residential buildings and include Royal Victoria Hospital Block (TR 34 SW 760) and Victoria Crescent (TR 34 SW 763).

3.3.4 The two closest listed buildings are No. 52 Charlton Green located 76 metres east; and the church of St Peter and St Paul located 150 metres north west (TR 34 SW 751) of the site boundary.

3.3.5 52 Charlton Green (TR 34 SW 869) is described in the Listing as:

'Early C19. 2 storeys red brick. Tiled roof with parapet and stone coping. 2 sashes with glazing bars intact and stone cills. Ground floor has 2 curved bows. Central round-headed doorcase with keystone and shell fanlight. The original door has been replaced.'

3.3.6 The church of St Peter and Paul is Grade II* listed and the exterior of the building is described in the Listing as:

'Church. 1891-3 by James Brooks in French Gothic style. Built of Kentish ragstone with ashlar dressings and slate roof with octagonal lead and shingled fleche. Cruciform shape. Five bay nave with aisles, two bay chancel, transepts, south porch and south east vestry. Windows are lancets in tiers at the end of each arm. West front has gable with cross-shaped saddlestone, three tiers of triple lancets and arched doorcase with colonnettes and zigzag moulding. Nave has clerestorey lancets and paired lancets to aisles North aisle has further arched doorcase. South porch has gable with cross-shaped saddlestone, quatrefoil with crossed keys and arched doorcase. Quatrefoil openings to east and west walls. Transepts have rose windows and 3 tiers of triple lancets. Two bay chancel has cross-shaped saddlestone, oculus and three tiers of triple windows with stilted arches, the two lower tiers filled in within existing openings and flanked by buttresses. Large south east one storey vestry with lancets, some paired with mullions, chimney to south and staircase and arched doorcase to west.'

3.3.7 The Dover Heritage Strategy has identified the value of the potential vulnerability of the setting of these listed buildings as 4, specifically 'Distant from a Listed Building – maybe some setting issue' (DDHS Vol. 1, 59).

3.4 Scheduled Ancient Monuments

3.4.1 There are two Scheduled Monuments located on the southern boundary of the Study Area; the Maison Dieu and St Martin's Priory.

The closest is the northern boundary of the Maison Dieu which is located approximately 430 metres south of the site (SAM 1005192). The Maison Dieu is also a Grade II* Listed Building (KHER TR 34 SW 855).

3.4.2 The Maison Dieu is described in the Scheduling as:

'Hospital of St Mary founded by Hubert de Burgh in the reign of King John; dissolved in 1544 and handed over to the Admiralty for a victualling yard. The surviving building, now a portion of the Town Hall, represents only a lateral extension of the 13th century infirmary hall: the chapel of which remains in a restored form in the East end. The roof and floor of the present hall are modern.'

3.4.3 Approximately 490 metres south of the site is the northern boundary of the remains of St Martins Priory (SAM 1002943). The SAM includes the medieval Augustinian and later Benedictine priory situated on the low-lying ground below Priory Hill. The priory survives as both upstanding and below ground remains. The upstanding remains of the priory include the medieval gatehouse, the refectory, remains of the cloister and fragments of other monastic buildings. The 14th century priory gatehouse, now Dover College library is located at the south-west extremity of the site and was restored/altered in the 19th century. The priory cloister located to the

east of the gatehouse was built in the mid 12th century and includes the walls of the west range and priory kitchens to the north-west. The main surviving building is the mid 12th century refectory on the north side of the cloister, now in use as Dover College school hall, which was restored in 1868. A worn medieval wall painting of the last supper, thought to overlie an even earlier fresco, survives internally.

- 3.4.4 The former priory guesthouse, now the chapel of Dover College, is excluded from the scheduling and located on the north side of the complex. Nearby, north of Dover College boarding school building, are the flint walls of another monastic building of rectangular plan. A small excavation was carried out on the site in 1979 but no priory buildings were located.

3.5 Summary

- 3.5.1 There are thirty one Designated Heritage Assets in the Study Area, four Conservation areas, twenty five listed buildings and two Scheduled Ancient Monuments.
- 3.5.2 Of the four Conservation Areas within the Study Area, the closest is Charlton Green which is located approximately 15 metres from the western site boundary. The Dover District Heritage Strategy has identified that the setting of the Conservation Area is potentially '*Considerably Vulnerable*' as it is adjacent to the site.
- 3.5.3 The listed buildings within the Study area are predominantly located within the four Conservation areas and are mainly 19th century in date with the exception of the medieval buildings forming part of, and associated with, St Martin's Priory. The 19th century buildings reflect the growing population of the town as a result of it being a garrison town, improved travel, attracting holiday makers using both the railway and the sea, the expansion of the port of Dover, and developing local industries.
- 3.5.4 The closest Listed Buildings to the site are located within the Charlton Green CA and include a 52 Charlton Green, an early 19th century house and the Church of St Peter and St Paul which was constructed in the late 19th century. Dover Heritage Strategy has identified that the settings of these listed buildings are slightly vulnerable from the redevelopment of the site
- 3.5.5 There are two Scheduled Ancient Monuments located within the Study Area and both are located over 400 metres from the site. The settings of the Scheduled Ancient Monuments will not be affected by the development of the site.
- 3.5.6 There are no Protected Military Remains or Registered Parks and Gardens located within the Study Area.

4 Historical Resources

4.1 Historical Background of the Study Area and Wider Region

- 4.1.1 The following historical background is summarised from a variety of sources including DDHS 2013, Bavington Jones 1907 and 1916, Buckland Mill 2015, Hasted 1800, Philp 1981, 1989 and 2003, and Scoffham n.d. Specific references are noted in the text.
- 4.1.2 Trading contacts with the continent, taking advantage of the natural anchorages and harbours which was so important to such activity, had already been established in Dover in the prehistoric periods. The discovery of the Dover Bronze Age Boat in the early sediments of the River Dour suggest that Dover was already a significant location for trade and exchange with the continent because of its natural advantageous location at the mouth of a valley sheltered by the high valley sides at the narrowest point of the channel.
- 4.1.3 There is evidence of prehistoric activity with some occupation in the Dour valley although the most substantial evidence is of Iron Age date and consists of settlement deposits, possibly associated with a hill fort, located on Castle Hill, and occupation deposits in the Town Centre.
- 4.1.4 When the Romans first settled in Dover following the Claudian invasion c. AD 43 they took advantage of the naturally sheltered estuary and first built a settlement on the western bank and then a harbour in the later first century establishing the port of *Dubris*.
- 4.1.5 The port at Dover was linked across the land to the other important locales in East Kent - the fort at Richborough, the town at Canterbury and the fort at Lympne; by roadways which were imposed in direct, nearly straight routes across the countryside.
- 4.1.6 In the early 2nd Century a fort was constructed on the west bank of the Dour, which appeared to be incomplete when a second fort extending over an area of 1 hectares was begun on the same site around 130 AD and standing into the early third century. Stamped tiles of the *Classis Britannica* fleet found during excavations suggest that the fort served as a base for the fleet and was one of the most important entry points into Britain. The port at Dover was most likely established as a link to the continent via the Roman Port at Boulogne which lay on the opposite side of the channel and was almost certainly where the main fleet base was located.
- 4.1.7 The establishment of the Harbour included the construction of a sea wall, which protected vessels from the sea but probably also contributed to the silting of the estuary. A series of waterfronts have been identified on the western side of the harbour that demonstrate the resulting narrowing of the estuary and subsequent land reclamation along the edges used to develop the town and forts. The harbour was supported by a pair of flanking lighthouses *pharoi* overlooking the harbour on the western and eastern heights used to guide ships and as useful watchtowers
- 4.1.8 The settlement around the fort included buildings of high quality such as a large bathhouse located to the north of the fort which was constructed around AD 140-160, and served the military and civilian populations of Dover. Other buildings included a complex of buildings interpreted as a *mansio* located immediately north of the baths which contained remarkably well preserved wall frescos, now known as The Painted House and open to the public.
- 4.1.9 The fort of the *Classis Britannica* was abandoned in the early third century, possibly as a result of the fleet moving to campaign in the north and was left to decay or may have been deliberately demolished. The *mansio* continued in use until it was abandoned and partly demolished to make way for a new fort around AD 250 to AD 270. The mansion was buried beneath the western ramparts of the new fort which was

built as Saxon Shore Fort, one of a chain of defences to protect the coast from raiders crossing the North Sea and is mentioned in contemporary sources as late as the fifth century.

- 4.1.10 Little is recorded of the eventual decline of the Roman Port and Town of Dover in the period after the withdrawal of the Imperial forces, sometime around AD 410. A mixture of the mass migrations of Germanic peoples from the continent and settled Roman soldiers from Germanic states combined to create a distinct change in culture in the post Roman period. Many of the social functions in place in the ports and fort were irrelevant to the private power bases that were established after the Roman administration of the province was withdrawn. The new elites of the late Roman and post Roman periods were predominantly based on landed estates and maintained forces of private retainers, rather than forming civil states controlled from political capitals. The physical remains of major structures such as the fort, as well as the proximity to networks of transport and exchange ensured that the location remained significant in the post-Roman period.
- 4.1.11 The Kingdom of Kent emerged as an early and relatively wealthy post-Roman state during the late 5th and 6th centuries AD with a distinct identity drawn from different cultural groups from around the southern coasts of the North Sea, the early Merovingians, and from Britain itself. By the end of the 6th century the Kingdom was divided into a number of administrative districts known as 'regios', each centred on a royal estate (villa regales); the nearest regio being at Eastry and Lyminge.
- 4.1.12 Following the mission of Augustine in 597, a minster church under Royal patronage was founded at Dover in the 7th century. The minster churches controlled other dependent or daughter churches in their estates and rapidly developed as cultural and economic foci with extensive rural estates.
- 4.1.13 A religious house was originally founded in the Saxon burgh at Dover Castle by King Eadbald of Kent (616-640) for 22 secular canons. In 696, King Wihtred transferred the canons to a new church dedicated to St Martin in part of the area of Dover now occupied by Market Square.
- 4.1.14 Evidence of an Extensive Anglo Saxon settlement, including the early structure of St Martin's Church, has been excavated near the western side of the mouth of the Dour on its western side and focussed in and around the ruins of the former Roman forts, the surviving walls of which were probably near their full height. Evidence for settlement in this area appears to be continuous and dates from the 6th to the 11th centuries including well preserved early Anglo Saxon Sunken Featured Buildings dating to the 6th to 8th centuries and hall structures of the 9th to 11th century.
- 4.1.15 Evidence of cemeteries serving the early Anglo Saxon community are well known in Dover along the sides of the Dour Valley including sites at Temple Ewell and Old Park Wood. The most well known is the extensive Buckland Cemetery, located to the north west of the site where over 300 burials were excavated during the 1950s and 1990's dating from the late 5th century to the middle 7th century. Other smaller groups of burials are known nearby at Priory Hill.
- 4.1.16 A mid Saxon trading and production centre or wic established itself at Dover although not on the same scale as those at Southampton, London, York and Ipswich. Pottery imported into Dover before the mid 8th century appears to be mainly from France but by the mid 8th century English wares were included particularly from Ipswich.
- 4.1.17 The new church of St Martin established by King Whitred remained in the area around Market Street for the following centuries and the names and possessions of the canons are recorded in the Domesday Book.

- 4.1.18 Dover's unique position located at the shortest crossing point from Britain to the continent also made it vulnerable to attack from the sea. It seems likely that some form of defensive structure was already in place on the present site of Dover Castle by the arrival of Duke William in 1066. Little is known of the early Norman fortifications however William's army is likely to have constructed new fortifications on the site to control the town and port.
- 4.1.19 The early fortifications of the castle were completely rebuilt and extended during the reign of Henry II in the mid to late 12th century establishing a square keep and inner and outer bailey. Further additions and remodelling was carried out under King John in the early 13th century. The castle was held under siege during the civil war of 1216-17 between King John and his rebellious barons, which exposed weaknesses in the defences and the castle was heavily damaged. The defences of the castle were strengthened by the new King, Henry III between 1216 and 1272. The defensive role of the castle declined in the later medieval period and it became used as a place of accommodation for monarchs, ambassadors and other dignitaries travelling between Britain and the continent.
- 4.1.20 The precise date of the erection of the first wall around the town is uncertain and it is unclear whether the walls ever entirely encircled it but the earliest mention of them is from a charter of 1231 which suggests there was a town wall by this date. This wall proved inadequate as the town was attacked in 1295 by a large French force who set properties alight and attacked the priory. The walls were repaired and accounts from the fourteenth to fifteenth century show significant financial investment in the town's defences. Between 1495 and 1518 two towers were constructed to provide protection at the Wyke, the beach between the town and Archcliffe pool although during the 16th century the town walls began to fall into disrepair.
- 4.1.21 Henry VIII built four coastal bulwarks at Dover to protect the town and harbour from attack by sea as part of his network of coastal defences between 1539 and 1540 although he largely ignored the Castle. In the early 17th century Archcliffe Bulwark was rebuilt along with a new fort – Archcliffe Fort.
- 4.1.22 By the late 17th and early 18th century the Castle was mostly abandoned with the minimum spent on maintenance and it was used as a prison. In the late 18th and early 19th century the importance of protecting the town and its harbour yet again became a priority with the threat from France and the fortifications, including Archcliffe Fort were repaired, strengthened and new barracks were constructed in which to garrison the large numbers of troops. The outer defences were improved and modernised lowering the medieval walls to accommodate modern guns. Large sums of money were spent on improving fortifications particularly on the Western Heights, opposite Dover Castle including the Citadel and Drop Redoubts and the grand Shaft which enabled troops to move secretly across the town.
- 4.1.23 After the end of the Napoleonic Wars troops continued to be accommodated at the Castle and further new barrack buildings were constructed in the mid 19th century. Further improvements and additions were made to the Western heights in the mid and later nineteenth century.
- 4.1.24 The power provided by the River Dour had for many centuries been utilised by Dover's industry at least since the 11th century with mills mentioned as part of the possessions of St Martins priory in the Domesday Book. Corn Mills at Temple Ewell, Crabble, Buckland, Charlton as well as mills in the town such as at Limekiln Street were joined by papermaking mills in the early 19th century located at Bushey Ruff, River, Crabble, Buckland and Charlton (Buckland Mill, 2015). Oil seed crushing mills were also introduced at Buckland and at Limekiln Street where the Corn Mill was adapted to crush oil seed. In later years steam took over from water power but not completely and the mills continued in use until the late 19th century when fast roller

milling was introduced.

- 4.1.25 Ship building and the processes associated with it such as rope making and sail making were industries long employed in the town and were gradually replaced by the opening of the Steam Packet Yard used to repair and refit steam ships (Bavington-Jones, 1916).
- 4.1.26 A building boom took place in the 18th and 19th century and the growth in population was fuelled by Dover being a garrison town, a seaport, a seaside resort, and *'the principal station on the Passage to the Continent'* (ibid). Many new residences and lodging houses were constructed around Dover Bay and in other parts of the town utilising building materials manufactured locally lime from the chalk cliffs and quarries, bricks from the Dover brickfields and timber from the local estates.
- 4.1.27 Inns and alehouses rapidly increased in number in the early part of the 19th century. At the annual Licensing Sessions in 1837, 21 new licenses were granted and by 1846 there was an average of one public house for every 100 inhabitants (Bavington-Jones 1916, 417).
- 4.1.28 The site itself was located outside the main focus and to the north west of the historical town within the ancient parish of Charlton. According to Glover (1982, 39), the placename Charlton is derived from a similar origin as Charlton, Woolwich, Charlton Court, East Sutton and Charlton Farm, Bishopsbourne from the Old English *ceorla tūn* meaning farmstead of the Churls, or peasants. It is recorded in historical records as Cereltone in 1086, Cereltune in 1087, Ceorletun c. 1100 and Cherleton, Karletone in 1290.
- 4.1.29 The Manor of Charlton was mentioned twice in the Domesday survey as part of the possessions of the canons of St Martin's priory. Ralph of St Samson was recorded as holding the manor of Cereletone as a prebend that was taxed for one unit and containing three villagers, four smallholders and ploughland enough for one men's ploughteam. In a second entry for the same parish William, son of Oger is recorded as holding lands containing 1 villager, 7 small holders and 1 Frenchman with enough ploughland for one lords plough team and half of a men's plough team. There was also a mill and a church (Open Domesday).
- 4.1.30 In 1130, King Henry I gave a Charter to the Archbishop of Canterbury to allow him to build a priory in the town and appropriate the assets of the existing church of St Martin. The new priory was dedicated to the Blessed Virgin Mary and St Martin and was called 'St Martin's of the New Work' to distinguish it from the previous church. Augustinian canons originally occupied the priory but in about 1143 Archbishop Theobald established Benedictine rule. The hospital of St Mary or the Maison Dieu, adjoining the southern boundary of the parish also possessed a large amount of land within Charlton parish consisting of 351 acres.
- 4.1.31 A small chapel at Charlton, located within the boundary of the present Victorian church and churchyard is first mentioned specifically in documentary sources around 1160 as the Chapel of St Peter. Hasted (1800) described the church as *'a very small building, consisting of a body, a high chancel, and a smaller one on the south side. It has a low pointed steeple at the west end, in which there is one small bell'*
- 4.1.32 The priory was closed in 1535 as part of the general dissolution of the monasteries in England. The priory land, including the Manor of Charlton was granted to Archbishop Cranmer in 1538 who leased it to Henry Bingham of Wingham. Some of the buildings were dismantled but others were adapted to agricultural use. In the late 19th century, Dover College was established on the site of the priory and the remaining priory buildings were 'restored' by the architect George Edmund Street.

- 4.1.33 Hasted notes, that at the time that he was writing (late 18th century) the Manor of Charlton ‘.. *has long since lost even the reputation of having been one [a manor]*’ and that the manor of Dudmanscombe, the seat of which is located in the neighbouring parish of Buckland has a claim over part of the parish.
- 4.1.34 Part of the parish of Charlton including the church lay within the Hundred of Bewesborough The remainder of the parish was located within Charlton Ward within the jurisdiction of the Cinque Ports and corporation of the town and port of Dover (Hasted 1800, 470). The head of the parish, the Borsholder had jurisdiction over the part of the parish within the Hundred of Bewsborough which was located within the Lath of St. Augustine. The site appears to have been located within the liberty of Dover and within the jurisdiction of the Cinq Ports.
- 4.1.35 Hasted (1800) noted that ‘*Charlton is situated in the same vale as Buckland, but of a much more pleasant and cheerful aspect. The village with the church is situated in the valley, about two fields on the left hand of the London Road, very near the town of Dover; and it extends southward on the other side, and joins Hougham up the Black-Horse valley as it does northwards to Guston*’
- 4.1.36 Bavington Jones (1907, 331) notes that Charlton Green was considered one of the prettiest spots in its environs with houses set back far from the road with interesting gardens carefully maintained and mainly planted with tulips which were protected in summer by awnings. The area also included rows of Beehives and ‘*the locality continued these attractions down to the year 1840 when the green began to lose its rusticity*’ (ibid, 333).
- 4.1.37 Charlton Green had long been the area where on the 6th July Charlton Fair was held. In the medieval period it was initially held purely for commerce and business, later becoming a pleasure fair. Charlton Fair declined around the end of the 19th century when the lands on which it was held were ‘*finally extinguished by building*’ (ibid, 331-2).

5 Archaeological Resources and Potential

5.1 Geology and Topography

- 5.1.1 The site is located at an elevation of between approximately 7 and 8.5 metres a.OD. on the lower reaches of the north eastern side of the valley of the River Dour. The valley of the River Dour is aligned approximately north west to south east and has been cut over time by the flow of the Dour through the chalk bedrock, creating a steep sided valley. The mouth of the valley forms the sheltered harbour to the south east.
- 5.1.2 According to maps of the British Geological Survey (BGS), the bedrock geology of the site consists of chalk of the New Pit Chalk formation overlaid by a superficial deposit of Head brickearth. Immediately to the south of the site is the River Dour in which alluvial deposits of clay, silt, sand and gravel has formed. The course of the River Dour is now contained by an open culverted channel.

5.2 Non designated Heritage Assets within 500 metres of the site.

Bronze Age

- 5.2.1 An early Bronze Age Beaker vessel was discovered 210 metres east of the site in Maison Dieu Fields, Connaught Park in 1883 (1). No further details are known about the find and it is believed to have been lost when Dover Museum was bombed in the Second World War

Iron Age

- 5.2.2 A number of Iron Age coins have been recovered during metal detecting approximately 300 metres south east of the site between 1972 and 2010. The coins comprise a total of 20 cast bronze Potins, 5 bronze Units and three Gold Quarter Staters (2).

Prehistoric

- 5.2.3 Struck flint, pottery and marine shells suggesting prehistoric settlement in the immediate area were identified approximately 172 metres west of the site at the Letter Delivery Office off Granville Street, Dover during trenching carried out by Canterbury Archaeological Trust in 1994 (3).
- 5.2.4 Five unstratified prehistoric struck flints, including four waste flakes and a fifth retouched flake, were recovered during a Watching Brief at Dover Grammar School for Girls approximately 160 metres north east of the site in 2004 (4).

Romano-British

- 5.2.5 In 1864 a small Roman cremation cemetery was found at Charlton which has been recorded in two separate location in the KHER located approximately 95 metres north of the centre of the site (KHER TR 34 SW 135) and 220 metres south west of the site (KHER TR 34 SW 9). The description in the original report suggest that the find spot positioned 220 metres south west of the site is probably the most accurate location (5).
- 5.2.6 Details of the discoveries of the burials were sent by Mr W. P. Elsted to the Archaeological Institute and were read out by Mr Ambrose Poynter at a meeting held on May 6 1864. The details communicated by Mr Elsted included sketches of the pottery and a glass *ampulla*.
- 5.2.7 The small cemetery was found during work on the corner of Bridge Street, Charlton by workmen employed by Mr Tucker, a local builder. Careful investigation by Mr

Tucker lead to the discovery of four separate vessels apparently representing individual cremation burials. The cremations included a globular dolium measuring 55cm high and 46cm in diameter. The top of the vase was covered with a tile within which was found a *'beautiful long necked ampulla'* which measured 17cm high and appeared to have been marked with some indecipherable letters. At the bottom of the vessel was a quantity of calcined human bone in small fragments. A second dolium, similar to the first, was also found. Within this vessel was a broken Samian patera 19 cm in diameter. At the bottom of the dolium was a small quantity of calcined bones and snail shells common to the local area which were believed to have been deposited deliberately as a food offering. The excavators expressed surprise that cremated remains were found in these two vessels *'it has been considered somewhat remarkable that bones should have been found in these vases, since they are such as were used for domestic purposes, and unlike those commonly regarded as cinerary urns.'* A third vessel, a 'jar-shaped' vessel of roughly glazed black-ware measuring 35.5 cm high and 33cm in diameter contained a few small fragments of calcined human bones. On one side of the jar *'some characters appeared to have been rudely scored'*. The characters were identified as probably Roman numerals VV, or X and V, possibly indicating the contents of the jar. The fourth vessel was a *'beautifully formed cantharus of brownish red ware'* measuring 25cm high and in nearly perfect condition. The objects were recorded as being presented to Dover Museum to include in their local collection.

- 5.2.8 Approximately 490 metres south west of the site is the location of the Roman Priory Hill cemetery (6). A total of 18 pottery vessels representing a number of cremation burials, including stamped Samian patera, urns, a mortarium and three jugs were discovered in 1883 during brickearth extraction, along with two globular glass vessels, a very large limpet shell, two round bronze armlets, three flat bronze armlets with fluted edges and a twisted bronze armlet.
- 5.2.9 The projected Route of the Dover to Richborough Roman Road can be traced clearly through the countryside from around Woodnesborough heading south to Dover to a point located approximately 1.5 km north of the site. From this point southwards the road is difficult to trace but the projected alignment broadly follows Roman Road, Old Charlton Road, passes on the western side of the site along Frith Road before crossing the Dour at the junction with Charlton Green and continuing along on Bridge Street and then following broadly along the route of the High Street where its route is more certain (7).
- 5.2.10 The route of the Watling Street Roman Road section from Canterbury to Dover is aligned north west south east and broadly follows the route of the A2/London Road. The projected route is located approximately along Barton Road and intersects to the north of the site at the junction with Frith Road (8).
- 5.2.11 Fragments of Roman tile, tufa and pottery were found in made ground, overlaying the natural clay geology, which had been truncated by building at 15 High Street (formerly 8 St Martin's Terrace) in November 1921, 460 metres south of the site (9).
- 5.2.12 A fragment of a limestone monumental inscription was found in a post Roman context, in 1976 at the Bacon Factory site at Dover approximately 500 metres south west of the site (10). The stone measured 0.14m x 0.13m x 0.45m and reads 'VSI[---]---I---]ST[-.

Anglo Saxon

- 5.2.13 A single late 7th century Anglo-Saxon grave was found in 1956 at High Meadows, Dover during the construction of a small garage on waste land approximately 510 metres south west of the site (11). The grave was that of a woman buried with a gold disc pendant, a bronze ring and a pottery bead and dates to the late 7th century. A

search of the chalk exposed for an area of approximately 3 metres around the grave revealed no further burials.

- 5.2.14 Approximately 470 metres south west of the site is the small Priory Hill Anglo Saxon cemetery which appears to date from the end of the 6th century to the mid 7th century (12). The cemetery includes at least 8 graves and was first discovered in 1883 when a plated disc brooch was found during excavations for foundations of houses on Priory Hill. In 1889 further graves were disturbed when additional houses were constructed. The skeletons within the graves were accompanied by swords and spears; one burial was said to have contained Jasper stones. In 1986 a further two burials were exposed during renovation work at 68 Priory Hill and a further three graves were excavated in 1988 in the gardens of 64 and 48 Priory Hill.

Medieval

- 5.2.15 The site of the original church at Charlton dedicated to St Peter was established by 1160 and was located approximately 120 metres to the north west of the site. The church was demolished to make way for a newer church of a larger size located further to the north east in the late 1800's. The location of the original church is clearly shown on the 1840 tithe map and 1860's ordnance survey map of the area (13).
- 5.2.16 An early medieval scramasax with bronze inlay was found along with a bead in 1808 during the excavations of foundations for a building to the rear of the Maison Dieu 500 metres to the south of the site (14). The scramasax, a single edged knife, dated to the 10th/11th centuries.
- 5.2.17 Approximately 230 metres to the south west of the site evaluation trenching carried out by Wessex Archaeology in advance of the construction of a new medical practice exposed two ditches running parallel to the High Street (15). The ditches contained pottery dating to the 13th and 14th century as well as animal bone. A third undated ditch was aligned east west.
- 5.2.18 Slightly further to the south west on the same site, eight pits of varying sizes were exposed, seven of them intercutting. Artefacts recovered from the pits included pig and sheep/goat bones and pottery of 12th to 14th century date (16).
- 5.2.19 The Priory of St Mary the Virgin and St Martin of the New Work was founded by Augustinian Canons in 1131 and the northern boundary of the complex is located approximately 470 metres south of the site (17). The Augustinian canons were replaced by Benedictine Monks dependent on Canterbury Cathedral in 1136. The priory was dissolved in 1535. The remains of the priory form part of Dover College and included a 12th/13th century refectory, a 13th century guest house, a 13th century gatehouse and fragments of a western range and kitchen. The Priory is also a Scheduled Ancient Monument and a Grade II listed building.
- 5.2.20 The site of the Medieval St Bartholemew's Leper Hospital, founded by the monks of St Martin's Priory, Dover in 1141, is located approximately 290 metres west of the site (18). The hospital was initially administered by a Warden, Chaplain, and 16-20 brothers and sisters with the sisters under the direction of a prioress; the patients affected by leprosy were kept apart. The Leper hospital was dissolved and re-founded in 1346 as a hospital for the poor, elderly and sick including poor and infirm coming from ships in the port. The hospital was finally dissolved after 1547.
- 5.2.21 A 14th to 15th century deposit measuring 0.3 metres deep and of brown loam containing 200 sherds of pottery, slate, oyster shells, tile and animal bones probably representing domestic rubbish discarded from nearby houses into the bed of the river Dour was exposed by workmen in the interior of Dover Engineering works during the digging of a pit in the early 1970's approximately 75 metres to the west of the site

(19). The deposit was excavated by Jack Verril of KARU. The pottery included between 10 and 12 vessels, mostly cooking pots or jugs, some of which was Tyler Hill ware. Below the medieval deposit approximately 30 centimetres of thick mud silt was observed before water flooded the excavation. The pit measured 3 metres wide by 2 metres long and was approximately 2 metres deep. The medieval deposit was sealed by 1 metre of brick rubble and other debris and the concrete floor of the Engineering Works foundry.

- 5.2.22 Approximately 400 metres south east of the site evaluation excavations carried out in the early 1990's at the Victoria Hospital Site exposed layers of 13th-14th century date including pottery, tile, shell and bone fragments, as well as a series of wooden stakes interpreted as the remnants of a riverside revetment (20). Midden material of Roman date was also exposed on the same site along with unstratified early medieval pottery which was recovered during the demolition of the hospital buildings.
- 5.2.23 A section of medieval wall dating between 13th to 15th centuries was exposed during a Watching Brief carried out at Ladywell Car Park in the mid 1990's 430 metres south east of the site (21). The wall is suggested to be part of a substantial medieval building, possibly the corn mill of the medieval hospital. Four other walls were also recorded and these are of post medieval date and represent divisions within a later range of buildings.
- 5.2.24 A copper alloy rose farthing of Charles I dated 1625-1649 was found approximately 505 metres south west of the site during metal detecting prior to 2005 (22).

Post medieval

- 5.2.25 London Road was a turnpike road and a milestone associated with it is located approximately 250 metres to the west of the site near Beaconsfield road (23).
- 5.2.26 Approximately 90 metres north west of the centre of the site, a chalk lined well was found in 1993, during a Watching Brief carried out in the pub garden of the Red Lion at Charlton Green by Dover Archaeological Group (24). The well contained a number of late 18th century stamped clay pipes and was probably infilled around this date.
- 5.2.27 Approximately 460 metres north east of the site is Connaught Park. This public park was constructed in 1883 and included a Park Keepers lodge, a public drinking fountain, a promenade along the northern boundary of the site and sheltered seats (25).
- 5.2.28 The site of the late 19th century church of St Bartholemew is located approximately 255 metres south west of the site (26) The church was constructed in 1878 and was demolished sometime after 1972 after the church became redundant.
- 5.2.29 A toy flintlock pistol dating to the late 18th to 19th century Napoleonic Era was found during the removal of a chimney breast by demolition crews inside the former 'The Town Arms' public House in Bridge Street approximately 505 metres south west of the site (27).
- 5.2.30 The Chatham and Dover Railway, also known as the Chatham Line was constructed between 1853 and 1861 and the route is located approximately 320 metres south west of the site (28). The Dover stretch of the line was opened in 1861 terminating at Dover Priory.
- 5.2.31 Approximately 200 metres to the south west of the site is the route of the Dover corporation tramway which operated between 1897 and 1936 (29). The route followed the London Road and had depots at Buckland and Maxton.

Modern

- 5.2.32 The top of a brick lined tunnel was exposed during a Watching Brief carried out in 2002, approximately 300 metres to the south of the site (30). The structure probably

represents a tunnel constructed in 1939 which was intended to link a number of caves in the town to be used as an air raid precaution measure.

5.3 General Summary of the Archaeology in its Landscape Context (Figure 3)

- 5.3.1 A study of the non designated Heritage Assets recorded in the Study Area has identified that the site is located in an area of generally high archaeological potential.
- 5.3.2 The geology of the site is bedrock of the New Pit Chalk formation overlaid by a superficial deposit of Head deposit also known as brickearth. To the south west of the site is the course of the River Dour now confined by a culverted channels which flows south east down through Dover.
- 5.3.3 Only one discovery of Bronze Age date has been made in the study area, located approximately 210 metres east of the site at Connaught Park where an early Bronze Age vessel was discovered in 1883. This vessel is likely to be associated with contemporary funerary practices and may have been associated with a burial within a Barrow located on the rising ground above the site. It is unlikely that similar finds associated with funerary practices of this date would be located on the site given its dissimilar topographical position. There is a low potential for funerary archaeology of Bronze Age date to be present on the site.
- 5.3.4 Twenty five Iron Age coins have been discovered through metal detecting between 1972 and 2010 with their locations of discovery recorded approximately 300 metres to the south east of the site in the Dour Street area. The location of these finds is given at a single grid reference point and the finds may actually have been discovered outside the town. No other finds of this date are recorded in the study area. There is a low potential for archaeology of this date to be found on the site.
- 5.3.5 Struck flint, pottery and shells were identified 172 metres to the west of the site on the opposite side of the Dour during evaluation trenching carried out in 1994 and unstratified prehistoric struck flints were discovered during a Watching Brief 160 metres north east of the site. The finds to the west of the site suggested that settlement may be located in the immediate area of the discovery and would most likely be concentrated on the western side of the Dour. It is possible that prehistoric settlement may be located on the banks of the Dour adjacent to and possibly on the site although based on the general distribution of prehistoric discoveries within the Study Area this is generally of low potential.
- 5.3.6 Roman archaeology is better represented in the Study Area. The projected routes of the Roman Roads from Canterbury and Richborough pass close to the site and Roman burials in the form of a small cremation cemetery on the corner of Bridge Street was discovered approximately 220 metres south west of the site. Further to the south west at Priory Hill further cremation burials were discovered during brickearth extraction in 1883. Roman burials tend to be located in areas outside the focus of settlement and are often focussed on Roman Roads. Fragments of Roman building materials and pottery were found in made ground at 15 High Street 460 metres south west of the site and a fragment of limestone monumental inscription was found in a post Roman context 500 metres south of the site. These finds are probably associated with the main Roman settlement and forts located approximately 760 metres to the south east. The site is located on the extra mural areas outside the main focus of Roman settlement at Dover possibly along the projected route of the Roman Road. There is a low to medium potential for archaeology of Roman date associated with the Roman Road or burials along it to have been located on the site.
- 5.3.7 Anglo Saxon archaeology is less well represented in the Study Area and is confined to funerary remains consisting of a single 7th century grave found 510 metres south

west of the site at High Meadows and a small Anglo Saxon cemetery at Priory Hill 470 metres south west of the site. These discoveries are located on the rising ground on the edge of the Dour Valley. The well known extensive cemetery at Buckland is located approximately 850 metres north west of the site outside the Study Area but occupying a similar topographical position to the High Meadows and Priory Hill discoveries. The site occupies a much different topographical position to these discoveries being situated in low lying position adjacent to the River Dour. Based on the topographical position of the site and the distribution of previous discoveries of funerary remains and other sites of this date in the study area, there is a low potential for archaeology of this date to be present on the site.

- 5.3.8 Medieval archaeology is very well represented in the Study Area. The northern boundary of the medieval Priory of St Martin established in 1131, is located approximately 470 metres south of the site. The medieval hospital of St Bartholemew, founded by the monks of St Martin's is located 290 metres to the west. 120 metres to the north west of the site the location of the original church at Charlton which was dedicated to St Peter and was established by 1160.
- 5.3.9 Outside these medieval institutions evaluation trenching carried out 230 metres south west of the site exposed medieval ditches containing 13th and 14th century pottery and other finds, running parallel to the High Street. Nearby eight pits of varying sizes dating to the 12th to 14th century were also discovered. Approximately 400 metres south east of the site evaluations carried out at Victoria Hospital exposed 13-14th century deposits as well as a series of wooden stakes interpreted as the remnants of a medieval riverside revetment. Closer to the site, 75 metres to the west, a deposit of 14th to 15th century domestic midden material discarded from nearby houses into the bed of the River Dour was exposed by workmen at the Dover Engineering Works in the 1970's. Given the general distribution of medieval remains in the Study Area, particularly along the route of the Dour, there is a medium to high potential for archaeology of this date to be present on the site.
- 5.3.10 The recording of Post medieval archaeology is generally inconsistent. A chalk lined well of 18th century date has been recorded to the north west of the site at the red lion pub. A late 18th to early 19th century toy pistol was found in a chimney breast of the The Town Arms pub during demolition. To the south west is the site of the late 19th century church of St Bartholemew which was demolished in 1972 when it became redundant. Other late Post medieval sites in the Study Area include a milestone along the London turnpike Road, The Chatham to Dover Line constructed by 1861, Connaught Park which was constructed in 1883 and the route of Dover Tramway which operated between 1897 and 1936. The majority of these sites are associated with the 19th expansion of Dover including improvements to transport and the development of social amenities which are confined to particular locations and will not be present on the site. Chance finds of features such as wells and other objects may be present on the site and their potential for discovery is low to medium.
- 5.3.11 In summary, there is low potential for encountering early Bronze Age and Anglo Saxon funerary remains on the site. There is a low potential for Iron Age features to be present on the site and a low potential for features of a general prehistoric date to be present on the site. There is a low to medium potential for archaeology associated with the Roman Road or burials along it to be present on the site. There is a medium to high potential for feature of medieval date to be present on the site. There is a low to medium potential for archaeological remains of post medieval date to be present in the site. It is, however, possible that archaeological features of any of the periods represented in the study area may be present on the site.

6. Land Development

6.1 Cartographic Evidence for the Development of the Site

6.1.1 Examination of available maps of the site and the study area has provided an indication of the condition of the site from the 18th to 20th centuries.

6.1.2 *Andrews, Dury and Herbert. A Topographical Survey of the County of Kent. East Kent Section. C. 1769.* (Figure 4.1)

This map was produced on a small scale. The detail of the immediate area of the site is relatively low although the general layout of Charlton can be observed located along a minor road running approximately parallel with and to the north east of London Road, the main thoroughfare into Dover which was located on the opposite side of the River Dour. The main areas of occupation in the town are concentrated on the historic core to the south with smaller settlements such as Charlton and Buckland located on the outskirts and divided from the town by open land, probably farmland.

The cartographic accuracy of this map is questionable although it appears to be broadly correct. Charlton is shown south east of Buckland and west of the Castle. The steep rising ground forming both sides of the Dour Valley is shown on this map.

The settlement at Charlton is divided by a north east-south west aligned road, the present Frith Road. Near the location of the old church, a mill is clearly labelled located adjacent to and over the river Dour. The old church is shown to the north west of the main settlement which is depicted as blocks fronting Charlton Green with gardens to the rear.

The location of the site can clearly be seen at the southern eastern corner of the junction of Charlton Green with Frith Road. The frontage of the site appears to be occupied by buildings which extend the full length of the corner of these streets. The rear of the site is shown as gardens.

6.1.3 *1st Edition Ordnance Survey Old Series 1 inch 1816. Sheet 3* (Figure 4.2)

The First Edition of the 1 inch Ordnance Survey is the earliest accurately surveyed map available for the area. This map contains some detail of the topography of the area, conveyed by the use of hachuring and shading.

As it is at such a small scale very little detail is visible although it appears that settlement has begun to develop along Bridge Street and is increasing in density along London Road outside the main town.

The detail for the site appears to be largely unchanged from the previous map.

6.1.4 *Tithe Map: A Map of the titheable lands in the parish of Charlton next Dover, Kent. 1842. 3 Chains to 1 inch, signed G. H. Whalley asst. Tithe Commissioner* (Figure 4.3).

The tithe map contains detailed and accurate surveys of land boundaries and the locations, if not the accurate depiction, of major and many minor buildings. The site is located within the parish survey of Charlton. The tithe maps were often orientated to obtain a best fit on the medium on which they were printed and the Charlton Map like others is not orientated to north on the page.

The Charlton Tithe map shows the main settlement at Charlton located to the east (south east) of the Church, coloured purple/blue, predominantly located at a cross roads formed by the routes now known as Charlton Green, Frith Road, and Bridge Street. The river Dour is shown to the south (south west) of the church and the site

and an arrow shows the direction of its flow. The industrial buildings of Charlton Mill (coloured grey) are shown to the south west (west) of the site, situated over the river Dour. To the east of the site is a large area of open land (appt. no. 52) described as a garden and leased to the occupiers by Commissioners of Wood and Forests.

The site is covered by 30 separate apportionments although not all of the tithe apportionment details were available for this survey. The properties occupying apportionments 130,131,133,135, 134, 138, 139 and 148, -154 all front onto an open area of land, presumably part of the village green, with no titheable value that in turn fronts on to the present day route of Charlton Green.

<i>Apportionment</i>	<i>Owner</i>	<i>Occupier</i>	<i>Description</i>	<i>Use</i>	<i>Size (A.R.P)</i>
52	Commissioners of Wood and Forests	Smith	Garden		0.1.1
153	George H. Loud	Stephen Laurence	House	-	0.0.14
154	George H. Loud	Stephen Laurence	Stable	-	0.0.1
152	George H. Loud	Anne Mutton	House	-	0.0.13
151	George H. Loud	Henry Maxted	House	-	0.0.11
150	No details	-	-	-	-
149	George H. Loud	John Goldsack	House	-	0.0.11
148	George H. Loud	R. Kingsford	House	-	0.0.10
147	No details	-	-	-	-
146	No details	-	-	-	-
145	No details	-	-	-	-
144	No details	-	-	-	-
143	No details	-	-	-	-
142	No details	-	-	-	-
141	No details	-	-	-	-
140	No details	-	-	-	-
138	No details	-	-	-	-
139	No details	-	-	-	-
137	No details	-	-	-	-
136	No details	-	-	-	-
135	No details	-	-	-	-
132	William Kingsford	James Finn	Cottage	-	0.0.11
133	William Kingsford	William Kingsford	Storehouse	-	0.0.5
134	No details	-	-	-	-
131	John Shrubsole	John Shrubsole	Stable	-	0.0.1
130	No details	-	-	-	-
129	John Shrubsole	John Shrubsole		Garden	0.2.3
128	William Cullen	Anne Duncan	House	-	0.0.29
125	William Cullen	Richard Phillis	House	-	0.0.13
124	Henry Stokes	Executors of Mrs Worsfold	House	-	0.0.19
123	Henry Stokes	William Laws	House		0.0.16

Table 1. Detail of Tithe Apportionments in Charlton Parish. Those in bold refer to the site.

At the western end of the site is a block of land adjacent to approximate route of the present Frith road (appt. no.153) with the accompanying house at the southern end of the adjacent land block. It is occupied by a 'T' shaped non domestic structure numbered apportionment 154 and described as stables. Both apportionments are owned by George Loud and occupied by Stephen Laurence.

Adjacent to these are two houses with their accompanying gardens (Appts. 152 and 151) also owned by George Loud and occupied by Anne Mutton and Henry Maxted respectively. Adjacent are apportionments 150 (no details) and 149 and 148 both houses and gardens also owned by G. Loud and occupied by John Goldsack and R. Kingsford respectively.

There are no details available for the block of apportionments adjacent (135-147) but all are coloured red denoting that they are domestic structure; houses or cottages, and are associated with various blocks of land, presumably gardens.

Apportionments 132 and 133 are both owned by William Kingsford. Apportionment 132 is occupied by James Finn and described as a cottage, while 133 is occupied by William Kingsford as a storehouse.

Apportionment 131 is occupied and owned by John Shrubsole and is described as a stable although there are clearly domestic buildings shown on the map and 129, a large block of open land is described as a garden and incorporates three non domestic structures. There are no details available for apportionment 130.

The site crosses part of apportionments 128, 125, 124 and 123, all the gardens of the houses owned by William Cullen (apt 128 and 125) and occupied by Anne Duncan and Richard Phillis respectively. Apportionments 124 and 123 owned by Henry Stokes and occupied by the executors of Mrs Worsfold and William Laws are located at the eastern end of the site outside the site boundary.

Ordnance Survey County Series maps

The available map coverage for the site in the local archives is inconsistent and has been supplemented by detail viewable online. Only maps that were available in the local archives have been illustrated.

6.1.5 *First Edition Ordnance Survey County Series 1:2500 map c. 1861 and First Edition Ordnance Survey County Series, Town Plan of Dover 1:500 (1871).* (Figure 4.4)

The following description is from information contained in the larger scale 1:500 town plan of Dover which contains mainly the same information as the 1:2500 map with the exception of the construction of Palmerston Terrace which is not constructed until the late 1860's and is shown on the second edition map. The 1:2500 map is illustrated here.

This large scale map shows the site in detail. The site is shown as extensively occupied by a mixture of buildings representing residential dwellings, industrial buildings and public houses and appears to be broadly divided into seven separate rectangular land blocks mainly orientated north east south west. The land blocks contain properties which extend for the whole length of the land block are positioned side on to Charlton Green.

The liberty boundary of the Town of Dover is marked to the west of the site, following the centre line of Love Lane (now known as Frith Road). To the north of the site is a large open area of land fronting Love Lane which is labelled as a Nursery. Further west are a group of properties fronting Charlton Green beyond which is the old church of St Peter and St Pauls church (rectory). To the north west is the burial ground associated with the church and set within the walled confines of the church yard are two adjoining buildings labelled Charlton Parochial Schools and Master's House.

A new block of properties, Prospect Cottages have been constructed within the gardens of apportionments 124 and 123 to the east of the site. This group of five cottages are divided from the open land to the west and east by a walled boundary and may possibly be accessed from Charlton Green via a covered walkway between the properties fronting Charlton Green.

West of the site is Charlton Mill (corn) and the Mill Dam which is located adjacent to the River Dour. To the south west is Charlton Bridge and residential properties expanding outward from Bridge Street. Immediately to the south of the site on the opposite side of Charlton Green the River Dour and the Mill Dam amalgamate.

There have been a few changes from the detail shown on the title map.

On the north west side of the site, the 'T' shaped building forming stables (apportionment 154) has apparently been demolished to make way for new buildings.

The site now partially covers a land block occupied by three, possibly more large properties. Two properties occupy the corner of Frith Road and Charlton Green and seem to be accessed from Charlton Green. Formal gardens are located at the front of these two properties, the westernmost one divided from Frith Road by a wall and possibly two bollards. To the rear of these properties is an 'L' shaped property set back from the frontage of Frith Road and apparently accessed via a driveway leading from Frith Road. This property is located in the corner of the land block and surrounded by gardens.

Adjacent to this newly constructed group of properties is a second land block, occupied by two houses within apportionments 152, 153 as well as the gardens of apportionment 151. The pair of houses fronting Charlton Green have a large open area to the front, probably gardens. The boundaries of these apportionments have been rearranged to make way for a new development of cottages to the rear. Castle's Cottages is a newly constructed group of six terraced cottages with individual front gardens, and backyards which appear to be shared between adjacent pairs. On the southern end of the terraces is a third building probably a seventh cottage built to infill a gap between the dwellings fronting Charlton Green and the cottages to the rear. Castle Cottages are accessed from both the front and rear of the land block via Charlton Green. The northern end of the site is divided from the adjacent land by a wall.

The third block of land contains a group of four terraced properties, previously apportionments 151, 150, 149 and 148, set back from and fronting Charlton Green and appear largely unchanged. The gardens of these dwellings extend the full length of the land block and include outbuildings. The full length of the boundary on the eastern side of this land block is walled, dividing it from the adjacent land block to the south east.

The fourth land block shown on the previous map as apportionments 134-147 is also predominantly unchanged and is shown extensively occupied. On the western side are a pair of dwellings, one slightly larger than the other but both set back from but facing onto Charlton Green. Both appear to have formally laid out front gardens and both houses are accessed via curving stairs. To the rear of this pair, are a number of newly constructed buildings which may be associated with them such as stables. A covered walkway divides these buildings from the group of buildings named Cook's Cottages to the north and provides access into the rear of the property on the right. Eight dwellings comprise Cook's Cottages. Four pairs are located along the western side of the boundary of this land block and face on to it. They are divided by a second covered access which leads into the garden/yard area to the rear. At the northern end of the land block are a group of four cottages which are set at right angles to the boundary which appear to be able to be accessed via Charlton Green, and a trackway to the rear of the site. Forming an apparently separate entity in this fourth land block are a group of four buildings. Two appear to form a pair and are set back from Charlton Green, the other two are attached to the rear of the easternmost property and may be extensions to it or possibly further separate dwellings. To the rear of these buildings is a large area of open land. It is possible that this group of properties are associated with the adjacent Steam Mill.

The fifth land block contains Charlton Green Steam Mill (Flour). This building was previously described in the tithe apportionments as a store but has now been adapted as a steam mill. The Mill frontage along Charlton Green is occupied by a yard with two gates. Three adjoining buildings are located to the rear of the mill and located along the western and north western side of a yard. Adjacent to the Mill and probably associated with it is a house accessed via steps set back from Charlton Green; this house appears to have been extended to the front since the publication of the Tithe

map, or it may have been completely rebuilt. A yard or garden subdivided from the Mill yard by a brick yard is located to the rear.

Adjacent to the Mill is a sixth roughly square land block which incorporates a bowling green, The Sportsman Public House and Palmerston Terrace. The Sportsman Public House, previously apporionments 131 and 130, is an irregular shaped building with a formally laid out front garden. The original buildings have been altered to form one large building.

Palmerston Terrace is not shown on the 1861 1:2500 map illustrated here but is shown on the later 1:500 town plan of 1871 (not illustrated). Palmerston Terrace has been constructed in front of the sportsman, partly within the part of the garden represented by apporionment 129 which fronts onto Charlton Green and partly within the open land/village Green. Palmerston Terrace is formed by a group of six properties, each accessed from their small walled front gardens via a staircase. The rear boundaries of each property are also walled. This terrace is located adjacent to a land block which is mostly located outside the site which contains the Rose Inn and The Grapes Public House.

At the eastern extremity of the site, the gardens of apporionments 128 and 125 (The Rose Inn and The Grapes Public House appear to have been amalgamated.

6.1.6 *Second Edition Ordnance Survey County Series 1898 1:2500 Sheet LXVIII.10* (Figure 4.5)

There have been a few changes occurring in the immediate area around the site. To the north, Salisbury Road has been constructed and is lined on both sides by groups of terraces properties set back from the street frontage. Love Lane is now labelled Frith Road and has been widened and new properties have been constructed on the corner of Salisbury Road and Frith Road on the opposite side to the site. Further new roads have been laid out to the north including Castle Avenue, Park Avenues and Connaught Road and properties consisting of a mixture of detached, semi detached pairs and blocks of terraces are gradually infilling them. Connaught Park has been laid out to the north east.

To the south of the site the Rose Inn appears to have been demolished and a Post Office is now also shown.

To the east is the newly laid out Albert road which joins Salisbury Road with Charlton Green.

To the west of the site the old Church has been demolished and replaced with a new structure located where the school and masters house was. St Alphege Road is newly built along with Avenue Road which is full with terraces on either side. A new school has been constructed at the end of Frith Road at the Junction with Barton Road and Roman Road.

Further roads including Granville, Churchill and Bartholemew Street have been constructed adjacent to Charlton Corn Mill and all have been infilled with terraces.

On the site there are a few minor changes. The property at the north western extent of the site has been extended to the frontage of Frith Road, The Bowling Green is no longer shown and the building adjoining the Sportsman Pubic House appears to have been demolished to allow direct access to the open land to the rear. Two new buildings are shown located on the northern boundary of the bowling green.

6.1.7 *Third Edition Ordnance Survey County Series 1907 1:2500 Sheet LXVIII.10* (Figure 4.6)

There are no major changes shown on the site from the previous map.

6.1.8 *Ordnance Survey County Series 1922 Sheet LXVIII.10 1:2500.* (Figure 4.7).

Properties continue to infill the roads laid out in the previous map.

On the site there are relatively few changes. Two buildings located between the Charlton Steam Mill and the terraced pair in the adjacent land block have been demolished and this piece of land is now shown as open ground.

6.1.9 *Ordnance Survey Revision 1937 1:2500 Sheet LXVIII.10* (Figure 4.8).

There are very few changes to the area around the site and on the site itself.

A nursery is labelled immediately to the north of the site to the rear of properties fronting Salisbury Road.

On the site further buildings have been constructed along the boundary of the area of the former bowling green. No other changes are shown on the site.

6.1.10 *Ordnance Survey National Grid 1:2500 1957* (Not illustrated).

Major changes have taken place in the immediate area and on the site. Charlton mill and the Dour Iron Foundry located either side of Bridge Street no longer exist and have been replaced by Dover Engineering Works. Dover Engineering works covers an extensive area to the south of the site which included the former location of St Catherine's Place, Colebran Street and Brook Street and all the properties along it. There are visible gaps in some of the terraces to the west of the site, probably as a result of wartime damage, particularly along Granville Street.

Frith Road/Charlton green appears to have been widened and all of the properties occupying the site have been completely demolished. The site is now occupied by a substantial curved 'L' shaped building labelled 'Electrical Valve factory' An electrical substation is shown to the east of the main building and further buildings, possibly garages and storage sheds occupy the edges of the eastern end of the site and may be associated either with the factory, or the post office which is now labelled adjacent to the Public house.

6.1.11 *Ordnance Survey Mastermap Digital Data Supplied 2015* (Figure 4.9)

The site remains largely the same as that shown on the 1957 map although the building is now labelled as The Old Sorting office. A new rectangular structure is shown to the rear of the southern end of the main building. A wholly new square structure has been constructed east of the eastern boundary of the site following the demolition of some smaller structures probably sheds.

6.2 Cartographic Summary

6.2.1 The map regression has established that the site appears to have remained relatively unchanged from the late 18th century until the period between the publication of the 1842 tithe map and the Ordnance Survey town plan which was surveyed between 1858 and 1860 and published in 1861. The site is occupied by a number of residential properties including houses, stables and a storehouse owned by five different owners and rented by different individuals. Between this period the long strips forming the individual property boundaries overlooking Charlton Green were rearranged and additional blocks of properties were constructed in the rear gardens including Castle Cottages and Cook's Cottages. Charlton Steam Mill (corn) is clearly shown in a building previously described as a storehouse in the tithe map apportionments. A Bowling Green has also been constructed to the rear of buildings which are now labelled as the Sportsman Public House

6.2.2 The gradual infilling of these once larger land blocks is reflected in the area surrounding the site where new roadways containing residential properties are gradually infilling the large areas of open land around the site.

- 6.2.3 By the publication of the Second edition Ordnance Survey map in 1898, Salisbury Road has been constructed along the northern boundary of the site and Love Lane, now known as Frith Road has been widened. Palmerston Terrace is now shown although it was depicted on the 1:500 town plan of 1871 (not illustrated). The bowling green is no longer shown and the Sportsman Public House appears to have been demolished and rebuilt and two new buildings are shown on the former bowling green. Charlton Steam Mill is no longer labelled and may have been put to different use.
- 6.2.4 There are only minor changes between the publication of the 1898 map and that published in 1907. Between 1907 and 1922, two buildings located between Charlton Steam Mill and the adjacent terraced pair have been demolished and is now open land. By 1937 a few additional small buildings have been constructed along the boundary of the former bowling green.
- 6.2.5 By the publication of the 1957 Ordnance Survey map, major changes have taken place. Frith Road/Charlton Green appears to have been widened and the site has been completely cleared of all its former buildings. In its place a large curvilinear building has been constructed occupying the corner of Frith Road and Charlton Green and is labelled 'Electrical Valve Factory' An electrical substation is shown to the east of the main building and further buildings occupy the eastern end adjoining the site.
- 6.2.6 The modern digital map data showing the site shows it labelled as the Old Sorting Office; a new rectangular structure is shown to the rear of the southern end of the main building and a wholly new square structure has been erected at the eastern extremity of the site outside the site boundary.

7 A History of the site

7.1 The Site History

- 7.1.1 The map regression has established that the site appears to have remained relatively unchanged from the late 18th century until the period between the publication of the 1842 tithe map and the First Edition Ordnance Survey 1:2500 map of the area which was surveyed between 1858 and 1860 and published in 1861. The larger scale 1:500 town plan of the site was published slightly later in 1871(not illustrated) and shows the newly constructed Palmerston Terrace.
- 7.1.2 The site is occupied by a number of residential properties including houses, stables and a storehouse owned by five different owners and rented by different individuals. The owners include George H. Loud, William Kingsford, John Shrubsole and William Cullen.
- 7.1.3 William Kingsford was a local mill owner who purchased Buckland Mill in 1814 and Charlton Mill in 1820. He was declared bankrupt in 1834 although he appears to own a storehouse shown on the tithe map as apportionment 133 and a cottage as apportionment 132. George Loud was a wealthy local councillor and farmer who purchased part of the Kingsford estate from William Kingsford following his bankruptcy he owned the properties at the north eastern end of the site comprising houses and stables (Appts, 148-149 and 151-153).. There is a John Shrubsole noted in the parish register who was married to a woman named Frances and his occupation is recorded as a Gardener. If this is the same John Shrubsole, he owned a stable and a garden on the site (apportionments 129 and 131). No information was readily available for William Cullen.
- 7.1.4 Between the period 1842 and 1861 the long strips forming the individual property boundaries overlooking Charlton Green were rearranged and additional blocks of properties were constructed in the rear gardens. Castle Cottages were constructed on the land owned by George Loud. Charlton Green Steam Mill (Flour) is clearly shown on the map as a building that was previously described as a storehouse in the tithe map apportionments and owned by William Kingsford. No readily available information could be gleaned for Charlton Green steam Mill (Flour) although it may have been associated with Charlton Mill located over the Dour to the west of the site. By the publication of this map a bowling green is shown clearly labelled on the site and the buildings to the front of the site are labelled as the Sportsman Public House.
- 7.1.5 Palmerston Terrace was constructed in 1868 by Mr J. N. Tunbridge. According to Bavington Jones (1907, 334), the southern end of the terrace was mistakenly constructed projecting outwards and onto Corporation Land, the mistake was noticed too late to rectify and the southern end protruded out from the alignment with the rest of the properties there. Mr Tunbridge was penalised for it by having to lay the York Stone paving in front of the terrace on which Bavington Jones comments '*an excellent pavement it is still*'.
- 7.1.6 Later road widening carried out between 1893-4 lead to the demolition of the Rose Inn and other buildings and the rebuilding of the Post Office and the Grapes Inn further back when it was realised that the original building constructed in 1862 had been built forward of the building line. Their demolition made the projection of Palmerston Terrace appear more pronounced (ibid; Smith and Skelton). It also completely removed the remaining vestiges of Charlton Green becoming just an extension to the end of Maison Dieu Road. The Sportsman Inn was rebuilt adjoining Palmerston Terrace by 1898. The Sportsman Inn (sic) was described by Bavington-Jones (1907, 334) as '*a pleasant old fashioned retreat in a garden with the life sized effigy of a sportsman standing in the pretty forecourt*'

- 7.1.7 Charlton Green is a continuation of Maison Dieu Road from the approximate area of the Grapes to Beaconsfield Road and was adopted by the local authority in 1906.
- 7.1.8 By the publication of the 1898 Ordnance Survey map, Charlton Steam Mill is no longer labelled and may have been put to different use. There are only minor changes between the publication of the 1898 map and that published in 1907. Between 1907 and 1922, two buildings located between Charlton Steam Mill and the adjacent terraced pair have been demolished and now shown as open land. No major changes to the site are shown on the map of 1937 except for a few additional small buildings constructed along the boundary of the Sportsman Bowling Green.
- 7.1.9 In 1946 Dover Borough Council decided that the area of Charlton Green should become an industrial zone and applied for compulsory purchase orders for the demolition of 68 occupied houses, 36 war damaged houses, 33 vacant sites, three public houses and eight small shops and Peter Street Hall and Chitty's Mill (Charlton Mill). Appeals against the CPO's resulted in houses in Salisbury Road, Albert Road and along Maison Dieu being saved but the properties occupying the site were all demolished, many of them war damaged, to make way for accommodation for Portland Plastics. The building, which still occupies the site was later taken over by Chamberlain Industries Valve manufacturing centre (Dover Express, 2012).
- 7.1.10 In 1952 Maison Dieu Road and Charlton Green was widened between the Grapes Public House (The Louis Armstrong Public House) and Frith Road. These changes are shown on the 1957 Ordnance Survey map of the site (not illustrated) with the factory labelled 'Electrical Valve Factory'. An electrical substation is shown to the east of the main building and further buildings occupy the eastern end of the site. Kelly's Directory of 1959 notes the site as 'General Post Office (Foreign Mail Section) with the Royal Mail having taken over occupation of this building by that date.
- 7.1.11 The modern digital map data showing the site labels the building as the Old Sorting Office. A wholly new square structure has been erected at the eastern extremity of the site and a new rectangular structure is shown to the rear of the southern end of the main building. The site is presently occupied by a gym and an auction rooms.

7.2 Tabulated Summary

Date	Description
1086	Charlton first recorded as a placename from OE <i>ceorla tūn</i> - Cereltone in 1086, Cereltune in 1087, Ceorletun c. 1100. Manor of Cereltone are part of the possessions of canons of St Martin's Priory and recorded as having a church and a mill.
1160	Small chapel at Charlton first mentioned in documentary sourced as the Chapel of St Peter.
Late 18th century to 1842	Site relatively unchanged. Occupied by residential properties including houses, stables and a storehouse owned by W. Kingsford, G. H. Loud, J. Shrubsole and W. Cullen.
1842-1861	Castle Cottages constructed on the site, Charlton Green Steam Mill (Flour) is shown on the map as well as the Sportsman Public House and a Bowling Green.
1868	Palmerston Terrace constructed by J. N. Tunbridge
1893-4	Maison Dieu Road widened and buildings nearby rebuilt further back from Road.
By 1898	The Sportsman Inn rebuilt adjoining Palmerston Terrace. Charlton Steam Mill no longer labelled
By 1922	Terraced pair adjacent to Charlton Steam Mill demolished and is shown as open land.
1946	Dover Borough Council applies for CPO for the site to create industrial area.
1952	Maison Dieu Road/Charlton Green widened between the Grapes Public House and Frith Road.
By 1957	Site cleared and present building constructed on the site. Occupied by Portland Plastics and then Chamberlain Industries Valve Manufacturing Centre.
By 1959	The present building on the site is occupied by the Royal Mail as its Foreign mail sorting office.
By Present Day	New rectangular structure shown to the rear of the southern end of the main building.
Present Day	Site is occupied by a gym and auction rooms.

8 The Site Inspection

8.1 The Site Inspection

- 8.1.1 A site inspection was carried out by Trust staff on Wednesday 19th August 2015, to examine the present condition of the site. The weather conditions during the inspection were bright and sunny and the exterior of the whole site was easily visible and available for inspection. The interior of the buildings were not inspected.
- 8.1.2 The site is located on the corner of Frith Road and Charlton Green adjacent to the Louis Armstrong Public House which is located at the Maison Dieu end of Charlton Green (Plate 1) and Salisbury Road which is located off Frith Road (Plate 2). The site is located opposite the Charlton Green Conservation Area the boundary of which is formed by the frontages and boundaries of the properties and the churchyard of St Peter and St Paul, Charlton on the western side of Frith Road (Plate 3) and Charlton Green (Plate 4).
- 8.1.3 The main building is a curvilinear brick structure with its main entrance on the corner of Frith Road and Charlton Green. The building is set back from the road by a low brick wall and grassed area which forms a low bank along Charlton Green. The external areas surrounding the main buildings are all yards, with concrete surfaced hardstanding. Access is gained to the yard from Charlton Green, adjacent to the Louis Armstrong Public House. An electricity sub station is located on the south eastern side of the entrance adjacent to a small brick security office (Plate 5). Substantial drainage crosses the site visible as grates and drain covers in the yard surface (Plate 6).
- 8.1.4 The main building is constructed of two elements; the first comprises the flat roofed two storey building fronting Frith Road and Charlton Green; The second comprises a single storey brick block adjoining the rear with large windows and a five segmented roof structure comprising two pitched rooves either side of a central flat roof. At the north western end, to the rear of the part of the block which fronts Frith Road is a large steel clad workshop or loading bay. To the rear of the building is a large freestanding open sided rectangular covered loading bay formed by Steel uprights with a pitched sheet roof (Plate 7).
- 8.1.5 The natural topography of the area on which the site is situated gradually rises from the south to north. To accommodate this slope the present building has been constructed on a level platform that appears to have been terraced into the natural slope. To the rear of the building on the north and north western boundary the site is divided from the adjacent properties by a concrete block and cast concrete retaining wall approximately 1.5 metres high which increases in height toward the north west where it is constructed of brick and measures in excess of 3 metres high (Plate 8).
- 8.1.6 The north west boundary of the site is obscured internally by Sycamore, Buddleia and Bramble undergrowth (Plate 9) although the boundary of the site is demarked along Salisbury Road by a modern metal anti climb fence adjacent to Chitty's Barn (Plate 10).

8.2 The Site Inspection Summary

- 8.2.1 No additional Heritage Assets were identified during the site inspection.
- 8.2.2 No evidence of the previous 19th century buildings were identifiable on the site and these appear to have been completely removed as indicated by the Ordnance Survey map data.
- 8.2.3 The inspection of the site has established that the site has been significantly terraced into the natural steep slope to accommodate the construction of the present building

which covers the majority of the site, creating a relatively level platform. The natural topography of the site appears to slope broadly from north to south and the site is terraced at its greatest point on the northern borders of the site by at least two metres.

- 8.2.4 Significant disturbance of the site has also taken place over the entire site through the creation of heavy weight hard standings and the insertion of drainage and services which cross the yard area.

9 Impact Assessment

9.1 Introduction

9.1.1 Evidence of the previous and present use of the site has been gathered from analysis of historic mapping and documentary sources. The impact of previous land use on potential archaeological remains has been assessed using two analytical categories: definitions of level of impact and impacts defined by the Study Area.

9.2 Definitions of Level of Impact

9.2.1 Areas of a site where any surviving archaeological remains can be assumed to have been destroyed through deep excavations associated with construction work such as terracing are assessed to have had a **total impact** on the site.

9.2.2 Areas of a site where there it can be assumed there has been a reduction of ground levels into or below the surface of geological deposits by the construction of buildings and construction or long term use of roadways can be demonstrated, are assessed to have had a **high impact** on the archaeological resource.

9.2.3 Areas of a site where there have been irregular patterns of disturbance from previous land use, for example from the establishment of orchards or gardens where undisturbed archaeological deposits may survive in places, are assessed as having had a **medium impact** on the archaeological resource.

9.2.4 Areas of a site that appear to have been untouched by construction or where minimal landscaping, or agricultural cultivation has taken place are deemed to have had a **low impact** on the archaeological resource.

9.3 Impacts Defined by the Study

9.3.1 The cartographic evidence set out in the map regression analysis of the site indicates that the site was gradually developed from the late 18th century until the early to mid 20th century comprising a mix of houses, stables, industrial buildings and public houses interspersed with large areas of open yards and gardens.

9.3.2 The whole site is likely to have undergone a degree of disturbance through construction of these properties. The areas covered by the footprints of these buildings is likely to have suffered a **high impact** on the archaeological potential of the site.

9.3.3 The areas of the site in use as gardens and yards during the late 18th to early/mid 20th century is likely to have suffered a **medium impact** on the archaeological potential of the site.

9.3.4 The demolition and clearance of the site in the late 1940's/early 1950's in preparation of the construction of a new building is likely to have had a **high impact** on the archaeological potential of the site through the grubbing out of foundations and clearance of the old buildings.

9.3.5 The terracing of the site to create a level platform for the construction of the building is likely to have had a **high to total impact** on areas of the site where deposits were removed to significant depths such as along the northern and north eastern boundary of the site.

- 9.3.6 It is unknown what type of foundations were utilised during the construction of the Portland Plastics/Electrical Valve factory but construction of such a substantial building is likely to have had a **high impact** on the archaeological potential of the site.
- 9.3.7 Overall the site has suffered a potential **high to total impact** on the archaeological potential of the site through its previous use.

9.4 Potential Impact of Development of the site

- 9.4.1 The development proposed for the site comprises the construction of five separate blocks of properties comprising a total of 66 new dwellings. Block A, located at the south eastern end of the site comprises a part 4 and part 3, storey building including sixteen two bedroom apartments and six one bedroom apartments with room for twenty two parking spaces. Terrace B comprises nine, 1 and 1.5 storey, three bedroom houses with onsite parking. Terrace C comprises thirteen, 2.5 and 3 storey, 3 bed roomed houses with associated parking. Block D comprises fourteen two bedroom apartments, five one bed apartments and is partly four, partly five stories high. Terrace E comprises three, four storey houses with four bedrooms and associated parking.
- 9.4.2 The layout of the proposed development is broadly located within the footprint of the present building and closely follows its outline along the street frontage. Block A is set slightly to the south east of the present structure within the area of the concrete yard. The new roadway is located between Terrace and C with a new access formed in the location of the south eastern end of the present building. All other areas of parking are located within the present concreted yard (Figure 5).
- 9.4.3 In general development of a site for residential housing can be judged to have a **high impact** in areas where construction is to take place, through the excavation of foundations, construction of access routes and movement of plant over exposed surfaces.
- 9.4.4 Areas of a site left as open space with no intrusive services and landscaping is likely to have a **low to no impact** on the archaeological potential of a site.

9.5 Potential Effects of Construction on the Archaeological Resource.

- 9.5.1 Taking the previous considerations into account, the potential effects of construction on the areas of development can be generally predicted. The highest potential for disturbance or loss of archaeological material would be during any reduction of the ground levels required in the development area. Damaging effects of the development are likely to involve:
- *General* The most likely impact is predicted to come from manoeuvring plant on exposed subsoil or archaeologically sensitive surfaces following any ground reduction that is carried out. Continual tracking over exposed surfaces could cause extensive damage to underlying archaeological deposits particularly in damp or wet conditions and have a **high impact** on the archaeological resource.
 - *Removal of deposits to create construction terraces or platforms* will have a **high to total impact** on archaeological remains that may exist unless the deposits are removed under archaeological control.

- *Excavation of foundations for new buildings* will have a **high impact** on archaeological remains that may survive in these areas.
- *Excavation of new roads, access, services and drainage* across the site will have a generally **high impact** on archaeological remains that may survive in these areas through operations such as reduction of ground surfaces to the level of archaeology and manoeuvring of plant across exposed subsoil or archaeological surfaces. This is likely to have a **total impact** on any archaeological remains that may survive in these areas.
- *General landscaping* may involve reduction of ground levels. The most likely impact is predicted to come from the manoeuvring of plant on exposed subsoil or archaeological surfaces. Continual tracking over exposed surfaces could cause extensive damage to underlying archaeological deposits particularly in damp or wet conditions with a **medium to high impact** in localised areas.
- *Long term attrition of the site* through gardening, tree planting and localised improvements to residential properties will have a **medium to high impact** on any surviving archaeological remains on the site.

10 Summary and Discussion

- 10.1 The DBA has identified that the site is located within the boundaries of the Former Sorting Office within Charlton Green, Dover which includes the former sorting office buildings and yards. The site is approximately 'L' shaped and is bounded by Frith Road and Charlton Green on the western and southern sides. The north western side of the site partly borders Salisbury Road with the northern part of the site bordering the rear of properties along Salisbury Road including Chitty's Barn. The south east corner of the site is bounded by residential properties on Maison Dieu Road. The site is located within the civil administration area of Dover Town Council which is located within the wider Dover District Council.
- 10.2 The site occupies the lower reaches of the north eastern side of the valley of the River Dour at an elevation of between approximately 7 and 8.5 metres a.OD. The valley of the River Dour is aligned approximately north west south east and has been cut over time by the flow of the Dour through the chalk bedrock creating a steep sided valley, the mouth of which forms the sheltered harbour to the south east. The rise of the north eastern edge of the Dour Valley peak at 100-120 metres a. OD approximately 400 metres north east of the site at Connaught Park.
- 10.3 The underlying bedrock geology of the site consists of chalk of the New Pit Chalk formation overlaid by a superficial deposit of Head brickearth. Immediately to the south of the site is the River Dour in which alluvial deposits of clay, silt, sand and gravel has formed. The course of the River Dour is now contained by an open culverted channel.
- 10.4 Thirty one Designated Heritage Assets have been identified in the Study Area including four Conservation Areas, twenty five Listed Buildings and two Scheduled Ancient Monuments. None of the Designated Heritage Assets are located on the site.
- 10.5 Of the four Conservation Areas within the Study Area, the closest is Charlton Green which is located approximately 15 metres from the western site boundary. The Dover District Heritage Strategy has identified that the setting of the Conservation Area is potentially '*Considerably Vulnerable*' as it is located adjacent to the site.
- 10.6 The Listed Buildings within the Study area are mainly located within the four Conservation areas and are predominantly 19th century in date with the exception of the medieval buildings forming part of, and associated with, St Martin's Priory. All the buildings are Grade II or II*. The 19th century buildings reflect the growing population of the town as a result of it being a garrison town, improved travel, attracting holiday makers using both the railway and the sea, the expansion of the port of Dover, and developing local industries.
- 10.7 The closest Listed Buildings to the site are located within the Charlton Green CA and include a 52 Charlton Green, an early 19th century house and the Church of St Peter and St Paul which was constructed in the late 19th century. The Dover Heritage Strategy has identified that the settings of these Listed Buildings are potentially slightly vulnerable from the redevelopment of the site.
- 10.8 There are two Scheduled Ancient Monuments located within the Study Area and both are located over 400 metres from the site and will not be affected by its redevelopment.
- 10.9 Thirty non Designated Heritage Assets have been identified in the Study Area ranging in date from the Early Bronze age through to the modern period. The non Designated Heritage Assets include archaeological sites, projected routes of Roman road systems, metal detecting finds and features associated with the development of 19th century transport systems. None of the non Designated Heritage assets are located on the site.

A study of the non designated Heritage Assets recorded in the Study Area has identified that the site is located in an area of generally **medium to high archaeological potential**.

- 10.10 The results of the DBA has established that there is a **low potential** for archaeology of general prehistoric, Bronze Age, Iron Age and Anglo Saxon date to be present on the site. There is a **low to medium potential** for archaeology of Roman and Post Medieval date to be present on the site. There is a **medium to high potential** for archaeology of medieval date to be present on the site. It is possible however, that archaeological remains of any of the periods represented in the Study Area may be present on the site.
- 10.11 Map regression has established that the site appears to have remained relatively unchanged from the late 18th century until the period between the publication of the 1842 title map when the site was occupied by a number of residential properties including houses, stables and a storehouse set back from and mainly facing Charlton Green. Between 1842 and 1861 individual property boundaries were rearranged and additional blocks of properties were constructed in the rear gardens including Castle Cottages and Cook's Cottages; Charlton Steam Mill was established in the former storehouse. A bowling green and the Sportsman Public House was established. By 1898 Charlton Green was very much part of the town of Dover as the open land between had been significantly infilled including the construction of new roads such as Salisbury Road and Albert Road. Frith Road has been widened and Palmerston Terrace constructed and the Sportsman Public House demolished and rebuilt. Charlton Green Steam Mill was no longer labelled and may have been put to different use. Only relatively minor changes took place on the site between this period and 1937. By 1957 however the site had been completely cleared as a result of Compulsory purchase orders by Dover Borough Council and a large new building covering most of the frontage of the site. Documentary sources state this was first occupied by Portland Plastics, the Chamberlain Electrical Valve Factory until eventually by the late 1950's by the Post Office as its Foreign mail Sorting Office. From the 1950's onwards the site appears to have been relatively unchanged and is now in use as a gym and auction house.
- 10.12 The results of the site inspection supports the details of the map regression. No evidence of the previous 19th century buildings were identifiable on the site and have been completely cleared. No additional Heritage Assets were identified on the site during the site inspection.
- 10.13 The site inspection established that the site has been significantly terraced into the natural slope of the site to accommodate the construction of the present building on a relatively level platform. The natural topography of the site appears to slope broadly from northeast to southwest and the site is terraced at its greatest point on the northern borders of the site by at least two metres. Further disturbance has also taken place over much of the site through the creation of heavyweight hard standings and the insertion of drainage and services which cross the yard area.
- 10.14 The results of the DBA indicate that a survey of archaeological records and archives is sufficient to give a general assessment of the archaeological potential of the development site. Based on the data collated in the Kent HER, there appears to be a **medium to high potential** for archaeological remains to have been present on the site. However the map regression and site inspection has established that the site has suffered significant truncation from the construction of the former Sorting Office and there is likely to be a **low potential** for archaeological remains to be present on the site.
- 10.15 If archaeological remains are present on the site they are most likely to be cut features of significant depth that could survive the significant truncation of the site or

associated with alluvial deposits of the river Dour and of Roman, Post Medieval or Medieval date however archaeology of any of the periods identified in the DBA could be present on the site.

- 10.16 Further research in the form of targeted field evaluation would be required to establish a base line assessment of the archaeological potential, with the design of any field evaluation taking into account the potential direct impacts of the proposed residential development to formulate any further mitigation measures that may be necessary.

11 Acknowledgements

The Trust would like to thank David Derrick for commissioning the Desk Based Assessment and to Doug Brown of JWDB Planning for his kind assistance.

The Trust would also like to thank Andrew Mayfield of Kent County Council for their assistance with obtaining data from the Kent HER and to the staff of Dover Library, in particular Kris Ellis, Customer Services Support Assistant, for their helpful assistance in locating maps and other information in their archives. The Trust would also like to thank Mr Belsey of the friends of Dover Museum incorporating Dover History Society for historical advice on the Charlton Green area.

The research and illustrations for the DBA was carried out by Emma Boast.

12 Sources Consulted

Databases Consulted

BGS - British Geological Survey

<https://www.bgs.ac.uk/discoveringGeology/geologyOfBritain/viewer.html>

KHER- Kent Historic and Environment Resource, Kent County Council.

Dover Library Local Studies Archives: Tithe and Ordnance Survey maps.

Open Domesday.org. <http://opendomesday.org/place/TR3142/charlton/> Last Accessed 3rd August 2015.

Documents

Bavington-Jones, J. 1916. *Annals of Dover*. Dover Express: Dover.

Bavington-Jones, J. 1907. *A Perambulation of the Town, Port and Fortress*. Dover Express: Dover.

Buckland Mill. <http://www.bucklandmill.webspace.virginmedia.com/index.htm> last accessed 19th August 2015.

Dover Express, 2012. The winds of change have swept through Charlton. February 10th 2012. <http://www.dover-express.co.uk/winds-change-swept-Charlton/story-15188638-detail/story.html> last accessed 19th August 2015.

Gaunt, J. 1974. A Medieval Site at Charlton, Near Dover. *Kent Archaeological Review* 37, 214.

Glover, J. 1982. *The Place Names of Kent*. 2nd Edition. Meresborough Books: Rainham.

Hasted, E. 1800. Parishes: Charlton, in *The History and Topographical Survey of the County of Kent: Volume 6*. W Bristow: Canterbury. pp 470-475, last accessed 3rd August 2015 <http://www.british-history.ac.uk/survey-kent/vol9/pp470-475>

Heritage Conservation Group Kent County Council, 2013. *Dover District Heritage Strategy*. Dover District Council: Dover.

Payne, G. 1889. On A Roman Statue and Other Remains in the Dover Museum. *Archaeologia Cantiana* 18, 202-205.

Poynter, A. 1864. Proceedings at Meetings of the Archaeological Institute May 6th, 1864. *Archaeological Journal* 21, 181-183.

Philp, B., 2003. *The Discovery and Excavation of Anglo Saxon Dover*. Kent Archaeological Rescue Unit: Dover.

Philp, B., 1989. *The Roman House with Bacchic Murals at Dover*. Kent Archaeological Rescue Unit: Dover.

Philp, B., 1981. *The Excavation of the Roman Forts of the Classis Britannica at Dover, 1970-1977*. Kent Archaeological Rescue Unit: Dover.

Richardson, A. 2005. *The Anglo Saxon Cemeteries of Kent*. Volumes 1 and 2. BAR British Series 391.

Scoffham, S. n.d. Crabble Corn Mill. A Resource Book for Teachers. Crabble Corn Mill: Dover.
<http://www.ccmt.org.uk/docs/trb14.pdf> last accessed 19th August 2015.

Smith, G and Skelton, P. n.d. *Grapes, 58 Maison Dieu Road*. Dover Kent archives. <http://www.dover-kent.com/Grapes-Charlton.html>: last accessed 19th August 2015

Maps

Andrews, Dury and Herbert. A Topographical Survey of the County of Kent. East Kent Section. c. 1769.

Tithe Map:

A Map of the titheable lands in the parish of Charlton next Dover, Kent. 1842. 3 Chains to 1 inch, signed G. H. Whalley asst. Tithe Commissioner

Ordnance Survey Maps

1st Edition Ordnance Survey Old Series 1 inch 1816. Sheet 3

First Edition Ordnance Survey County Series 1:2500 map c. 1861

First Edition Ordnance Survey County Series, Town Plan of Dover 1:500 1871. Viewed online

Second Edition Ordnance Survey County Series 1898 1:2500 Sheet LXVIII.10

Third Edition Ordnance Survey County Series 1907 1:2500 Sheet LXVIII.10

Ordnance Survey County Series 1922 Sheet LXVIII.10 1:2500

Ordnance Survey Revision 1937 1:2500 Sheet LXVIII.10

Ordnance Survey National Grid 1:2500 1957. Viewed online

Ordnance Survey Mastermap Digital Data Supplied 2015

Appendix 1

Gazetteer of Listed Buildings

LB KHER references	Name	Grade	Description
TR 34 SW 706	265-268 London Road	II	Early 19th century Terrace
TR 34 SW 719	287 London Road	II	Former Methodist Chapel constructed in 1839
TR 34 SW 730	263 and 264 London Road	II	A pair constructed circa 1840.
TR 34 SW 767	279 and 280 London Road	II	An early 19th century pair
TR 34 SW 774	Buckland Place	II	Post medieval four storey group.
TR 34 SW 794	305, 306 and 307 London Road	II	House constructed c. 1840
TR 34 SW 829	250-254 London Road	II	Early 19th century terrace.
TR 34 SW 816	269 and 270 London Road	II	Early 19th century House
TR 34 SW 831	281-284 London Road	II	Early 19th century terrace.
TR 34 SW 790	288-293 London Road	II	Early 19th century House
TR 34 SW 805	York House	II	House constructed c. 1840
TR 34 SW 807	Charlton Place	II	A pair constructed c. 1840.
TR 34 SW 808	303 and 304 London Road	II	House constructed c. 1840
TR 34 SW 809	308-315 London Road	II	House constructed c. 1840
TR 34 SW 854	83-105 High Street	II	An early 19th century terrace, not uniform.
TR 34 SW 851	71-81 High Street	II	Early 19th century terrace.
TR 34 SW 751	Church Of St Peter and St Paul	II*	Late 19th century church constructed between 1891-3.
TR 34 SW 869	No. 52 Charlton Green	II	Early 19th century house
TR 34 SW 855	The Town Hall and Remains Of Medieval Maison Dieu	II*	19th century Town Hall, incorporating 13th century remains of Hospital of St Mary or Maison Dieu
TR 34 SW 709	1-19 High Street	II	1-19 High Street
TR 34 SW 749	South Kent College Ladywell Annexe	II*	Late 19th century annexe.
TR 34 SW 763	19a and 2-12 High Street	II	An early 19th century crescent
TR 34 SW 760	Royal Victoria Hospital (Block Dated 1849)	II	Hospital block
TR 34 SW 946	People Of Dover War Memorial	II	War memorial erected 1924.
TR 34 SW 827	Maison Dieu House	II*	17th century or earlier house.

Appendix 2

Gazetteer of Non Designated Heritage Assets

Site No.	KHER Number and other references	Period	Description
1	KHER TR 34 SW 25	Bronze Age	Early Bronze Age Beaker vessel discovered in Connaught park in 1883.
2	MKE 65646, 65647, 65840, 65854, 66259, 66260, 66261, 66382, 66394, 66395, 66396, 66397, 66016, 66017, 66018, 66080, 66125, 66247, 66248, 66249, 66250, 66251, 66252, 66253, 66254, 66255, 66256, 66257	Iron Age	20 cast Potin coins, 5 Bronze Units and three gold Quarter Staters discovered by metal detecting between 1972 and 2010.
3	TR 34 SW 602	Prehistoric	Struck flint, pottery and marine shells suggesting prehistoric settlement in the immediate area were identified at the Letter Delivery Office off Granville Street, Dover during trenching carried out by Canterbury Archaeological Trust in 1994
4	KHER TR 34 SW 688	Prehistoric	Five unstratified prehistoric struck flints, including four waste flakes and a fifth retouched flake, were recovered during a Watching Brief at Dover Grammar School for Girls
5	KHER TR 34 SW 135, KHER TR 34 SW 9; Poynter 1864, 181-183	Roman	A small cemetery was found during work on the corner of Bridge Street, Charlton by workmen employed by Mr Tucker, a local builder. Careful investigation by Mr Tucker lead to the discovery of four separate vessels apparently representing individual cremation burials as well as Roman tile and a glass vessel.
6	KHER TR SW 40; Payne, 1889, 203	Roman	The Roman Priory Hill cemetery. A total of 18 pottery vessels representing a number of cremation burials, including stamped Samian patera, urns, a mortarium and three jugs were discovered in 1883 during brickearth extraction, along with two globular glass vessels, a very large limpet shell, two round bronze armlets, three flat bronze armlets with fluted edges and a twisted bronze armlet
7	TR 35 SW 357; Margary road no 100	Roman	The projected Route of the Dover to Richborough Roman Road is difficult to trace but the projected alignment broadly follows Roman Road, Old Charlton Road, passes on the western side of the site along Frith Road before crossing the Dour at the junction with Charlton Green and continuing along on Bridge Street and then following broadly along the route of the High Street where its route is more certain
8	DDHS; Margary 1a	Roman	The route of the Watling Street Roman Road section from Canterbury to Dover is aligned north west south east and broadly follows the route of the A2/London Road. The projected route is located approximately along Barton Road and intersects to the north of the site at the junction with Frith Road
9	KHER TR 34 SW 103	Roman	Fragments of Roman tile, tufa and pottery were found in made ground, overlaying the natural clay geology, which had been truncated by building at 15 High Street (formerly 8 St Martin's Terrace) in November 1921, 460 metres south of the site
10	KHER TR 34 SW 127	Roman	A fragment of a limestone monumental inscription was found in a post Roman context, in 1976 at the Bacon Factory site The stone measured 0.14m x 0.13m x 0.45m and reads 'VSI[---]---I---]ST[-.
11	KHER TR 34 SW 76, Richardson 2005, Vol 2, 28	Anglo Saxon	A single late 7th century Anglo-Saxon grave was found in 1956 at High Meadows, Dover during the construction of a small garage on waste land. The grave was that of a woman buried with a gold disc pendant, a bronze ring and a pottery bead and dates to the late 7th century. A search of the chalk exposed for an area of approximately 3 metres around the grave revealed no further burials
12	KHER TR 34 SW 6	Anglo Saxon	Priory Hill Anglo Saxon cemetery which appears to date from the end of the 6th century to the mid 7th century. The cemetery includes at least 8 graves and was first discovered in 1883 when a plated disc brooch was found during excavations for foundations of houses on Priory Hill. In 1889 further graves were disturbed when additional houses were constructed. The skeletons within the graves were accompanied by swords and spears; one burial was said to have contained Jasper stones. In 1986 a further two burials were exposed during renovation work at 68 Priory Hill and a further three graves were excavated in 1988 in the gardens of 64 and 48 Priory Hill.
13	Charlton Parish Tithe map 1842	Medieval	The site of the original church at Charlton dedicated to St Peter was established by 1160. The church was demolished to make way for a newer larger church located further to the north east in the late 1800's. The location of the original church is clearly shown on the 1842 tithe map and 1860's ordnance survey map of the area
14	KHER TR 34 SW 75	Medieval	An early medieval scramasax with bronze inlay was found along with a bead in 1808 during the excavations of foundations for a building to the rear of the Maison Dieu. The scramasax, a single edged knife, dated to the 10th/11th centuries.
15	KHER TR 34 SW 660	Medieval	Trenching carried out by Wessex Archaeology in advance of the construction of a new medical practice exposed two ditches running parallel to the High Street. The ditches contained pottery dating to the 13th and 14th century as well as animal bone. A third

			undated ditch was aligned east west.
16	KHER TR 34 SW 659	Medieval	Slightly further to the south west on the same site, eight pits of varying sizes were exposed, seven of them intercutting. Artefacts recovered from the pits included pig and sheep/goat bones and pottery of 12th to 14th century date.
17	KHER TR 34 SW 22	Medieval	The Priory of St Mary the Virgin and St Martin of the New Work was founded by Augustinian Canons in 1131. The Augustinian canons were replaced by Benedictine Monks dependent on Canterbury Cathedral in 1136. The priory was dissolved in 1535. The remains of the priory form part of Dover College and included a 12th/13th century refectory, a 13th century guest house, a 13th century gatehouse and fragments of a western range and kitchen. The Priory is also a Scheduled Ancient Monument and a Grade II listed building.
18	KHER TR 34 SW 71	Medieval	The site of the Medieval St Bartholemew's Leper Hospital was founded by the monks of St Martin's Priory, Dover in 1141. The hospital was initially administered by a Warden, Chaplain, and 16-20 brothers and sisters with the sisters under the direction of a prioress; the patients affected by leprosy were kept apart. The Leper hospital was dissolved and re-founded in 1346 as a hospital for the poor, elderly and sick including poor and infirm coming from ships in the port. The hospital was finally dissolved after 1547.
19	KHER TR 34 SW 226; Gaunt 1974.	Medieval	A 14th to 15th century deposit of brown loam containing 200 sherds of pottery, slate, oyster shells, tile and animal bones probably representing domestic rubbish discarded from nearby houses into the bed of the river Dour was exposed by workmen in the interior of Dover Engineering works during the digging of a pit in the early The pottery included between 10 and 12 vessels, some of which was Tyler Hill ware. Below the medieval deposit 30 centimetres of thick mud silt was observed before water flooded the excavation. The pit measured 3 metres wide by 2 metres long and was 2 metres deep. The medieval deposit was sealed by 1 metre of brick rubble, other debris and the concrete floor of the Engineering Works foundry.
20	KHER TR SW 451	Medieval	Evaluation excavations carried out in the early 1990's at the Victoria Hospital Site exposed layers of 13th-14th century date including pottery, tile, shell and bone fragments, as well as a series of wooden stakes interpreted as a the remnants of a riverside revetment. Midden material of Roman date was also exposed on the same site along with unstratified early medieval pottery which was recovered during the demolition of the hospital buildings.
21	KHER TR 34 SW 443	Medieval	A section of medieval wall dating between 13th to 15th centuries was exposed during a Watching Brief carried out at Ladywell Car park in the mid 1990's. The wall is suggested to be part of a substantial medieval building, possibly the corn mill of the medieval hospital. Four other walls were also recorded and these are of post medieval date and represent divisions within a later range of buildings.
22	KHER MKE65043	Medieval	A copper alloy rose farthing of Charles I dated 1625-1649 was found during metal detecting prior to 2005
23	KHER TR 34 SW 952	Post Medieval	London Road was a turnpike road and a milestone associated with it is located near Beaconsfield Road
24	KHER TR 34 SW 905	Post Medieval	A chalk lined well was found in 1993, during a Watching Brief carried out in the pub garden of the Red Lion at Charlton Green by Dover Archaeological Group. The well contained a number of late 18th century stamped clay pipes and was probably infilled around this date.
25	KHER TR 34 SW 439	Post Medieval	Connaught Park was constructed in 1883 and included a Park Keepers lodge, a public drinking fountain, a promenade along the northern boundary of the site and sheltered seats.
26	KHER TR 34 SW 683	Post Medieval	The late 19th century church of St Bartholemew was constructed in 1878 and was demolished sometime after 1972 after the church became redundant.
27	KHER TR 34 SW 244	Post Medieval	A toy flintlock pistol dating to the late 18th to 19th century Napoleonic Era was found during the removal of a chimney breast by demolition crews inside the former 'The Town Arms' public House in Bridge Street.
28	TQ 85 SE 300	Post Medieval	The Chatham and Dover Railway, also known as the Chatham Line was constructed between 1853 and 1861. The Dover stretch of the line was opened in 1861 terminating at Dover Priory.
29	KHER TR 34 SW 999	Post Medieval	The Dover corporation tramway which operated between 1897 and 1936). The route followed the London Road and had depots at Buckland and Maxton.
30	KHER TR 34 SW 907	Modern	The top of a brick lined tunnel was exposed during a Watching Brief carried out in 2002. The structure probably represents a tunnel constructed in 1939 which was intended to link a number of caves in the town to be used as an air raid precaution measure.

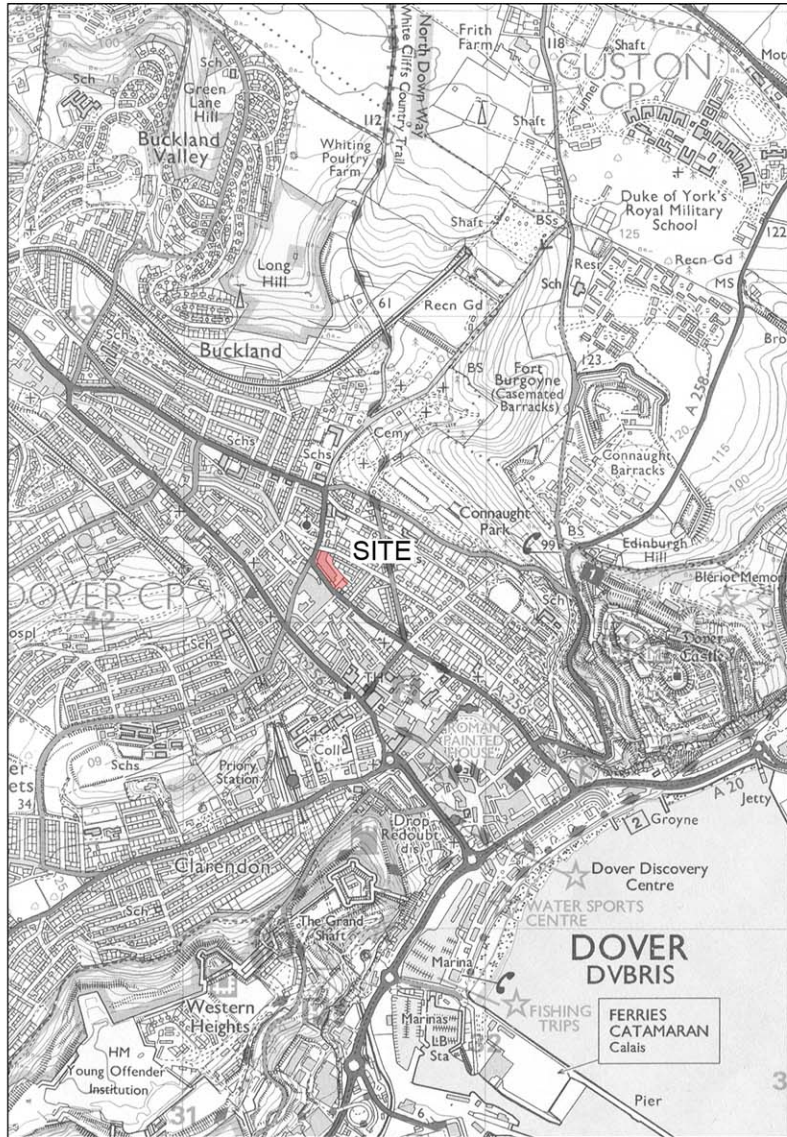


Figure 1. Site Location Map. Scale 1:25,000. Crown copyright 2004 reserved.

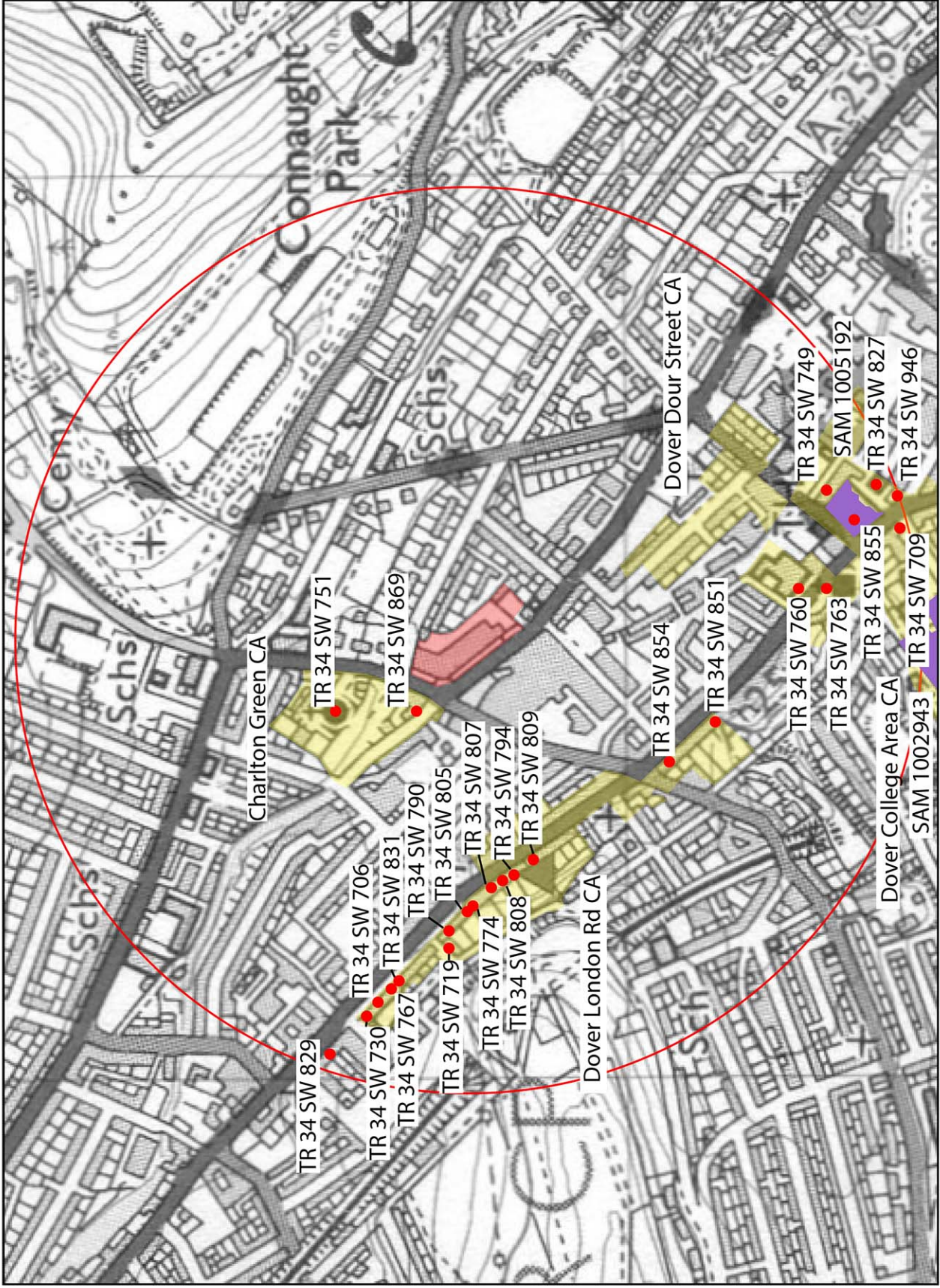


Figure 2. Designated Heritage Assets in the Study Area. Scale 1:6250. Conservation Areas shown in yellow, Scheduled Ancient Monument (SAM) shown in purple, Listed Buildings shown in red. Based on Ordnance Survey 1:25000 Dover, Folkestone & Hythe Explorer Map Sheet 138. 2004. Crown Copyright reserved.



Figure 3. Non Designated Heritage Assets in the Study Area. Scale 1:6250. Based on Ordnance Survey 1:25000 Dover, Folkestone & Hythe Explorer Map Sheet 138. 2004. Crown Copyright reserved.



Figure 4.1. Extract from Andrews, Dury and Herbert's map of c. 1769. Not to scale.



Figure 4.2. Extract from Ordnance Survey First Edition Old Series One inch 1816. Sheet 3. Not to scale.

This work is based on data provided through www.VisionofBritain.org.uk and uses historical material which is copyright of the Great Britain Historical GIS Project and the University of Portsmouth

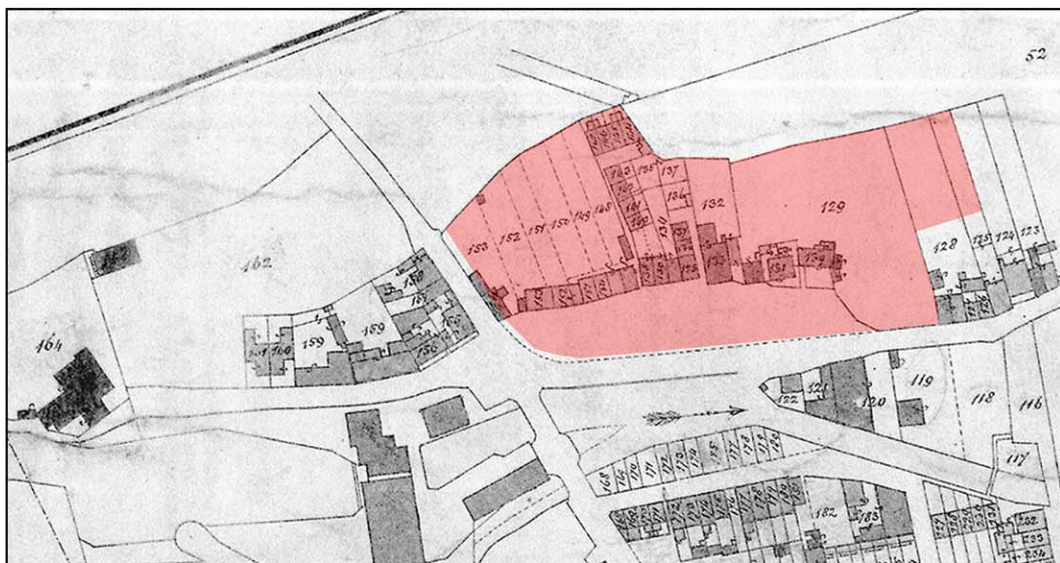


Figure 4.3. Extract from Charlton by Dover Tithing Map 1842 showing approximate site boundary. Not to Scale.

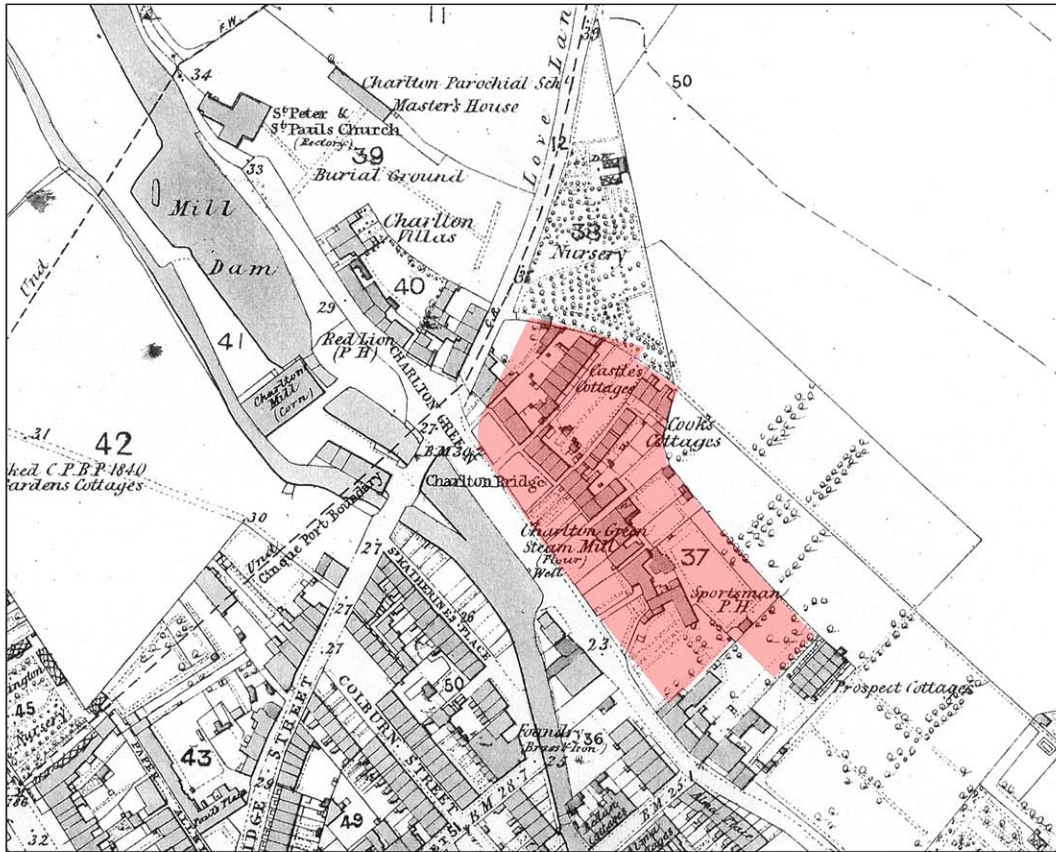


Figure 4.4. Extract from First Edition Ordnance Survey County Series 1861. 1:2500. Not to scale.

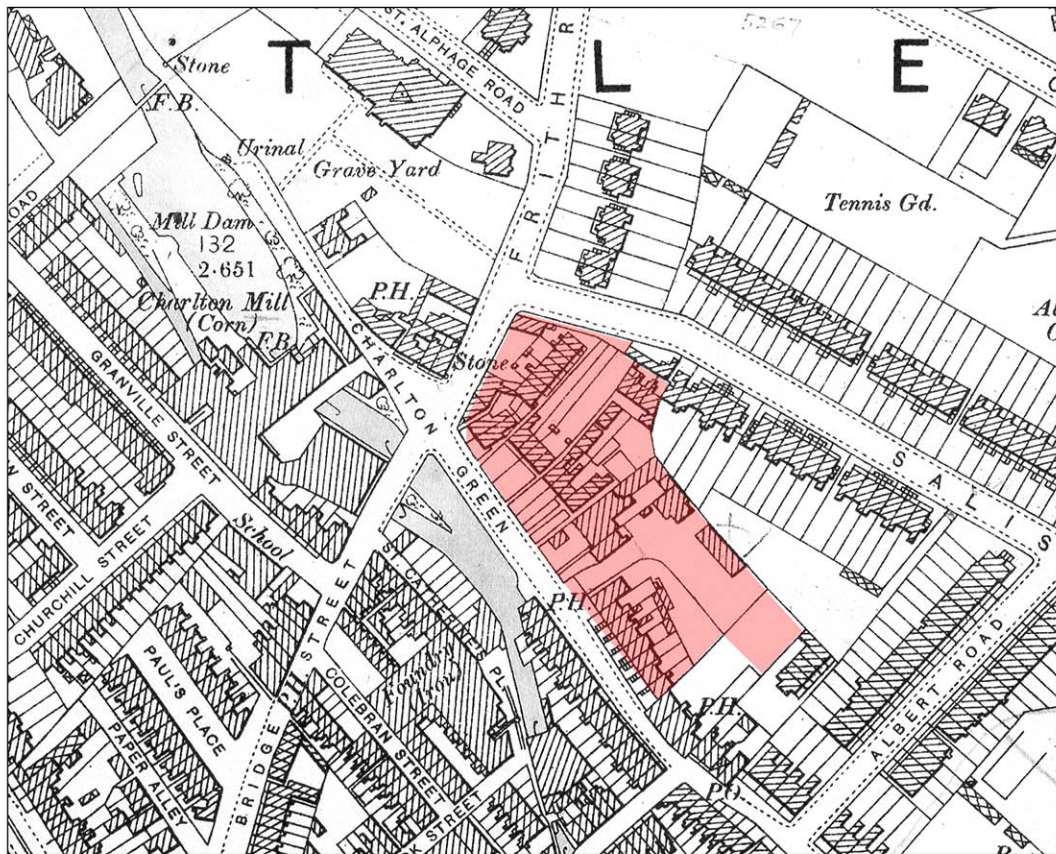


Figure 4.5. Extract from Second Edition Ordnance Survey County Series 1898. 1:2500. Not to scale.

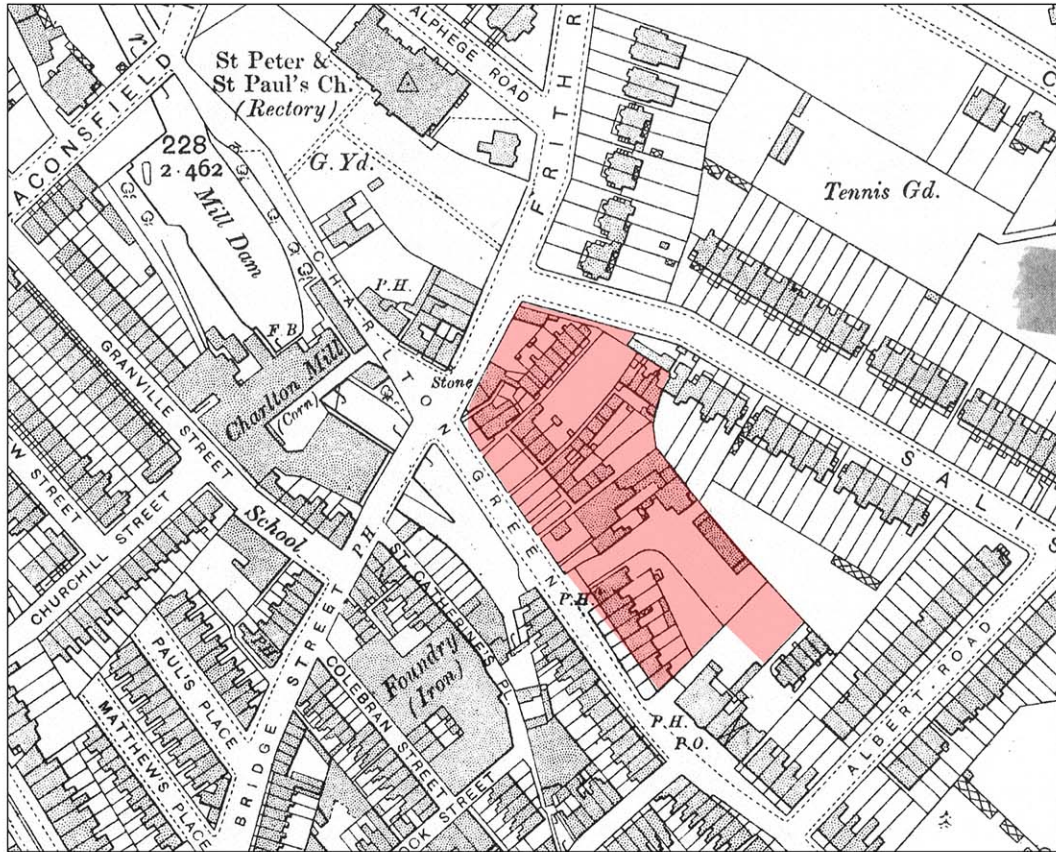


Figure 4.6. Extract from Third Edition Ordnance Survey County Series 1907. 1:2500. Not to scale.

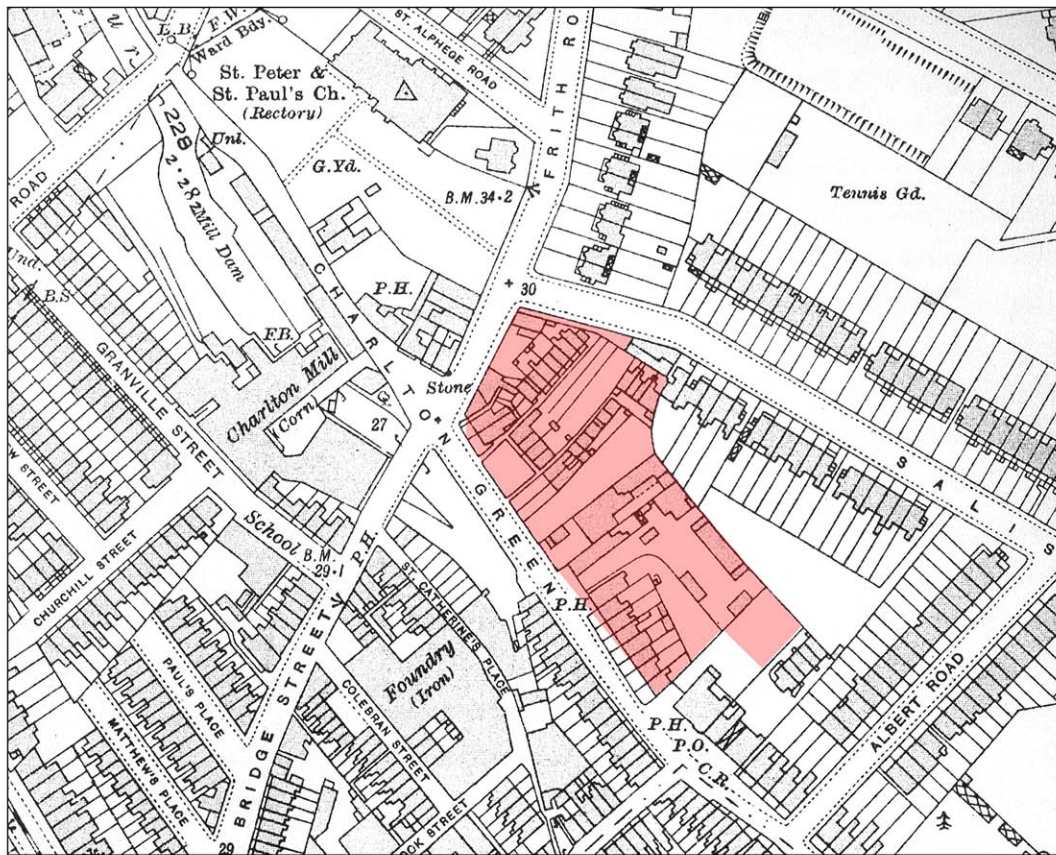


Figure 4.7. Extract from Ordnance Survey County Series Revision of 1922. 1:2500. Not to scale.

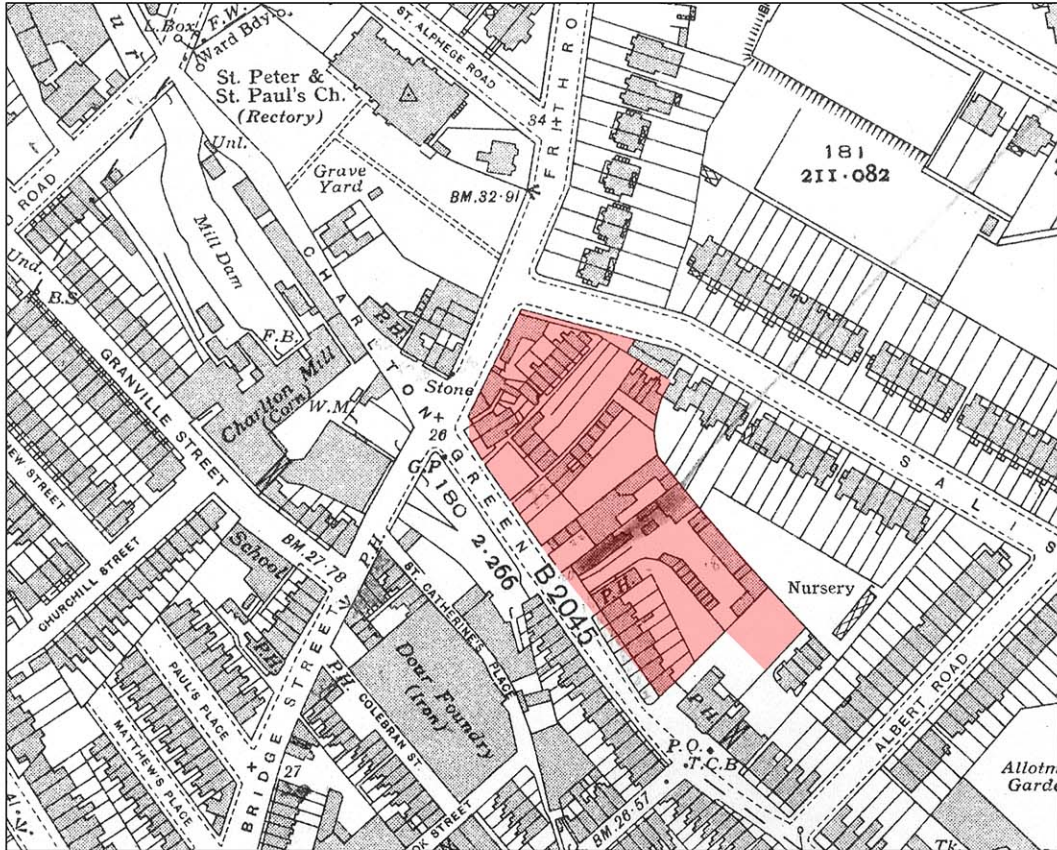


Figure 4.8. Extract from Ordnance Survey County Series Revision of 1937. 1:2500. Not to scale.

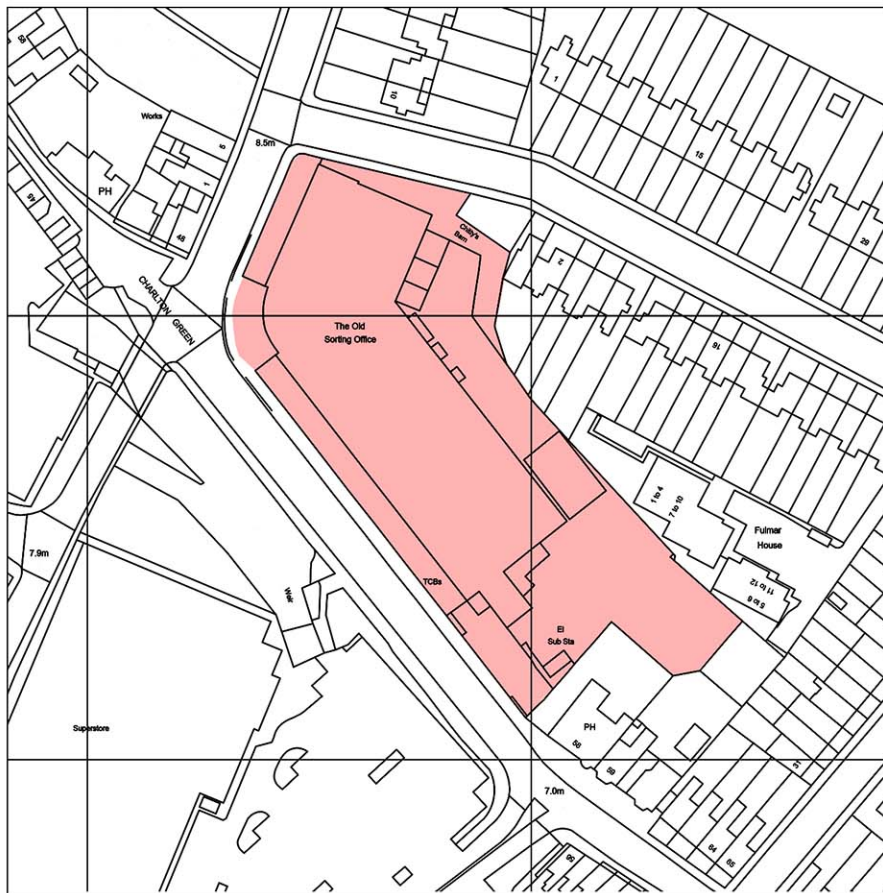


Figure 4.9. Extract from Ordnance Survey Mastermap Digital Data supplied 2015. Not to scale. ©Crown Copyright. All rights reserved. Licence no. 100051661



Figure 5. Proposed development (grey) overlaid with existing development (cyan). Scale as shown.
 © Crown Copyright. All rights reserved. Licence no. 100051661



Plate 1.

The front of site facing Charlton Green taken from outside the Louis Armstrong Public House. View facing north east.



Plate 2.

View of the front of the site from the junction of Salisbury Road and Frith Road. View facing south west.



Plate 3.

Charlton Green CA viewed from the corner of Frith Road and Charlton Green. Site visible on right. View facing north.



Plate 4.
The corner of the site viewed from Charlton Green within Charlton Green CA.
View facing east.



Plate 5.
The entrance to the site yard showing electricity substation and security shed to the left and former sorting office to the right.
View facing south west.



Plate 6.
Drain cover in yard to south east of main building.
View facing south east.



Plate 7.
Former Charlton Green Sorting Office
viewed from rear yard. Covered loading bay
shown to the right.
View facing north west.



Plate 8.
Rear of former Charlton Green Sorting Office
showing retaining wall on the left.
View facing south east.



Plate 9.
North east corner of site to the rear of
Chitty's Barn.
View facing north.



Plate 10.

North boundary of the site on Salisbury Road adjacent to Chitty's Barn.

View facing south west.