

# **PROPOSED DEVELOPMENT SITE NUN STREET, ST DAVIDS, PEMBROKESHIRE: HISTORIC ENVIRONMENT APPRAISAL**



Prepared by  
Dyfed Archaeological Trust  
For: Ms Nicola Pert



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## NUN STREET, ST DAVIDS: HISTORIC ENVIRONMENT APPRAISAL

Gan / By

**Alice Day ACIfA**

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**BUDDSODDWYR | INVESTORS**  
**MEWN POBL | IN PEOPLE**

Ymddiriedolaeth Archaeolegol Dyfed Cyf  
Corner House, 6 Stryd Caerfyrddin, Llandeilo, Sir  
Gaerfyrddin SA19 6AE  
Ffon: Ymholiadau Cyffredinol 01558 823121  
Adran Rheoli Treftadaeth 01558 823131  
Ebost: [info@dyfedarchaeology.org.uk](mailto:info@dyfedarchaeology.org.uk)  
Gwefan: [www.archaeolegdyfed.org.uk](http://www.archaeolegdyfed.org.uk)

*Dyfed Archaeological Trust Limited*  
Corner House, 6 Carmarthen Street, Llandeilo,  
Carmarthenshire SA19 6E  
Tel: General Enquiries 01558 823121  
Heritage Management Section 01558 823131  
Email: [info@dyfedarchaeology.org.uk](mailto:info@dyfedarchaeology.org.uk)  
Website: [www.dyfedarchaeology.org.uk](http://www.dyfedarchaeology.org.uk)

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**NUN STREET, ST DAVIDS:  
HISTORIC ENVIRONMENT APPRAISAL**

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## **NUN STREET, ST DAVIDS: HISTORIC ENVIRONMENT APPRAISAL**

### **SUMMARY**

*A Historic Environment Appraisal of land off Nun Street, St Davids, Pembrokeshire (roughly centred on SM 75437 25638) was undertaken by DAT Archaeological Services on behalf of Ms Nicola Pert, ahead of a planning application for development of the plot.*

*This document contains a summary of the archaeological resource and an appraisal of the potential impacts upon the resource by the proposed development. This document will be used by planners to make an informed decision on the development proposals at Nun Street with regards to archaeology and the historic environment.*

*The development proposals are for residential development on a plot of land roughly 0.6ha in size. It is currently proposed that eleven new dwellings be built, with driveways, garages, and front and rear gardens. The site is surrounded on three sides by post medieval and medieval buildings and to the north looks over open countryside.*

*There is no upstanding known archaeology within the site that these plans would affect. However, from an archaeological and historic environment perspective there will potentially be impacts on buried, as yet-undiscovered archaeology. The only known archaeological sites that give a potential for buried archaeology within the development site boundary are three small buildings shown on historic maps at the south edge of the site. These buildings were part of domestic properties along Nun Street and were probably privies. These buildings are unlikely to be earlier than post medieval in date. Any surviving remains of these structures could be physically impacted upon by groundworks during the development.*

*There is a moderate potential for buried remains relating to early medieval and medieval settlement because of the importance of St Davids as a busy religious centre and site of pilgrimage in those times. There is also moderate potential for post medieval archaeology because of the adjacent houses. The potential for features and finds dating before the early medieval period cannot be discounted as archaeological sites of all periods back to the Mesolithic are known in the city's vicinity.*

*The proposed development will make no change to the current setting of any Listed Buildings. Only one Scheduled Monument would have its setting affected: Parc y Castell Mound and Bailey Castle (PE108). The upper storeys of any new houses would be visible from this monument, although at a distance of 1km and making up part of a larger, already built-up area, the impact might be minimal if the design of the buildings was sympathetic to the character of the area.*

*Because of the potential for buried remains, further archaeological mitigation may be required before or during any groundworks to assess the survival of any below ground archaeology within the proposed development area. It is considered probable that as a minimum a watching brief may be required during any groundworks associated with the development.*

*The exact nature of any archaeological mitigation will need to be discussed with the archaeological advisors to the planning authority, Development Management - Dyfed Archaeological Trust.*

## **1 INTRODUCTION**

### **1.1 Project Proposals and Commission**

- 1.1.1 DAT Archaeological Services were commissioned by Hayston Developments and Planning Ltd, on behalf of Ms Nicola Pert to prepare a Historic Environment Appraisal for land off Nun Street, St Davids, Pembrokeshire (roughly centred on SM 75437 25638; Figures 1 and 2). The appraisal was requested prior to pre-planning consultation in order to ascertain whether any archaeological works would likely be required for the development site.
- 1.1.2 This Historic Environment Appraisal has determined the known and potential archaeology of the site area, and also the potential effects of the development proposals on the historic environment. From the outset, the appraisal was considered to be a starting point for further archaeological mitigation, because the St Davids area is already known to have a rich archaeological potential.
- 1.1.3 An outline of the current development proposals are shown in Figure 2. Eleven new dwellings are planned, with driveways, garages, and front and rear gardens. Dwellings 1, 2 and 3 lie in the southeastern part of the development area and form a small terrace, with the other 8 dwellings being detached houses (Dwellings 4 – 11).
- 1.1.4 No previous archaeological work is known to have taken place at the site itself but numerous studies and investigations have been previously carried out in and around St Davids.

### **1.2 Scope of the Project**

- 1.2.1 The appraisal is presented as a fulfilment of a Specification of Archaeological Works (Appendix III) working to a generic brief provided by the archaeological advisors to the planning authority (Development Management - Dyfed Archaeological Trust). This appraisal is not a full desk-based assessment of the potential historic environment resource. Rather, it is a more rapid piece of work involving readily available information to assess the historic environment potential.
- 1.2.2 The results are intended to identify the extent and character of the known and potential archaeological resource, to assess the likely and potential impacts of the scheme on that resource and to outline a possible programme of further works to mitigate those impacts. The appraisal should be seen only as the first stage of the archaeological process and does not preclude the possibility that further archaeological input may be required prior to, or during, the proposed development.
- 1.2.3 The proposed development lies within the planning jurisdiction of Pembrokeshire Coast National Park Authority.
- 1.2.4 The archaeological appraisal was limited to the resources held in the regional HER, a site visit and on-line resources.
- 1.2.5 This report complies with the relevant parts of the Chartered Institute for Archaeologists (CIfA) Standard and Guidance for Historic Environment Desk-Based Assessment (2014). Dyfed Archaeological Trust is a CIfA Registered Organisation and this investigation has been carried out in accordance with the CIfA Code of Conduct (2014).

### 1.3 Abbreviations

- 1.3.1 All sites recorded on the regional Historic Environment Record (HER) are identified by their Primary Record Number (PRN) and located by their National Grid Reference (NGR). Sites recorded on the National Monument Record (NMR) held by the Royal Commission on the Ancient and Historical Monuments of Wales (RCAHMW) are identified by their National Primary Record Number (NPRN). Scheduled Monument (SM). Altitude is expressed to Ordnance Datum (OD). References to cartographic and documentary evidence and published sources will be given in brackets throughout the text, with full details listed in the sources section at the rear of the report.

### 1.4 Illustrations

- 1.4.1 Printed map extracts are not necessarily reproduced to their original scale. North is always towards the top of the page unless otherwise indicated.

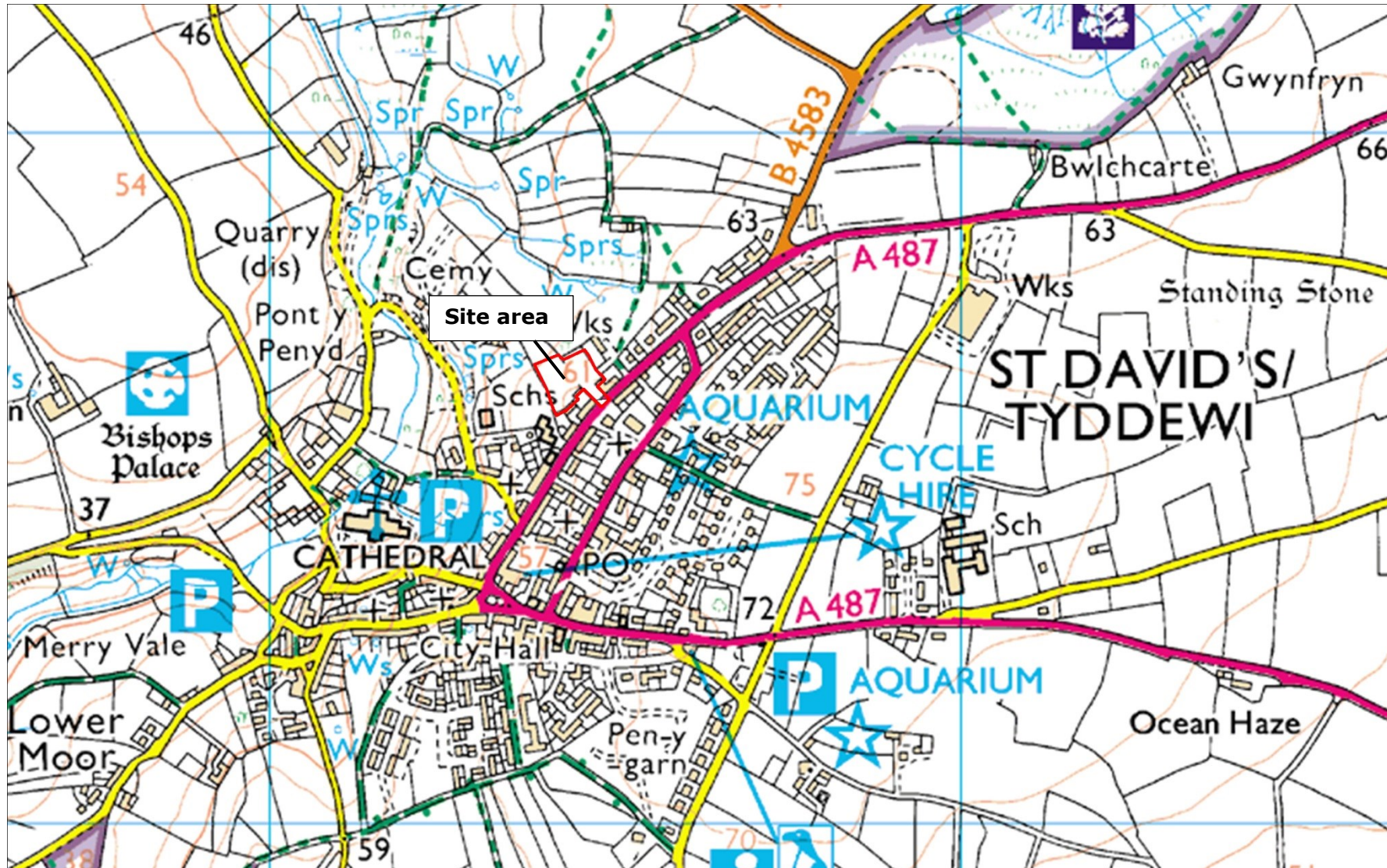
### 1.5 Timeline

- 1.5.1 The following timeline (Table 1) is used within this report to give date ranges for the various archaeological periods that may be mentioned within the text.

Period	Approximate date	
Palaeolithic –	c.450,000 – 10,000 BC	Prehistoric
Mesolithic –	c. 10,000 – 4400 BC	
Neolithic –	c.4400 – 2300 BC	
Bronze Age –	c.2300 – 700 BC	
Iron Age –	c.700 BC – AD 43	
Roman (Romano-British) Period –	AD 43 – c. AD 410	Historic
Post-Roman / Early Medieval Period –	c. AD 410 – AD 1086	
Medieval Period –	1086 – 1536	
Post-Medieval Period <sup>1</sup> –	1536 – 1750	
Industrial Period –	1750 – 1899	
Modern –	20th century onwards	

**Table 1:** Archaeological and Historical Timeline for Wales

<sup>1</sup> The post-medieval and Industrial periods are combined as the post-medieval period on the Regional Historic Environment Record as held by Dyfed Archaeological Trust



**Figure 1:** Map showing the location of land off Nun Street, St Davids, Pembrokeshire (within the red outline)

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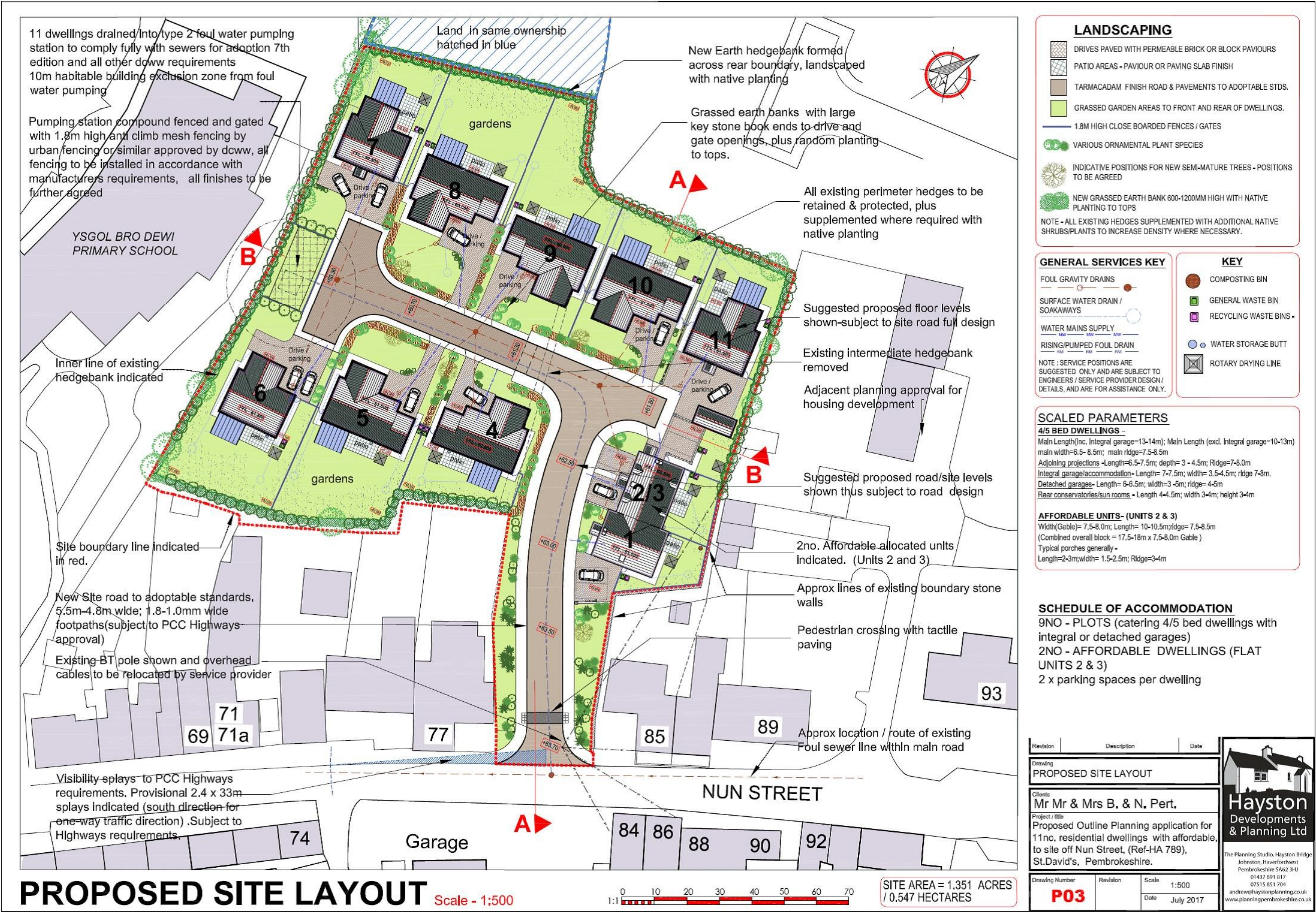


Figure 2: Plan of the current development proposals at land off Nun Street, St Davids, supplied by Hayston Developments and Planning Ltd



## **2 LOCATION, TOPOGRAPHY AND GEOLOGY**

- 2.1 The proposed development is situated at land off Nun Street, St Davids, Pembrokeshire (roughly centred on SM 75437 25638; Figures 1 and 2). This area of St Davids is about 0.3km north of the city centre and 0.3km northeast of the cathedral.
- 2.2 Nun Street is already lined with domestic properties, and the proposed development would lie behind these, with access through a narrow strip of land from Nun Street. To the west of the site there is a school (Ysgol Bro Dewi) and to the east an industrial unit. Northwards there is open countryside on a gradually falling slope. Note: Ysgol Bro Dewi has been rebuilt in a different position on the same site since the 1:2500 OS map used in this report was created (see Figures 2 and 10 for its current location).
- 2.3 The site and its environs occupy a gentle slope at a high point in the surrounding topography. The summit is at 61m above OD. The lowest point on the site, at its northwest corner, is at 50m above OD.
- 2.4 The underlying solid geology of the site is 'Ramsey Sound Group – Tuff,' which is igneous bedrock formed approximately 542 to 635 million years ago in the Ediacaran Period. An unnamed igneous Felsite intrusion is likely to be found in the far south parts of the site, which was formed approximately 542 to 1000 million years ago in the Neoproterozoic.

### **3 METHODOLOGY**

- 3.1 This Historic Environment Appraisal is written to a brief provided by the archaeological advisors to the planning authority (the Development Management - Dyfed Archaeological Trust) as a fulfilment of a Specification of Archaeological Works (Appendix III).

#### ***Desk Top Study***

- 3.2 Computer-based and other resources within the Regional Historic Environment Record (HER) were consulted in the preparation of this document. Sufficient information was consulted to inform comment on the goals of the appraisal. GIS layers were used to assess and illustrate what the likely effects of the proposals upon the historic environment might be. Relevant information was obtained from a number of sources, and comprised a number of elements, including:

- Dyfed Archaeological Trust HER data and other relevant information (including a review of online information held on the RCAHMW Coflein site);
- Identification of any Scheduled Monuments, Listed Buildings, Conservation Areas or Historic Landscape Areas within or in the vicinity of the site area from information held by Dyfed Archaeological Trust, Cadw and NRW;
- Readily available bibliographic, cartographic and photographic information held at the Trust;
- Map regression exercise;
- Site visit and walkover survey;
- Assessment of the archaeological potential of the area and estimation of depths and significance of the archaeological remains (where possible); and
- Assessment of likely impacts on any identified remains (or potential remains) or setting issues and likely requirements, if any, for further stages of archaeological work.

- 3.3 Designated historic environment assets (Scheduled Monuments, Grade I and II\* Listed Buildings, Historic Landscape Characterisation Areas, Historic Parks and Gardens) were identified within a 1km radius centred on the proposed development site at SM 75437 25638. The potential visual effect of the proposed development on the settings of the designated sites within this area was then evaluated.

- 3.4 Grade II Listed Buildings and non-designated archaeological and historic sites were identified within a 300m radius centred on the proposed development site. This area was considered sufficient to enable an assessment of the archaeological potential of the site area to be made.

#### ***Site Walkover Survey***

- 3.5 A site visit was undertaken on the 7<sup>th</sup> of August 2017. The visit comprised a walkover of the proposed development site and the surrounding area and also incorporated looking at the wider area for views looking back to the proposed development location from designated and other sites. Photographs were taken and field observations recorded in note form.

## **4 HISTORICAL, LANDSCAPE AND ARCHAEOLOGICAL BACKGROUND**

### **4.1 Archaeological and Historic Background**

- 4.1.1 Palaeolithic archaeology is not found in situ in this part of Pembrokeshire because the last ice-sheets eroded away all man-made remains in their path. In contrast, there is a relatively high quantity of evidence for human habitation during the Mesolithic era in the vicinity of St Davids, compared to the rest of the county. The evidence consists almost solely of flint tools, usually in quantities of less than ten per findspot, but at one site (Penpant Farm, 3km east of St Davids) more than twenty thousand lithic artefacts were discovered. These Mesolithic sites have thus far mainly been found near to the coast, but more inland sites are starting to be discovered (such as at Llangwm in south Pembrokeshire).
- 4.1.2 There are many known Neolithic sites in this part of Pembrokeshire, again in relatively high abundance. The main site-types recorded are Chambered Tombs and stone axe findspots, but there is also a stone circle, an enclosure and a settlement. Evidence for Bronze Age activity is more than twice as prolific, mainly in the form of funerary mounds and standing stones. Remains of Iron Age date are less frequent, as is the case for much of Wales, and consist largely of defended enclosures or promontory forts, such as that at St Davids Head to the west. Neolithic, Bronze Age and Iron Age sites on the St Davids peninsula have a quite evenly scattered distribution.
- 4.1.3 Although there are about twenty recorded Roman sites on the St Davids peninsula, the majority of them were discovered many years ago and have uncertain provenance, position and/or date. It has yet to be shown that Roman occupation extended this far westwards, though it is very considered likely that it did.
- 4.1.4 St Davids was established at least as early as the sixth century AD and from then until now there is record of probable continuous settlement. It is said that two pilgrimages to St Davids were held in the medieval period to equal one to Rome, and the holy place and its environs are likely to have been very busy. There is a higher concentration of known Early medieval sites here than in other parts of the county and of Wales as a whole. It is believed that the area around St Davids was important for busy maritime connections with Ireland, and there were also links with the Anglo-Saxon and Viking cultures. Viking influence is thought to have been mostly in the form of coastal raids, but there are a high number of Scandinavian place-name elements suggesting possible settled occupation. There is a strong cluster of names around St Davids Head (James 2016).
- 4.1.5 The medieval and later development of the city are described in the next section of this report.

### **4.2 The Historic Landscape**

- 4.2.1 The proposed development site lies within the boundaries of two Historic Landscape Character Areas (HLCAs) recorded in the Register of Landscapes of Outstanding Historic Interest in Wales (Cadw 1998). No other HLCAs lie within 1km of the site boundary. The southernmost parts of the site are included in the Tyddewi HCLA (No. 294), whereas the rest of the site is part of the Warpool HCLA (No.295). Full descriptions of these two HCLAs can be found in Appendices I and II, and shorter summaries are included here.

- 4.2.2 The Tyddewi HCLA comprises St Davids City, which is essentially an urban HCLA. Historically the focus of the city is the cathedral close, which lies on the valley floor and lower valley sided of the Afon Alun, with a secondary, secular centre focused on Cross Square on higher ground to the east. The medieval walls of the Cathedral Close, including Porth y Twr gatehouse, enclose St Davids Cathedral, the ruined medieval Bishop's Palace and several dwellings associated with the cathedral. The latter are mostly of 18<sup>th</sup> and 19<sup>th</sup> century date, stone built and in the polite Georgian tradition. They, together with the medieval buildings, provide architectural coherence to this part of the city.
- 4.2.3 The form of the monastic settlement of Tyddewi before the 13<sup>th</sup> century is unknown, although it has been suggested that the present quadrangular close, which dates from the 13<sup>th</sup> and 14<sup>th</sup> century, may preserve an early boundary. A map of 1720 shows the close at the height of its development, with fishponds, fields and orchards occupying part of its interior. Nothing is known of any civilian settlement prior to 1115 when St Davids was established as a borough, receiving its first charter from King Henry I. Tenants occupied formal burgage tenements. Two annual fairs and a twice-weekly market were granted in 1281. In 1326, the population of c.1000 occupied 130 burgages, but there is little evidence of formal planning. The arrangement of burgage plots has survived relatively intact. The Speed map shows that the town was in decline by the 16<sup>th</sup> century, and Camden, writing in the 1680s, described it as 'a very small poore Citie and hath nothing at all to make shew of.' Later, the city did expand beyond its medieval confines, and an early 19<sup>th</sup>-century estate map shows the then newly created New Road, but it was still little more than a large village.
- 4.2.4 The Warpool HCLA is a broad band of land lying to the south, east and north of Tyddewi (St Davids City). The land here is gently undulating, lying between approximately 35m and 75m. Though this area mainly consists of an enclosed strip field system - the old open fields attached to St Davids - 19<sup>th</sup> and 20<sup>th</sup> century development and the amalgamation of some strips into rectangular fields has both contracted the extent of this area from what was quite a wide band of land, and affected its character.
- 4.2.5 Warpool HCLA lies within St Davids parish, in the medieval Cantref Pebidiog or 'Dewisland', which was held directly by the Bishops of St Davids. Pebidiog was renowned for its fertile arable land, and according to a census, it was one of the most densely populated regions of Pembrokeshire in the 16th century, with the most plough teams, and particularly productive of barley.
- 4.2.6 The proposed development lies approximately 0.65km outside the St Davids Conservation Area, which is an area "of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance" (Pembrokeshire Coast National Park Authority 2011). Archaeological importance is outlined for this area as follows:

***Ecclesiastical Heritage:*** Important in international terms (historic pilgrimage centre), medieval Cathedral and Close Cathedral (local, provincial, diocesan, national and international role). Other religious and spiritual need catered for

***Archaeological & Historic significance:*** 115 Listed Buildings and 11 Scheduled Ancient Monuments within Conservation Area 210 Listed Buildings and 29 Scheduled Ancient Monuments within City Council Area Numerous prehistoric monuments and medieval sites in surrounding area

*Surrounding area rich in commercial , industrial, agricultural and maritime heritage Undesignated archaeological / historical sites and features*

**Archaeological significance:** *Strong palette of materials and forms, well preserved unique vernacular city scope "Icon" buildings of outstanding significance*

- 4.2.7 No registered park or garden lies within 1km of the proposed development site.

### **4.3 Known Archaeological Remains**

#### ***Scheduled Monuments***

- 4.3.1 There are eleven Scheduled Monuments within 1km of the boundary of the proposed development site (Table 2; Figure 3). All are of medieval date and lie to the southwest of the proposed Nun Street development area. The majority are part of St Davids Cathedral Close, and a mill leat related to it. The Cathedral Close lies 180m southwest of the proposed housing development at its closest point, but it is possible that it will not be inter-visible with the proposed development area. Only one of the other monuments will possibly be within sight of the proposed site: Parc y Castell Mound and Bailey Castle (PE108), which is located 0.95km to the southwest. There are no Scheduled Monuments further afield whose setting would be affected by the current plans.

#### ***Grade I and II\* Listed Buildings***

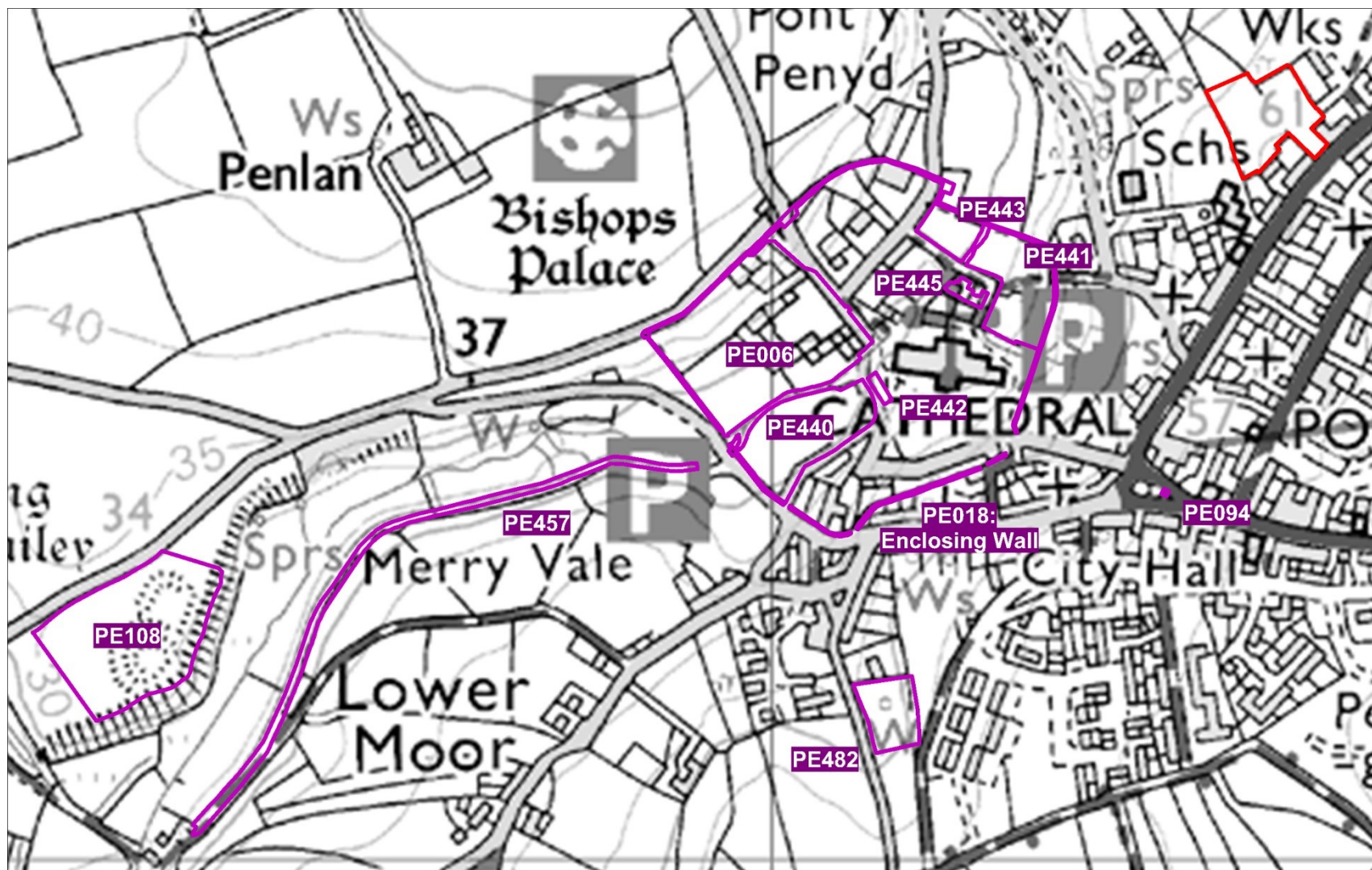
- 4.3.2 Table 3 and Figure 4 show the eight Grade I and three Grade II\* Listed Buildings within 1km of the proposed site boundary, again all lying to the southwest of the proposed Nun Street development area. Six of these are also Scheduled Monuments (Nos. 12541; 12542; 12555; 12556; 12558; 12575). The remaining five buildings are all within the Cathedral Close. It is unlikely that the proposed housing will be visible from any of these designated sites.

SM No.	PRNs	Name	Summary	NGR
PE006	2659; 2705; 4348; 58796	St Davids Cathedral Close: The Bishops Palace and Garden	The remains of a palace and gardens, a residence of the Bishop's of St Davids during the medieval period. It comprises a series of buildings which owe most of their current form to the work of Bishop Henry de Gower (1328-47). They are ranged around three sides of a courtyard, enclosed on its fourth side by a restored stone wall with the extensive remains of terraced gardens to north and west.	SM7499125455
PE018	2659; 8888 (Porth -y-Twr); 4348; 14672-3; 58784	St Davids Cathedral Close: Close Wall and Sites of Former Gateways	The remains of a wall and sites of former gateways dating to the medieval period that bounded the cathedral close of St Davids in which the cathedral, all its offices, houses of the members of the chapter and their gardens lay. It served to divide the cathedral close from the town of St Davids, controlled the movement of traffic and people between the two and provided some security for the wealth that lay within. Comprising a stone battlemented wall of c 1,100m length, there were four entrance gates: Porth y Tŵr (Tower Gate) on the east, Porth Padrig (Patrick's Gate) on the south, Porth Gwyn (White Gate) on the northwest and Porth Boning (Boning's Gate) on the north.	SM7508025464
PE094	2674	The City Cross	A free standing cross probably dating to the early medieval or medieval period which stands on six purple sandstone steps at one side of the park roundabout at Cross Square. The fine socket has worn decoration on the corners. The cross itself has a wheel-head and tapering octagonal shaft. It was heavily restored in the 19th century and there is an inscription on the steps commemorating this repair work. It is probably in its original position.	SM7534325320
PE108	2654	Parc y Castell Mound and Bailey Castle	A well preserved castle-ringwork, which dates to the early part of the medieval period, located 0.8 km to the west of St Davids cathedral. The well preserved bank and ditch form a half circle on the accessible more gently sloping west side, the well preserved bailey bank and ditch is likewise only present on the west. There is no bank and ditch on the east, where the steep drop to the River Alun was considered adequate protection.	SM7444425198
PE440	2651; 2659; 4348	St Davids Cathedral Close: Chanter's Orchard	The remains of a house. The paddock known as the Chanter's Orchard lies in the south west of the Close and formerly contained two houses of the members of the chapter. These were the Archdeacon of Carmarthen's House in the eastern half and 'Guidon's Place' in the western half. The paddock shows evidence for building platforms and land divisions. This paddock must retain the largely undisturbed archaeological remains of two of the houses of chapter members.	SM7502825371

PE441	2659; 2661; 4348	St Davids Cathedral Close: Vicar's College	A monastic house of unknown status, dating to the medieval period, which stood in a paddock in the north-east corner of the Cathedral Close. Perhaps founded in 1287 by Bishop Bek and was reorganised by Bishop Houghtin in 1379.	SM7521425500
PE442	2659; 4348	St Davids Cathedral Close: The Free School	The remains of the Free School are incorporated into the churchyard wall on its west side. They consist of a vaulted undercroft extending 22m by 6½m within the churchyard where the rectangular footings of the upper storey can be seen. The Free School is first mentioned as a room built over the cathedral workshop in 1565.	SM7509425411
PE443	2659; 4348	St Davids Cathedral Close: Archdeacon of Cardigans Ground	The remains of a house: The Archdeacon of Cardigan's ground is a paddock on the north side of the close alongside the lane to Porth Boning and the Close Wall. The paddock has a raised platform at its western end and a portion of one of the buildings forms part of one of the boundary walls.	SM7515625548
PE445	2659; 4348; 14415; 14676	St Davids Cathedral Close: Cloister Hall (Undercroft only)	An undercroft, a vault or crypt under a church or chapel, dating to the medieval period. The five surviving undercrofts of the Cloister Hall are rubble vaulted and underlie the U-shaped range of domestic quarters of St Mary's College founded in 1377. Several original openings survive.	SM7516925494
PE457	108886	St Davids Cathedral Mill Leat	The monument consists of a leat, an artificial water channel usually leading to a mill, probably dating to 18th or 19th century. the St Davids Cathedral mill leat begins within the Cathedral Close where it runs off the River Alun and under a vaulted square tower attached to the Close Wall showing that its origins are late 13th century or earlier.	SM7466825220
PE482	2672; 2657; 2673	Whitewell	A medieval well and associated hospital. The hospital was founded around the 'Whytwell' by Bishop Bec (1280-1293) to care for sick clergy and endowed with property valued in 1326 at £5. Traces of a building with fine masonry were noted in the early nineteenth century at which time the well retained an arched covering. Ground survey has revealed that terraces and building platforms surround a natural spring rising a few metres behind the well's location.	SM7510425129

**Table 2:** Scheduled Monuments within 1km of the boundary of the proposed development site (Figure 3)





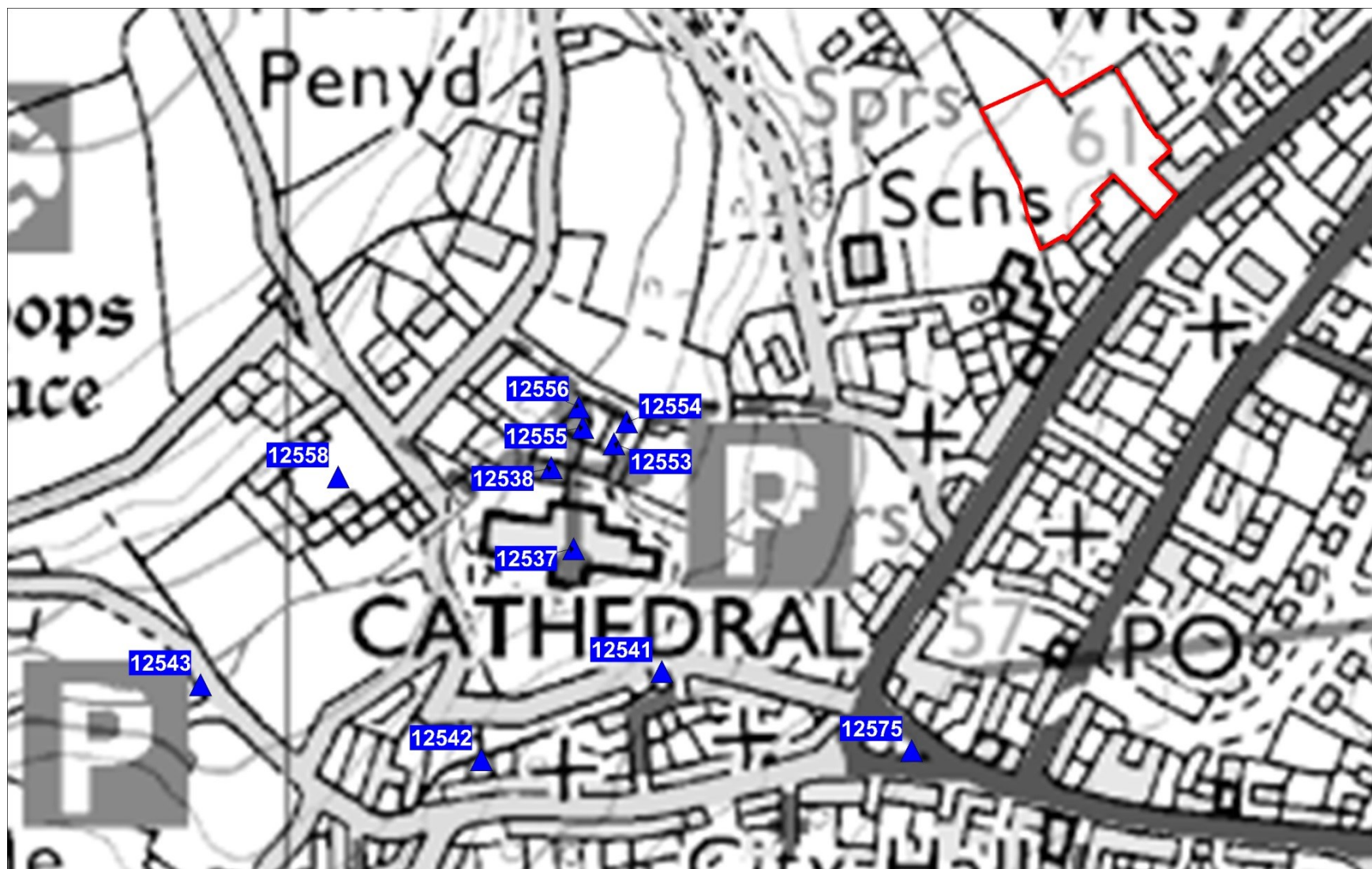
**Figure 3:** Scheduled Monuments (purple outlines) within 1km of the proposed development site (outlined in red)

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LB No.	PRNs	Grade	Name	Summary	NGR
12537	2659;2706	I	St. David's Cathedral, The Cathedral Close	Twelfth century cathedral on the site of the sixth century monastery established by David. Construction of the present cathedral began in 1182 under Bishop Peter de Leia. This consisted of an aisled nave of six bays with a choir of four bays, a central tower and transepts. Later chapels significantly extended the original building.	SM7515625430
12538	2659;58781	I	St. David's Cathedral Hall (formerly Chapel of St.Mary's College) & Attached Cloister Ruins, The Cathedral Close	Former chapel of College of Saint Mary founded 1365 by John of Gaunt and Bishop Adam Houghton for one master and seven priests to ensure properly trained clerics for the conduct of cathedral services. The cloisters were built shortly after the chapel. The College survived until 1549 but was ruinous by early C19, the ashlar tracery having been robbed for building works, notably for John Nash's W front of 1793. In 1966 restored as Cathedral hall by Alban Caroe with new low-pitched eaves roof and vertical window mullions.	SM7514425474
12541	2659;8888	I	Porth-y-Twr, including Gateway & South Tower, The Cathedral Close	Large C14 bell tower with attached, possibly C15, fortified gate. Rubble stone part ruinous, the bell-tower substantially restored 1929 by W D Caroe.	SM752254
12542	2659;58784	II*	The Close Wall (formerly Listed With Porth Y Twr), The Cathedral Close	Medieval surrounding wall to The Cathedral Close, referred to as ruinous and in need of repair 1379, and running for some 1000m around the Close. Only a small portion remains to full height, of which the most impressive is the stretch running down from the lane W of the Deanery to Pont Cerwen Dewi; also substantial is the section running N from Porth y Twr. A wall around the cathedral enclosures is thought to have existed in 1172.	SM7510625315
12543	2659;2652	II*	Pont Cerwyn Dewi/Merryvale Bridge & Attached Tower, The Cathedral Close	A road bridge shown on the 1964 Ordnance Survey map, and the First (1891) and Second (1908) Edition Ordnance Survey maps. The bridge, believed to be medieval, is situated in the grounds of St Davids Cathedral, close to the Bishops Palace.	SM7495325356

12553	2659; 4348; 14415; 14676	I	Cloister Hall, The Cathedral Close	Early C19th house and outbuilding + uncertain date built over the vaulted undercroft of E wing of C14th St. Mary's college, with undercrofts of cross wing behind house, and further W, of the W. wing and a smaller W range extending out to river.	SM75162549
12554	2659;58792	I	Outbuilding to N. of the Cloister Hall, The Cathedral Close	Early C19 house and outbuilding of uncertain date built over the vaulted undercroft of E wing of C14 St Mary's College, with undercrofts of crosswing behind house, and further W, of the W wing and a smaller W range extending out to river.	SM7518525499
12555	2659;4348; 14415; 14676;58781	I	Undercrofts of former St. Mary's College, beneath & to the rear of the Cloister Hall, The Cathedral Close	Early C19 house and outbuilding of uncertain date built over the vaulted undercroft of E wing of C14 St Mary's College, with undercrofts of crosswing behind house, and further W, of the W wing and a smaller W range extending out to river. The undercrofts are of rough barrel vault construction, probably three vaults in line beneath house and outbuilding.	SM7516125496
12556	2659;58784	I	Enclosing Wall & Gateway on N. side of Rear Yard of Cloister Hall, The Cathedral Close	-	SM7510625315
12558	2659;2705	I	The Bishop's Palace, The Cathedral Close	C12 to C16 bishop's palace, outstanding among the episcopal palaces of Britain, started about 1200 and substantially built under Bishop Bek (1280-96) and Bishop Gower (1328-47). Ruination of the palace began with the stripping of lead from the Great Hall under Bishop Barlow (1536-48); the whole is now roofless.	SM75032547
12575	2674	II*	The City Cross, Cross Square (in centre)	A free standing cross probably dating to the early medieval or medieval period which stands on six purple sandstone steps at one side of the park roundabout at Cross Square. The fine socket has worn decoration on the corners. The cross itself has a wheel-head and tapering octagonal shaft. It was heavily restored in the 19th century and there is an inscription on the steps commemorating this repair work. It is probably in its original position.	SM7534325320

**Table 3:** Grade I and II\* Listed Buildings within 1km of the boundary of the proposed development site (Figure 4)



**Figure 4:** Grade I and II\* Listed Buildings (blue) within 1km of the proposed development site (outlined in red)

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### **Grade II Listed Buildings**

- 4.3.3 St Davids' historic core contains many Grade II Listed Buildings, forty nine of which are within 300m of the proposed housing development (Table 4; Figure 5). All but one date to the post medieval archaeological era. The exception is a medieval road bridge (LB No. 12573). Most of the post medieval Listed Buildings are residential properties and have always been so. Chapels, walls and shops are also included.

### **Non-designated sites**

- 4.3.4 This section considers historic assets that are recorded in the Regional HER and the NMR within a 300m radius of the proposed development site. The Regional HER records a total of ninety nine sites of archaeological interest, fifty five of which are also recorded in the NMR. A further three other sites are recorded only in the NMR. Listed Buildings have been omitted because they have already been presented along with their HER reference numbers. Without the inclusion of Listed Buildings, there are thirty seven records (Table 5; Figure 6). Table 5 *does* include a few records matching some of the Scheduled Monuments already described.
- 4.3.5 The earliest record in Table 5 is of Early medieval date: PRN 2663, a stone cross-head, probably from the mid-late 10th century, which is now kept in the new lapidarium in St Davids Cathedral Close gatehouse. Four sites date from the medieval era, two of which are part of Scheduled Monuments already described (PRNs 2669 and 8888). PRN 2669 is a well associated with St Mary and St David, and PRN 7469 records the findspot of sherds of Gravel Tempered Ware pottery found at a now forgotten location within the city. Four further sites are described as medieval/post medieval in date, all of which are areas of Common Land.
- 4.3.6 The remainder of the records in Table 5 are of post medieval sites, except for one of post medieval/modern date, one of unknown date and one of general date. The post medieval/modern site is a house that was later the location of a Red Cross Working Party during the First World War. The site of unknown date is a vertical shaft constructed of uneven stone rubble that appears to have passageways running from it, located in New Street, and unlikely to be older than medieval. St Davids Close & borough is the site given general date.
- 4.3.7 The post medieval sites in Table 5 are mainly buildings of the city of St Davids, including churches, chapels, houses, shops and public houses. A few quarries and a cemetery are also recorded.

## **4.4 Other archaeological finds**

- 4.4.1 A Roman coin (a Radiate of Tetricus I, 271-274 AD) is the only find to have been reported to the Portable Antiquities Scheme within 1km of the planned housing site. In the city and its near surroundings further Roman coins have been reported as well as a medieval spindle whorl and Mesolithic stone tools.

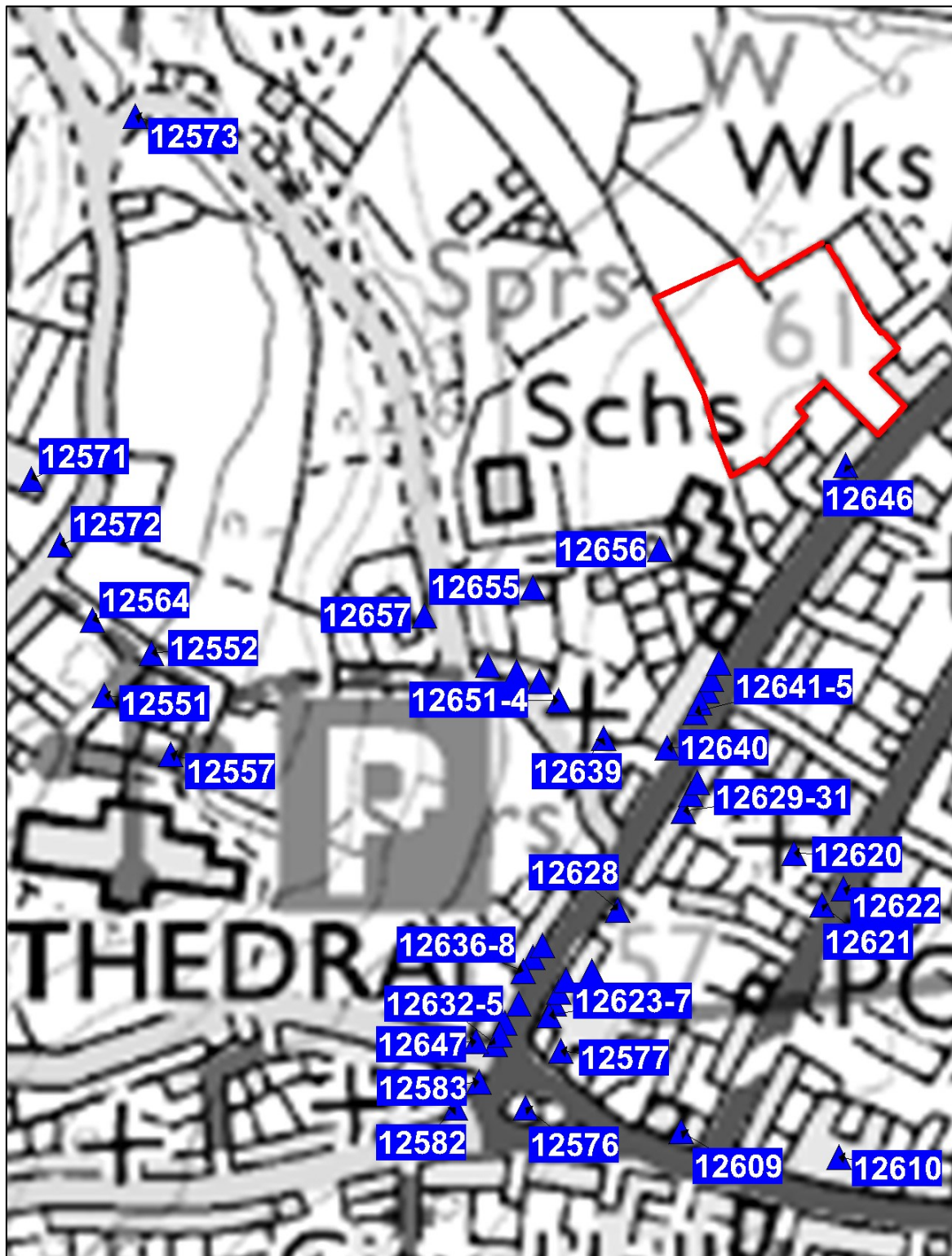
LB No.	PRN / NPRN	Name	Summary	Period	NGR
12551	58791	Retaining Wall on NE side of River Alun Between Bridge by Pen-y-Ffos and Bridge behind Cloister Hall	Rubble stone retaining wall carrying rubble stone garden walls of varying height, partly collapsed behind Treasury house.	Post-medieval	SM7514425500
12552	25795/ 24282	Cloisters Bridge	Uncertain date possibly C18 small rubble stone road bridge over R. Alun.	Post-medieval	SM7516425518
12557	58795	Walls of Walled Garden to S of Cloister Hall, (Formerly Listed As Walls Of Orchard To S. of Cloister)	Probably (mostly) early C19 but possibly incorporating on the E, W and S sides part of the precinct wall of St Mary's College of which the undercroft survives behind the N wall and under Cloister Hall.	Post-medieval	SM7517225475
12564	58799/ 22658	Garden Wall to NE.of Treasurer's House, the Cathedral Close	Garden wall. High stone rubble wall with castellated parapet.	Post-medieval	SM7513925532
12571	26601/ 21706	The Canonry	1855-60 large house of uncertain date probably mid C19 but incorporating earlier masonry.	Post-medieval	SM7511325592
12572	58802/ 21707	Front Garden Wall to the Canonry, the Cathedral Close	High wall of stone rubble.	Post-medieval	SM7512525564
12573	2693/ 24269	Pont-y-Penyd	A one arch span road bridge shown on the 1964 Ordnance Survey map and the First (1891) and Second (1908) Edition Ordnance Survey maps.	Medieval	SM7515725746
12576	26602/ 32932	Roach Fountain	1912 ornamental drinking fountain made from silver granite.	Post-medieval	SM7532325325
12577	20816/ 22403-4	Menai; Cross Square Street	Mid C19 substantial detached house in rusticated, unpainted stucco over rubble stone roof of small green slates with modern dormer and large stone end stacks.	Post-medieval	SM7533825349
12582	58807	Nos.22 and 23 Cross Square (Cartref Restaurant)	C18 and later C19, two houses now one restaurant premises.	Post-medieval	SM7529325325
12583	58808	No.24 Cross Square	1900 shop and house in rubble stone with imitation slate roof and red brick end stacks.	Post-medieval	SM7530325336
12609	20801/ 22104	High Street No.1	This house was latterly the Beehive Cafe and before that the Post Office, the premises of Barclays Bank	Post-medieval	SM7538925315
12610	20770/ 22107	High Street No.19	Early to mid C19 house in painted roughcast with raised cement dressings and slate valley roof with close-spaced timber eaves brackets and carved bargeboards to W end paired gables.	Post-medieval	SM7545625304
12620	58834/ 11212	Seion Capel y Bedyddwyr/Seion Baptist Chapel New Street	Dated 1843 and 1897. Alterations to the chapel are recorded also in 1873, T Evans of Solva, builder.	Post-medieval	SM7543725433
12621	58835	Detached School Room From Seion Capel y Bedyddwyr/Seion Baptist Chapel, New Street	Dated 1843 and 1897. Alterations to the chapel are recorded also in 1873, T Evans of Solva, builder.	Post-medieval	SM7544925411
12622	58836	Forecourt Walls and Railings to	Dated 1843 and 1897. Alterations to the chapel are recorded also in	Post-medieval	SM7545825418

		Seion Capel y Bedyddwyrr/Seion Baptist Chapel, New Street	1873, T Evans of Solva, builder.		
12623	58837	No.6 Nun Street	Later C19 row of four houses in rubble stone, formerly with grouted slate roofs replaced in imitation slate on all but No 12 since 1981, and three stone stacks.	Post-medieval	SM7533325364
12635	20786/ 22472	Nun Street No.7	Circa 1877 house with painted stuccoed front over rubble stone, raised cement dressings, imitation slate gabled roof and S end brick stack.	Post-medieval	SM7532025369
12624	58838	No.8 Nun Street	Later C19 row of four houses in rubble stone, formerly with grouted slate roofs replaced in imitation slate on all but No 12 since 1981, and three stone stacks.	Post-medieval	SM7533525369
12625	58839	No.10 Nun Street	Later C19 row of four houses in rubble stone, formerly with grouted slate roofs replaced in imitation slate on all but No 12 since 1981, and three stone stacks.	Post-medieval	SM7533725374
12626	58840	No.12 Nun Street	Later C19 row of four houses in rubble stone, formerly with grouted slate roofs replaced in imitation slate on all but No 12 since 1981, and three stone stacks.	Post-medieval	SM7534025379
12627	58841	No.14 Nun Street (Hendy Gwyn)	Later C19 row of four houses in rubble stone, formerly with grouted slate roofs replaced in imitation slate on all but No 12 since 1981, and three stone stacks.	Post-medieval	SM7535125383
12628	58842	No.18 Nun Street (Milton Hall) including Boundary Walls and Railings	Mid to later C19 house built partly on site of a vaulted undercroft said to have been at corner of Gospel Lane and described in 1840 Tithe as 'part of Nunnery'.	Post-medieval	SM7536225409
12629	58843	No.32 Nun Street (Pen Y Daith)	Dated 1788, but substantially rebuilt since. House was formerly called Journey's End.	Post-medieval	SM7539025451
12630	58844	No.34 Nun Street	Mid to later C19 pair of houses similar to Nos 6-12 Nun Street but larger	Post-medieval	SM7539325458
12631	58845	No.36 Nun Street	Mid to later C19 pair of houses similar to Nos 6-12 Nun Street but larger	Post-medieval	SM7539625463
12632	58846	No.1 Nun Street	Gwalia was probably built before 1857 when it was leased to W Williams.	Post-medieval	SM7531025352
12633	58847	No.3 Nun Street	Gwalia was probably built before 1857 when it was leased to W Williams.	Post-medieval	SM7531225356
12635	20823/ 30030	Pebbles the No.3	Circa 1877 house with painted stuccoed front over rubble stone, raised cement dressings, imitation slate gabled roof and S end brick stack.	Post-medieval	SM7524825346
12634	58848	No.5 Nun Street	Gwalia was probably built before 1857 when it was leased to W Williams.	Post-medieval	SM7531425361
12636	58849	No.9 Nun Street (No.1 Cathedral Villas)	Mid to later C19 row of three large villas formerly all stuccoed and painted, but stone now exposed on No 9. Gable fronts, slate roofs and four Caerbwdy stone stacks.	Post-medieval	SM7532225383
12637	58850	No.11 Nun Street (No.2 Cathedral Villas)	Mid to later C19 row of three large villas formerly all stuccoed and painted, but stone now exposed on No 9. Gable fronts, slate roofs and four Caerbwdy stone stacks.	Post-medieval	SM7532625389
12638	58851	No.13 Nun Street (No.3 Cathedral Villas)	Mid to later C19 row of three large villas formerly all stuccoed and painted, but stone now exposed on No 9. Gable fronts, slate roofs and four Caerbwdy stone stacks.	Post-medieval	SM7533025394

12639	58852/ 11208	Ebenezer Congregational Chapel, Nun Street	1871 Congregational Chapel in unpainted scribed render with low pitched slate roof.	Post-medieval	SM7535625482
12640	58853	Nos.33 and 39 Nun Street (Fossil House) (Previously Listed as No.39)	Mid to later C19 house with rear wing (No 33) in rubble stone imitation slates to roof of No 39 and grouted slates to No 33.	Post-medieval	SM7538325478
12641	58854/ 22481	No.43 Royal Terrace, Nun Street	1882 terrace of five houses, built for coastguard officers with office at No 51, and opened by Prince Alfred, Duke of Edinburgh.	Post-medieval	SM7539525493
12642	58855/ 22481	No.45 Royal Terrace, Nun Street	1882 terrace of five houses, built for coastguard officers with office at No 51, and opened by Prince Alfred, Duke of Edinburgh.	Post-medieval	SM7539725497
12643	58856/ 22481	No.47 Royal Terrace, Nun Street	1882 terrace of five houses, built for coastguard officers with office at No 51, and opened by Prince Alfred, Duke of Edinburgh.	Post-medieval	SM7540025502
12644	58857/ 22481	No.49 Royal Terrace, Nun Street	1882 terrace of five houses, built for coastguard officers with office at No 51, and opened by Prince Alfred, Duke of Edinburgh.	Post-medieval	SM7540225507
12645	58858/ 22481	No.51 Royal Terrace, Nun Street	1882 terrace of five houses, built for coastguard officers with office at No 51, and opened by Prince Alfred, Duke of Edinburgh.	Post-medieval	SM7540525514
12646	58859/ 22482	No.75 Nun Street	Early to mid C19 house in rubble stone with slate or asbestos slate roofs.	Post-medieval	SM7545925598
12647	20820/ 30033	Pebbles The; Tower Fashions	Rubble stone with grouted slate roof and no stack. One storey and loft, the NE angle attached to No 1 Nun Street.	Post-medieval	SM7530225353
12651	20819/ 33482	Ffynnon y Cycwll, Quickwell Hill	A well with rubble stone beehive shape with roof probably of corbelled construction.	Post-medieval	SM7533725498
12652	58860; 20807/ 30133	No.4 Quickwell Hill	Mid C19 house in colourwashed rubble stone with slate hipped roof (grouted slate 1981) and stone west end stack.	Post-medieval	SM7532925506
12653	58861; 20807/ 30133	No.6 Quickwell Hill	Early to mid C19 colourwashed rubble stone with grouted slate roof and stone end stacks.	Post-medieval	SM7531925510
12654	58862; 20807/ 30133	No.8 Quickwell Hill	Early to mid C19 colourwashed rubble stone with grouted slate roof and stone end stacks.	Post-medieval	SM7530725513
12655	20817/ 30134	Quickwell Hill Nos.10 12	Early C19 pair of cottages, now one house, rubble stone with grouted slate roofs to front and three stone stacks.	Post-medieval	SM7532625546
12656	26609/ 403986	Round House	C.1965 by J.Gowan: 1 of very few frankly modern houses in West Wales.	Post-medieval	SM7538025562
12657	58863/ 32106	Former Church School, Quickwell Hill	1873 former National or Church School, now school canteen. Gothic style.	Post-medieval	SM75302554

**Table 4:** Grade II Listed Buildings within 300m of the boundary of the proposed development site (Figure 5)





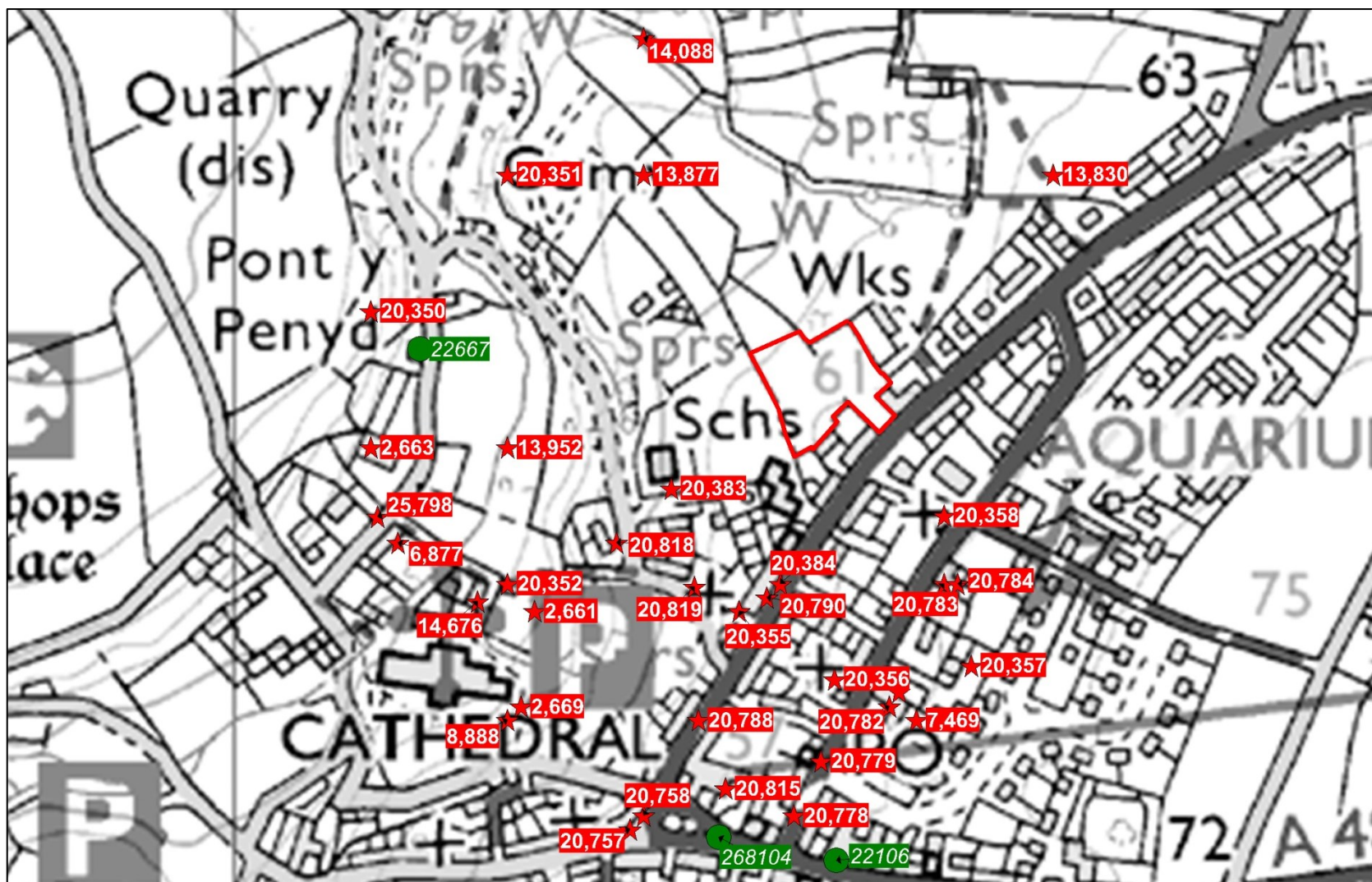
**Figure 5:** Grade II Listed Buildings (blue) within 300m  
of the proposed development site (outlined in red)

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PRN / NPRN	Name	Summary	Period	NGR
2663	St Davids	Fragmentary Group III ECM (cross-head), of probable mid-late 10th century date, now in the new lapidarium in St Davids Cathedral Close gatehouse.	Early Medieval	SM751256
2661 305386	St Mary's; Vicar's College the	A monastic house of unknown status, dating to the medieval period, which stood in a paddock in the north-east corner of the Cathedral Close. SM PE441.	Medieval	SM75222548
2669	St Mary's Well; Pistyll Dewi	A well located within the churchyard of St. David's Cathedral, traditionally assigned to Saint David but also identified with St. Mary's Well.	Medieval	SM75212541
7469	Maesdyfed	Findspot for sherds of Gravel Tempered Ware found in St Davids.	Medieval	SM755254
8888	Porth-y-Twr	A gatehouse of St Davids Cathedral Close. SM.	Medieval	SM752254
13830	Waun Gwla	Common Land	Post-medieval, Medieval	SM756258
13877	The Valley	Common Land	Post-medieval, Medieval	SM753258
13952	The Valley St Davids; Part of	Common Land	Post-medieval, Medieval	SM752256
14088	Quickwell Common	Common Land	Post-medieval, Medieval	SM753259
20350	-	Quarry	Post-medieval	SM751257
20351	-	Cemetery	Post-medieval	SM752258
20352	-	Quarry	Post-medieval	SM752255
20355	Ebenezer	Chapel built in 1815 in the Sub-Classical style and is of the gable entry type.	Post-medieval	SM75372548
20356	Seion Eglwys y Bedyddwyr	Chapel built in 1823, rebuilt in 1843 and restored in 1897. Gable entry type.	Post-medieval	SM75442543
20357	-	Blacksmiths Workshop	Post-medieval	SM75542544
20358	St.Michael's R.C.	Church	Post-medieval	SM75522555
20383 411126	County Primary	A school is shown on the 1964 OS map and the First (1891) and Second (1908) Edition OS maps.	Post-medieval	SM75322557
20384	-	School shown on the 1st and subsequent editions of the Ordnance Survey map.	Post-medieval	SM754255
20757 21850	Cross Square Nos.22 23	Dwelling in St Davids.	Post-medieval	SM75292532
20758 21851	Cross Square Nos.24	Dwelling in St Davids.	Post-medieval	SM75302533
20778 22428	New Street No.9	Dwelling in St Davids.	Post-medieval	SM75412533
20779 22429	New Street No.15	Dwelling in St Davids.	Post-medieval	SM75432537
20780 22426	New Street No.6	Dwelling in St Davids.	Post-medieval	SM75432533
20781 22427	New Street No.8	Dwelling in St Davids.	Post-medieval	SM75432533

20782 <i>22430</i>	New Street No.28	Dwelling in St Davids.	Post-medieval	SM75482541
20783 <i>22431</i>	New Street Nos.42 44	Dwelling in St Davids.	Post-medieval	SM75522550
20784 <i>22603</i>	New Street No.44	Stable	Post-medieval	SM75532550
20788 <i>22475</i>	Nun Street No.15	Dwelling in St Davids.	Post-medieval	SM75342540
20815 <i>45182</i>	Old Cross Hotel	Shell of C18th 2 storey house. C18th fireplace, panelling removed.	Post-medieval	SM75362535
20818	Quickwell Hill	A school is shown at this location on 1964, 1891 and 1908 OS maps.	Post-medieval	SM75282553
20819 <i>32482</i>	Ffynnon Y Cwcell	Well house.	Post-medieval	SM7533725498
25798 <i>22525</i>	Brecon House	1820-1 by W. Owen of Haverfordwest: coach-house and stable	Post-medieval	SM7510525549
20790 <i>22480</i>	Nun Street No.41; Albion House	The location of a Red Cross Working Party during the First World War under the name of Miss E Perkins.	Post-medieval, Modern	SM75392549
44367	26 New Street	A vertical shaft constructed with coursed uneven stone rubble c 0.75m square. It appears to have passageways running off centre.	Unknown	SM7548725421
<i>22106</i>	High Street, 15; Commercial Inn	Late 18th to mid-19th century Public House.	Post-medieval?	SM7544125297
<i>22667</i>	Wayside - Outbuildings	19th century outbuilding. 1 storey. Stone wall. Slate gabled roof.	Post-medieval?	SM7513625672
<i>268104</i>	St Davids	Close & borough associated with & resting under the aegis of St Davids Cathedral.	General	SM7535525314

**Table 5:** Known heritage assets recorded in the HER and NMR databases (numbers in italics) within 300m of the proposed development site, excluding Listed Buildings (Figure 6)



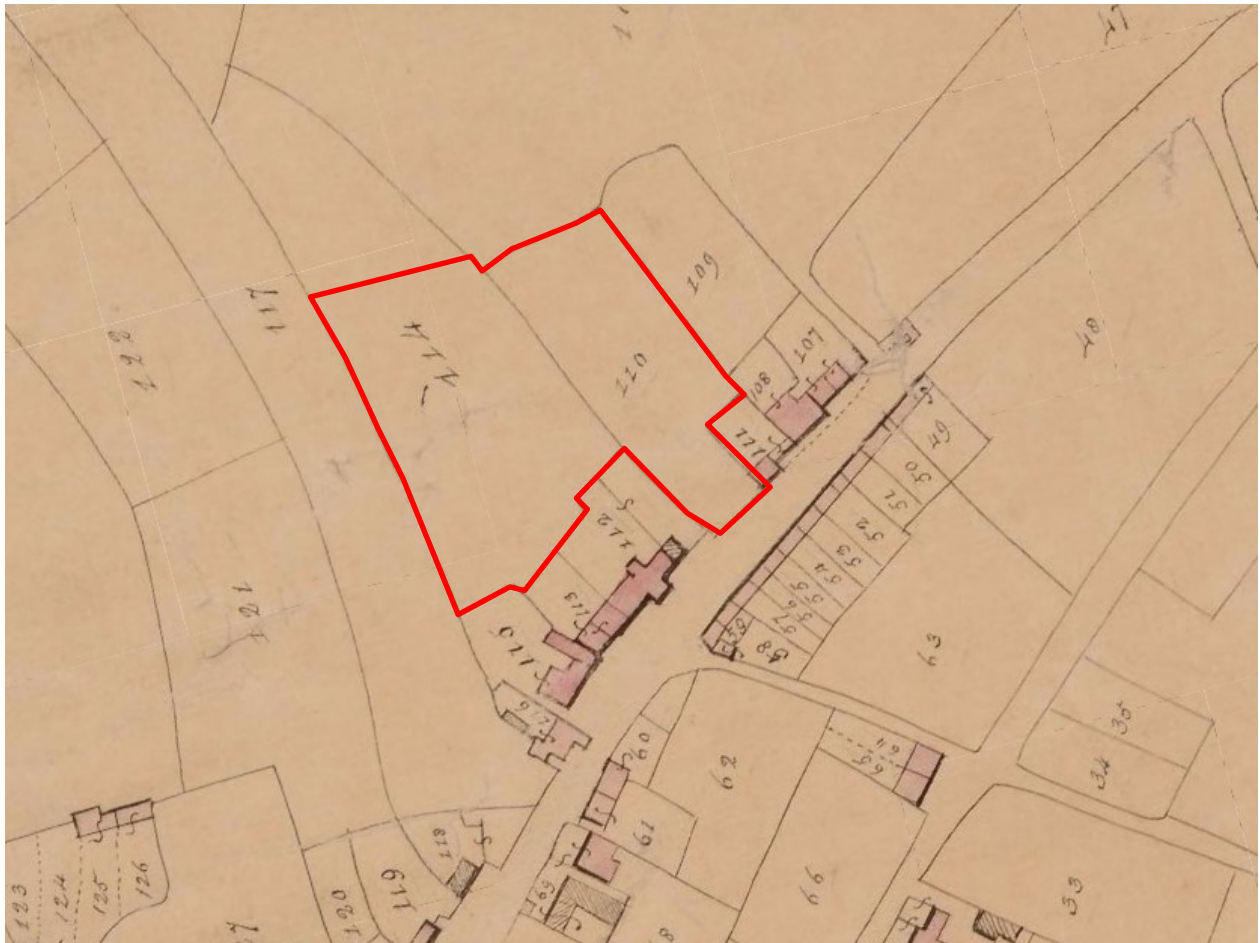
**Figure 6:** The heritage assets within 300m of the proposed development site (red outline) as recorded in the HER (red) and NMR (green) databases. NMR data is only displayed for those sites existing *only* in the NMR database. Listed Buildings not included.

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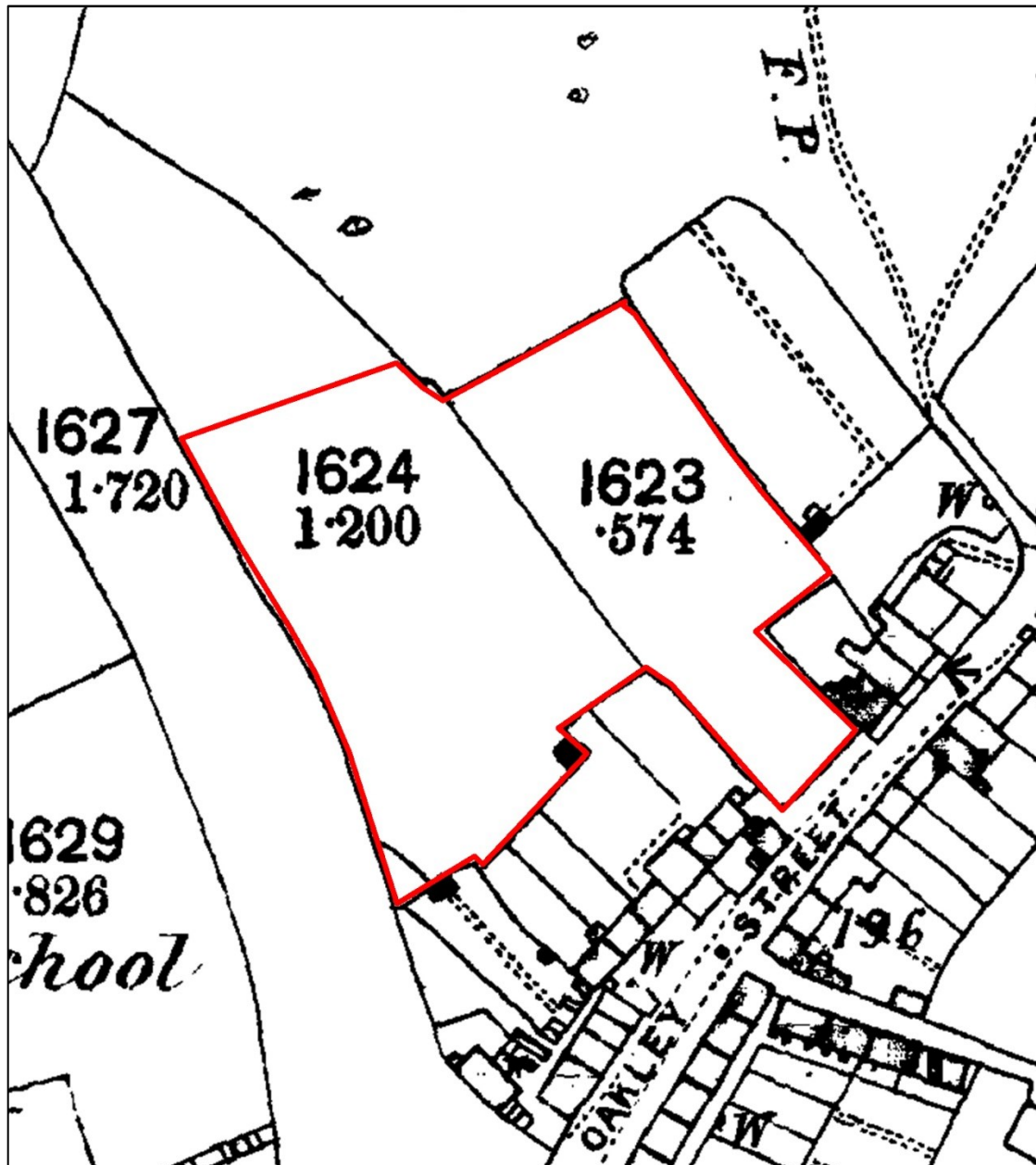
## 4.5 Historic Mapping

- 4.5.1 The oldest map available for this study was the Tithe Map for St Davids parish, drawn in the early 1840s (Figure 7). It can be seen that the present day layout of fields, streets and buildings was mostly already laid out by this time. The apportionment to the tithe map gives us some details of the land use as well as the names of the individually numbered land parcels. In this case, the fields now within and around the proposed development site all have simple names like 'field' and are all in agricultural use. Within the planned site, field 114 (in Figure 7) is called 'small field' and its use is recorded as pasture. Field 110 is named merely as 'Field in Nun Street' and again is recorded as pasture.



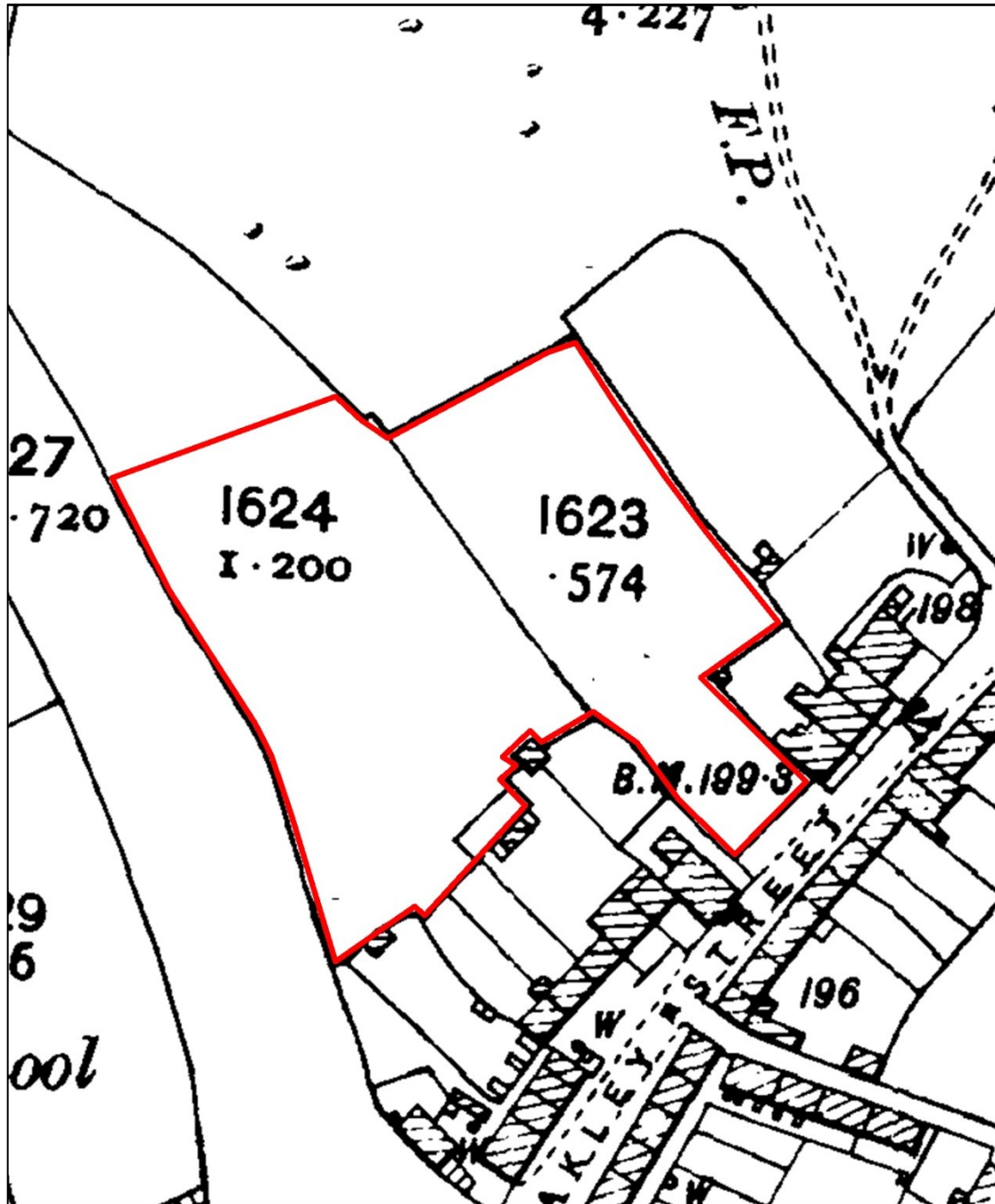
**Figure 7:** Extract of the St Davids Parish Tithe Map of the early 1840s, with the proposed development site outlined in red

4.5.2 The first edition 1:2500 Ordnance Survey map of 1889 shows a similar layout to the tithe map and more detail is added (Figure 8). This part of Nun Street is now called Oakley Street (and remained so until it became part of Nun Street again in the 1970s). Small buildings, wells, footpaths, and the school, are marked. One of the small buildings which might represent a privy is visible in a corner of the southern part of the planned housing development.



**Figure 8:** Extract of the first edition Ordnance Survey 1:2500 map, dated 1889, with the proposed development site outlined in red

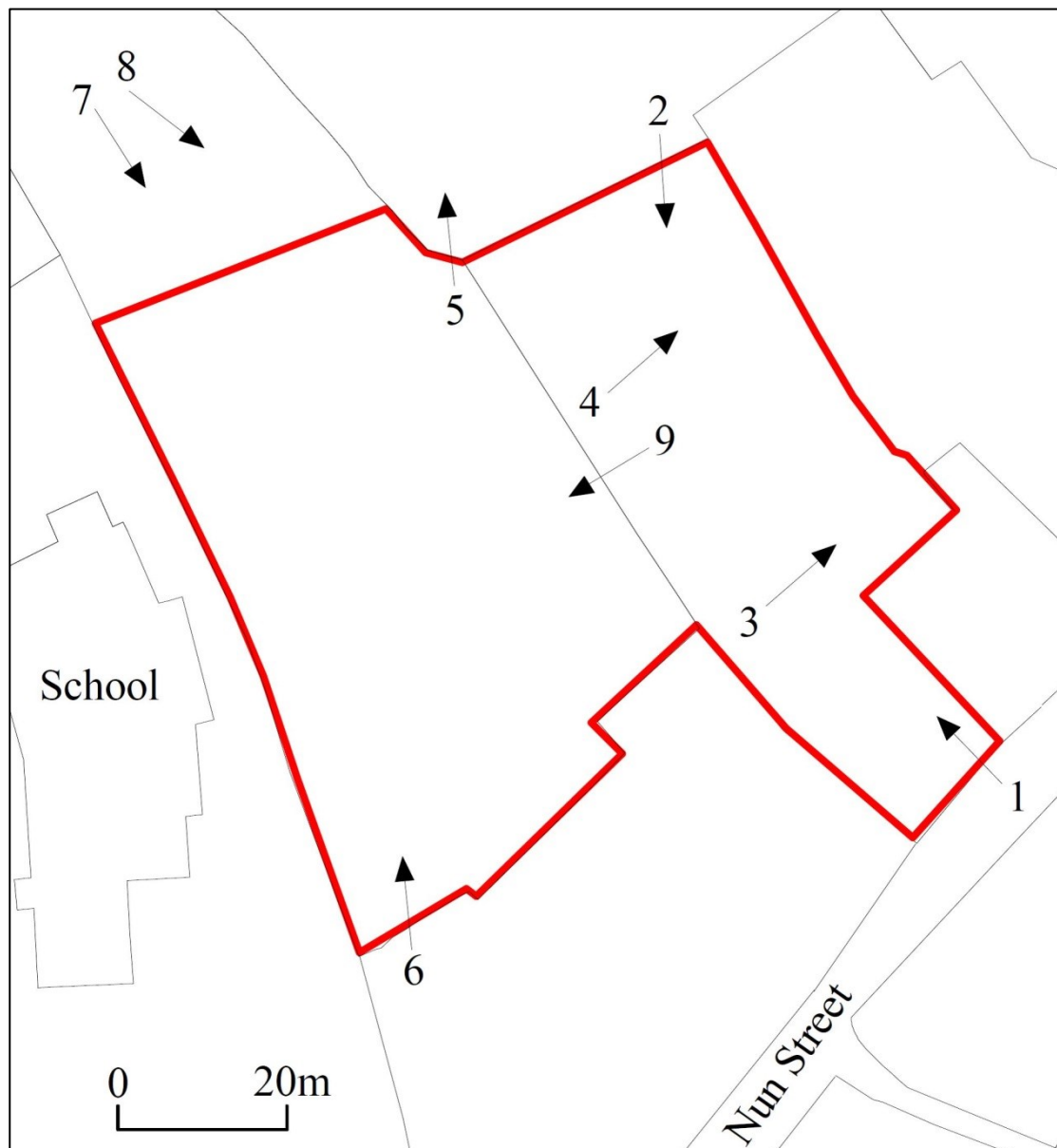
- 4.5.3 The second edition 1908 OS map of the same scale (Figure 9) shows a few small changes within the proposed site boundary: The small building seen in the first edition map has been expanded (and is actually marked as a small plot of land rather than a building) and to its immediate east another small building now exists. Neither of these structures appear on OS mapping from 1975 onwards.



**Figure 9:** Extract of the 1908 Ordnance Survey 1:2500 map, with the proposed development site outlined in red

#### 4.6 Site Walkover Survey

4.6.1 The site walkover survey was undertaken on the 7<sup>th</sup> of August 2017. Figure 10 shows where and in what direction photos were taken on the site. Nothing of archaeological note was observed in the area. The two fields were found to be meadow recently cut for silage. The east field was visited first and is shown in Photos 1 and 2. Photos 3 and 4 show the view to the east of the proposed site, from the east field, which is of a brick factory building and smaller outbuildings at the back of a residential dwelling. The scenic view north into the countryside is shown in Photo 5, which does not overlook any nearby historic assets except for three areas of common land that lie between 100 and 250m away. The rocky outcrops along the north coast of St Davids Head can be seen in the distance. It can be seen that trees obscure the view to the northwest.



**Figure 10:** Positions and directions of Photos 1-9 referred to in this report





**Photo 1:** Looking northwest from Nun Street across the east field of the proposed development site



**Photo 2:** Looking south-southeast across the east field of the proposed development site towards Nun Street





**Photo 3:** Looking northeast at the east corner of the east field of the proposed development site



**Photo 4:** Looking northeast across the east field of the proposed development site, towards the industrial site in the next plot





**Photo 5:** Panoramic view looking north from the north edge of the proposed development site, with the rocky outcrops along the north coast of St Davids Head in the distance



**Photo 6:** Panoramic view looking north from the rear of Nun Street properties across the west field of the proposed development site



- 4.6.2 Photo 6 shows the view across the west field of the proposed development from its south edge. There was no sign of the small buildings shown in the historic maps in this area. The view across this field in the opposite direction is shown in Photos 7 and 8. The lower part of the field, north of the white fence, is not part of the development site.
- 4.6.3 The view to the west of the site was dominated by the primary school (Photo 9). From ground level at the site, there were no views to the local Scheduled Monuments and Listed Buildings. In order to assess whether an impact would be made upon the setting of the designated historic assets by the upper storeys of any new housing, a visit was made to the historic sites in order to look back. It was found that the only site with a possible view of the proposed development would be PE108: Parc y Castell Mound and Bailey Castle. Photo 10 shows the view from Parc y Castell towards the site, with St Davids Cathedral Close prominent. The long grey roofing just visible above and to the left of the Cathedral in Photo 10 is the primary school just west of the proposed development site.



**Photo 7:** Looking southeast across the west field of the proposed development site towards Nun Street



**Photo 8:** Looking south across the west field of the proposed development site towards Nun Street



**Photo 9:** Looking southwest across the west field of the proposed development site, towards the primary school in the next plot





**Photo 10:** Looking east-northeast from Pen y Castell mound and bailey castle towards St Davids Cathedral Close and the proposed development



## **5 IMPACT OF PROPOSALS ON THE HISTORIC ENVIRONMENT**

### **5.1 Physical Impacts of the Development Proposals**

5.1.1 It is currently proposed that the development will comprise nine new houses, with driveways, garages, and front and rear gardens. There is no upstanding known archaeology within the site that these plans would affect. However, from an archaeological and historic environment perspective there will potentially be impacts on buried, as yet-undiscovered archaeology.

5.1.2 Full details of the construction design for the development have not been produced as yet. The proposed layout of the eleven dwellings (a terrace of three and eight detached houses) is shown on Figure 2. The following construction activities are all likely to be undertaken to some extent at the development site, all of which have the potential to expose, damage or destroy archaeological remains if present at the site:

- Enabling works, such as installation of contractor's compound, construction of access roads, parking areas, storage areas and borrow pits;
- topsoil stripping;
- landscaping and terracing works;
- foundation excavation;
- construction of roads and infrastructure; and
- service installation.

### **5.2 Buried Archaeological Potential**

5.2.1 The archaeological potential for hitherto unknown archaeological sites to be present within the proposed development area is considered to be moderate.

5.2.2 The only *known* archaeological sites within the development site boundary are three small buildings shown on historic maps at the south edge of the site. These buildings were part of domestic properties along Nun Street and were probably privies. These buildings are unlikely to be earlier than post medieval in date. Their significance is of local importance only.

5.2.3 There is potential for buried remains relating to early medieval and medieval (earlier part) settlement because of the importance of St Davids as a busy religious centre and site of pilgrimage in those times. It is possible that it was larger settlement than it is today in the medieval period. There is also moderate potential for post medieval remains within the development area due to the proximity of housing.

5.2.4 The potential for features and finds originating from any time period before early medieval cannot be discounted. The presence of Roman coin finds in the locale as well as sites belonging to all of the other archaeological eras back to the Mesolithic shows that human activity has not been restricted to the last thousand years in this area.

### **5.3 Palaeo-environmental Potential**

5.3.1 It is unlikely that deposits suitable for palaeo-environmental analysis would be present within the proposed development area due to the nature of the soil and sub-strata and the dryness of the site.

## **5.4 Visual Impacts**

- 5.4.1 It is considered that the proposed development will make no change to the current setting of any Listed Buildings. Only one Scheduled Monument may have intervisibility with the proposed development: Parc y Castell Mound and Bailey Castle (PE108). The upper storeys of any new houses would be visible from this monument, although at a distance of 1km and making up part of a larger built-up area the impact might be minimal if the design of the buildings was sympathetic to the character of the area.

## **5.5 Summary of Impacts**

- 5.5.1 It is concluded that there could be physical impacts to known archaeology within the development site from any groundworks that may disturb post-medieval or potentially older remains.
- 5.5.2 There is low potential for buried remains of prehistoric to Roman date to be discovered in any part of the site. There is moderate potential for buried remains from the Early-Medieval, medieval and post medieval periods to be present.
- 5.5.3 It is concluded that the proposed development could have a small visual impact on Scheduled Monument PE108: Parc y Castell Mound and Bailey Castle.

## **5.6 Recommendations for Further Archaeological Works**

- 5.6.1 It is possible that further archaeological works may be required within the development area and may include further assessment of setting impacts from the development on designated historic assets (Parc y Castell PE108), although it is considered that such impacts would be very limited in nature.
- 5.6.2 Because of the potential for buried remains, further archaeological mitigation may be required before or during any groundworks to assess the survival of any below ground archaeology within the proposed development area. It is considered probable that as a minimum a watching brief may be required during any groundworks associated with the development, although the requirement for a pre-determination trial trench evaluation cannot be discounted.
- 5.6.4 The decision for the scope of any further programme of archaeological works lies with the archaeological advisor to the local planning authority (Development Management - Dyfed Archaeological Trust).

## 6 SOURCES

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### Cartographic

St Davids Parish Tithe Map	Early 1840s
Ordnance Survey 1:2500 1 <sup>st</sup> edition Map	1889
Ordnance Survey 1:2500 2 <sup>nd</sup> edition Map	1908

## **APPENDIX I:**

### **ST DAVIDS PENINSULA AND RAMSEY ISLAND**

HISTORIC LANDSCAPE CHARACTER AREA:

**294 TYDDEWI**

**GRID REFERENCE: SM 754254**

**AREA IN HECTARES: 66**

#### **Historic Background**

An area of modern Pembrokeshire corresponding to the built up area of the City of St Davids. The origins of St Davids lie in an ecclesiastical settlement of the 6th century. The cult of Dewi, and the associated tradition of pilgrimage, appear to have early origins, and were, by the 9th century, firmly associated with St Davids. The association received impetus from the recognition of the episcopate by the Norman King William I who visited the site in 1081, and from the indulgence of Popo Calixtus, of 1123, that two journeys to St Davids were equal to one journey to Rome. The entire Cantref of Pebidiog appears to have become an episcopal possession by c.1100, largely through the gift (or confirmation) of the King of Dyfed Rhys ap Tewdwr in 1082. The form of the monastic settlement in this period is unknown, although it has been suggested that the present quadrangular close, which dates from the 13th- and 14th-century, may preserve an early boundary. The appointment of a Norman bishop, Bernard, introduced Anglo-Norman systems of feudal government and ecclesiastical administration, although some earlier intervention and control is indicated by the construction of an earthwork castle in Dyffryn Alun, some distance west of the cathedral and later town, presumably contemporary with, and containing the royal mint established during William II's reign. The high medieval cathedral features some of the best ecclesiastical architecture in Wales, matched by the secular grandeur of the Bishop's Palace. An entirely new cathedral, consecrated in 1131, was constructed by Bishop Bernard replacing any pre-existing structure(s), and was itself replaced by the present building between 1176 and 1197. St Mary's College, which with its cloister lies on the north side of the church, was established in 1377. Construction of the neighbouring Bishop's Palace probably commenced during the 12th century, having accommodated King Henry II and his retinue in 1171-2, but received its present form during the late 13th- and 14th-century. A map of 1720 shows the close at the height of its development, with fishponds, fields and orchards occupying part of its interior. At least one other post Anglo-Norman Conquest religious house existed within the city, namely Whitewell, which was established as a hospice in 1287 but was annexed to St Mary's College in 1377. Nothing is known of any civilian settlement prior to 1115 when St Davids was established as a borough, receiving its first charter from King Henry I. Borough administration was on Anglo-Norman lines; the tenants occupying formal burgage tenements, one of which was, in 1326, held by co-owners in a solitary relic of Welsh tenure. Two annual fairs and a twice-weekly market were granted in 1281. In 1326, the population of c.1000 occupied 130 burgages, but there is little evidence of formal planning. Essentially the borough comprised a triangular market-place outside the main, east gate of the cathedral close, from which led four linear streets and an informal arrangement of smaller lanes. The arrangement of burgage plots has survived relatively intact. The Speed map shows that the town was in decline by the 16th century, with a mere 51 houses, widely spaced, and Camden, writing in the 1680s, described it as 'a very small poore Citie and hath nothing at all to make shew of.' The city did expand beyond its medieval confines, and an early 19th-century estate map shows the then newly created New Road, but it was still little more than a large village.

#### **Description and essential historic landscape components**

Tyddewi – St Davids City – is essentially an urban historic landscape character area. Historically the focus of the city is the cathedral close, which lies on the valley floor and

lower valley sided of the Afon Alun, with a secondary, secular centre focused on Cross Square on higher ground to the east. The medieval walls of the cathedral close, including Porth y Twr gatehouse, enclose St Davids Cathedral, the ruined medieval Bishop's Palace and several dwellings associated with the cathedral. The latter are mostly of 18th- and 19th-century date, stone built and in the polite Georgian tradition. They, together with the medieval buildings, provide architectural coherence to this part of the city. The secular city is not planned, and consists of several streets, Nun Street, High Street, and Goat Street, which converge into Cross Square. It is along these streets that medieval burgage plots were laid out, and it is along these streets that the oldest buildings are to be found. The oldest surviving buildings are of 18th- and 19th-century date, and are in a variety of styles and materials, ranging from dwellings in the Georgian style built of coursed stone, through to vernacular cottages of colour-washed stone with cement-skimmed slate roofs. Interspersed with these older buildings are later 19th-century stone-built terrace houses, 19th century chapels, 20th century houses, and 20th century shops, banks and halls. At the junction of Goat Street, Pit Street and Catherine Street is a distinctive grouping of 19th century stone-built warehouses. Overall, the relatively narrow streets, the use of local stone and slate roofs lends a coherence to the historic core of Tyddewi despite the architectural diversity of the buildings. Prior to the 20th century, post medieval development outside the historic core was not extensive and is mainly limited to the creation of New Street in the late 18th century, and the establishment of settlements on the former open fields beyond the city's boundaries. The second half of the 20th century has witnessed the creation of housing estates, small scale housing development, schools, garages, hotels, sports facilities and a cemetery on the fringes of the historic core.

There are 119 listed buildings in St Davids. Within the close are the cathedral church, St Mary's College and Cloister, the Bishop's Palace and the houses of the various archdeacons, canons and prebendaries, which are mainly Grade I, II\* and II listed, while the close walls, Porth y Twr, steps and bridges are similarly listed. The 82 listed buildings within the town are mainly Grade II, late 18th- and early 19th-century town houses, although the old market cross, a number of non-conformist chapels and a warehouse are also included on the list.

Recorded archaeology is mainly associated with the medieval cathedral close, which along with Porth y Twr, St Mary's College, a fishpond and the 'chanters' orchard' in the close, are scheduled and have recently been subject to a large-scale archaeological survey, but there is a possible bronze age standing stone on the eastern edge of the area, while early medieval finds have been recorded within the close. Whitewell Chapel and Well are both scheduled, and a mill site has been recorded.

Although this is a well-defined, urban historic landscape character area, its boundaries over the past half a century have expanded considerably, and it now encompasses what were former open fields. It is likely that its boundaries will encroach further upon neighbouring areas over the forthcoming decades.

### **Conservation Priorities**

Maintenance of the settlement morphology and of individual buildings is essential for the continuance of this distinctive historic landscape area. Conservation should be given to design, materials and location before new development is permitted. Development should be consistent with St Davids Conservation Area Status.

## **APPENDIX II:**

### **ST DAVIDS PENINSULA AND RAMSEY ISLAND**

HISTORIC LANDSCAPE CHARACTER AREA:

#### **295 WARPOOL**

**GRID REFERENCE: SM758254**

**AREA IN HECTARES: 151.5**

#### **Historic Background**

An area of modern Pembrokeshire within St Davids Peninsula, around the borough (later a city) of St Davids. It lies within St Davids parish, in the medieval Cantref Pebidiog or 'Dewisland', which was held directly by the Bishops of St Davids, having represented the core of the bishopric from 1082 when it was granted (or confirmed) by Rhys ap Tewdwr, king of pre-Conquest Dyfed, to Bishop Sulien. From 1115, when Bernard was appointed Bishop of St Davids, Anglo-Norman systems of feudal government and ecclesiastical administration were introduced into Pebidiog, which was coterminous with the later Hundred of Dewsland created in 1536. Pebidiog was renowned for its fertile arable land, and according to the census in George Owen's Taylor's Cussion, it was one of the most densely populated regions of Pembrokeshire in the 16th century, with the most plough teams, and particularly productive of barley. The Warpool character area comprises the town fields of St Davids. These arable open field-strips were farmed by the burgesses of the city and - unlike most of the field systems within St Davids parish - were held under Anglo-Norman tenure. They are, accordingly, the long aratrally-curving type associated with 'typical' medieval open-field systems, rather than the shorter lleinau (or shares) seen elsewhere on the peninsula. A corn windmill, first referred to in 1509, is an indication of the arable regime. This was situated in the west of the area near the Porthclais road and was demolished in 1809 when it was replaced by the present structure southeast of the town. The character area also includes four small areas of common land associated with the borough. The arable open-field strips are shown on late 18th-century estate maps, running down to the coast to the south of the city and continuing to the east and west. It is not clear from the estate maps whether the strips had been enclosed or not. By the tithe survey the strips were clearly enclosed, and close to the coast they had been converted to rectangular fields. The former name of a track Meidr-y-saint, or 'Saints' Lane' for a deep hollow-way leading north out of the city, descending to the River Alun which it crosses on an ancient bridge known as Pont-y-penyd ('Bridge of Penitence'), is representative of the ecclesiastical topography of the area. Warpool Court in the south of the area was built new by a clergyman in c.1865. A world war two machine gun-post, now derelict, lies close by.

#### **Description and essential historic landscape components**

Warpool historic landscape character area comprises a broad band of land lying to the south, east and north of Tyddewi (St Davids City) historic landscape area. The land here is gently undulating, lying between approximately 35m and 75m. Though this area mainly consists of an enclosed strip field system - the old open fields attached to St Davids - 19th- and 20th-century development and the amalgamation of some strips into rectangular fields has both contracted the extent of this area from what was quite a wide band of land, and affected its character. Housing estates, piecemeal housing development, schools and a cemetery on the fringes of the city now occupy parts of this former area (these have been incorporated into Tyddewi historic landscape character area). Nevertheless, enclosed strip fields characterise this area. These are defined by earth or earth and stone banks topped with hedges. Hedges are low and windswept, and many are neglected and supplemented with wire, but they do form a distinctive component of the landscape. A few dry-stone wall field boundaries are also present. Agricultural land-use is mostly improved pasture, with a little arable land. Two large buildings, both now hotels - Warpool Court Hotel and Twr-y-Felin - were established on the former enclosed fields in the 19th century. Warpool Court is Grade II listed, and is



from substantial house built new in c.1865 but radically remodelled in the 20th century. Its garden terrace, hemicycle, and archway, all from c.1870, are also Grade II listed. The windmill from 1809 at Twr-y-Felin, was converted into a dwelling, now a hotel, and is Grade II listed. Apart from the trees close to both the hotels, this is a treeless landscape. There are few other settlements, but of note is a stone-built 19th century 'villa' in polite Georgian tradition. There is also a hexagonal, brick, AA machine gun-post from world war two, now derelict, in the area. Recent development includes a 1990s industrial estate.

Recorded archaeology is restricted to a standing stone and possible round barrow from the bronze age, and a post-medieval quarry.

This once extensive area of enclosed strip fields is now much contracted but retains its character. It is clearly distinguished from Tyddewi historic landscape character area, which is essentially urban and which it partially encloses. However, there is no hard-edged boundary, but rather a zone of change, between this area and the character areas to the north, east, south and west.

### **Conservation priorities**

This area is under stress from new development on the fringes of St Davids City. The problem will have to be addressed if this area is to retain its historic character. In addition, hedgerows across much of the area are a particular problem; they will continue to decay and erode the historic character of the area if left unmanaged.

## APPENDIX III:

### PROPOSED DEVELOPMENTS AT NUN STREET, ST DAVIDS, PEMBROKESHIRE: SPECIFICATION FOR A HISTORIC ENVIRONMENT APPRAISAL

#### 1. INTRODUCTION

- 1.1 This written scheme of investigation presents a proposed methodology for a historic environment appraisal of the proposed development at Nun Street, St Davids, Pembrokeshire. The appraisal has been requested by Ms Nicola Pert to support a planning application for the proposals being submitted to Pembrokeshire Coast National Park Authority.
- 1.2 A generic brief for the required historic environment appraisal has been previously prepared by the archaeological advisors to the local planning authority, Development Management - Dyfed Archaeological Trust. This document outlines the proposed methodology that will be used to undertake the appraisal and provide the information required in support of the planning application for the development.
- 1.3 The appraisal will be a primarily desk-based study of the site area, identifying any known archaeological or historical sites within the site and its environs, identifying potential setting impacts on scheduled ancient monuments or listed buildings in the vicinity, identifying any historic landscape areas that may be affected by the proposals and assessing the potential for hitherto unknown archaeological remains to be present within the proposed development area.
- 1.4 An indication of what further archaeological works might be required, if any, will also be prepared.
- 1.5 The specification is in accordance with the *Standard and Guidance for Archaeological Desk-Based Assessments* (Chartered Institute for Archaeologists (CIfA), 2014).
- 1.6 The Trust always operates to best professional practice. DAT Archaeological Services has its own Health and Safety Policy, and all works are covered by appropriate Employer's Liability and Public Liability Insurances. Copies of all are available on request.
- 1.7 ***Dyfed Archaeological Trust is a CIfA Registered Archaeological Organisation.***
- 1.8 ***All permanent staff members of DAT Archaeological Services are CSCS<sup>2</sup> registered.***

#### 2. AIM AND OBJECTIVES OF THE PROJECT

- 2.1 This document provides a scheme of works for:

***The preparation of a historic environment appraisal of proposed development at Nun Street, St Davids, Pembrokeshire. The report will assess the potential impact the development may have on any known or potential underlying archaeological remains, and an assessment of the wider impact of the development on the wider historic environment. The appraisal shall be presented within a***

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<sup>2</sup> Construction Skills Certification Scheme (Health and Safety Tested)

***report which will be submitted with the planning application for the development.***

- 2.2 Provision of a written scheme of investigation to outline the methodology by which DAT Archaeological Services will undertake appraisal.
- 2.3 To identify any known archaeological remains and assess the potential of any hitherto unknown archaeological deposits within the location of the water treatment works and any associated infrastructure.
- 2.2 To identify any known historic environment features within the wider area that could be affected indirectly by the proposed works.

**3. HISTORIC ENVIRONMENT APPRAISAL METHODOLOGY**

- 3.1 The historic environment appraisal will involve the preparation of a stand-alone report. The report will be prepared using relevant information from a number of sources, and will comprise a number of elements, including:
  - Dyfed Archaeological Trust Historic Environment Record data – 300m area;
  - Identification of any Scheduled Monuments, Listed Buildings, Conservation Areas or Historic Landscape Areas within or in the vicinity of the site area from information held by Dyfed Archaeological Trust, CADW and CCW – 1km search area for everything except Grade II Listed Buildings (300m);
  - Readily available bibliographic information, cartographic material and photographs (including aerial photographs) held at the Trust;
  - A review of historic maps;
  - Relevant web-based information;
  - Site visit and walkover survey;
  - Assessment of the archaeological potential of the area; and
  - Assessment of likely impacts on any identified remains (or potential remains) or setting issues and likely requirements, if any, for further stages of archaeological work.
- 3.2 The proposed site visit would be undertaken to provide an assessment of the presence of any visible archaeological remains within the development area and its visibility from nearby cultural heritage features. Photographs will be taken of the site area and its environs and these will be used within the report. In addition observation of geotechnical test pitting was also undertaken at the site.
- 3.3 The search areas for both designated and undesignated sites will be used to determine the presence of historic environment features within the site location and vicinity of the proposed development – as agreed with the archaeological advisors to the planning authority. This will identify HER sites, SAMs, Listed Buildings and Historic Landscape Characterisation areas etc.
- 3.4 The following will be considered when preparing the appraisal, although in some cases no such features may be present and will thus not be considered further:
  - a. Scheduled Monuments (SMs) and their settings;
  - b. Non-scheduled ancient monuments and their settings;
  - c. Listed buildings and their settings;

- d. Non statutory Buildings of Local Importance, where this information is readily available and relevant to the proposed development;
  - e. Registered Parks and Gardens and their essential settings;
  - f. Registered Historic Landscapes;
  - g. Non-registered historic landscapes;
  - h. Buried archaeological potential;
  - i. Palaeo-environmental potential;
  - j. Hedgerows and field patterns;
  - k. Ancient woodland;
  - l. Place-name evidence;
  - m. Newly identified sites of historic importance;
  - n. Cumulative impacts, e.g. wind turbines in close proximity;
  - o. Any Tir Gofal / Glastir interests or requirements (where relevant); and
  - p. LANDMAP and landscape characterisation information.
- 3.5 A report will be prepared on the results of the assessment. This report will include information on known sites within and in the vicinity of the proposed development site. Maps of known archaeological and historical sites will be presented in the report. Photographs will be used where appropriate.
- 3.6 The report will be fully representative of the information gained from the above methodology, even if there should be negative evidence. The report will include the following:
- a) A concise non-technical summary of the appraisal results.
  - b) The report will contain at least one plan showing the site's location in respect to the local topography.
  - c) The report should list all the sources consulted.
  - d) Where necessary, the report will also contain suitably selected plans and maps (including historic maps) of significant archaeological features.
  - e) Written descriptions of all archaeological features observed during the site visit.
  - f) Statement of the local and regional context of the historic assets identified. Consideration, where appropriate, of the national Research Agenda.
  - g) An assessment of the relative value or significance of each recognised historic asset.
  - h) An impact assessment of the proposed development on the potential archaeological resource.
- 3.7 Once completed, a copy of the report will be submitted to the LPA for the consideration of their archaeological advisers. A further copy of the report should be provided to the Dyfed Archaeological Trust for deposition within the Regional Historic Environment Record (HER).
- 3.8 Where appropriate, a summary report on any new significant archaeological discovery will be submitted for publication to a national journal (e.g. Archaeology in Wales) no later than one year after the completion of the work.

- 3.9 Although there may be a period during which client confidentiality should be maintained, the report and the archive should normally be deposited in the appropriate repository not later than six months after completion of the work.

#### **4. STAFF**

- 4.1 The project will be managed by James Meek, Head of DAT Archaeological Services.
- 4.2 The report and site walkover survey will be undertaken by Alice Day of DAT Archaeological Services.

#### **5. HEALTH AND SAFETY**

- 5.1 All permanent members of DAT Archaeological Services staff are CSCS<sup>3</sup> registered.
- 5.2 DAT Archaeological Services will carry out a health and safety risk assessment prior to the site walkover survey to ensure that all potential risks are minimised.
- 5.3 All relevant health and safety regulations must be followed where advised by the client.
- 5.4 As the site visit will likely be undertaken by a single archaeologist, it may be necessary to implement lone working procedures and contacts.

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<sup>3</sup> *Construction Skills Certification Scheme (Health and Safety Tested)*



# **NUN STREET, ST DAVIDS: HISTORIC ENVIRONMENT APPRAISAL**

RHIF YR ADRODDIAD / REPORT NO. 2017/47  
RHIF Y DIGWYDDIAD / EVENT NO. 110505

Awst 2017  
August 2017

Paratowyd yr adroddiad hwn gan / This report has been prepared by

**Alice Day**

Swydd / Position: **Archaeologist**


Llofnod / Signature .....  ..... Dyddiad / Date 17/08/2017

Mae'r adroddiad hwn wedi ei gael yn gywir a derbyn sêl bendith  
This report has been checked and approved by

**James Meek**

ar ran Ymddiriedolaeth Archaeolegol Dyfed Cyf.  
on behalf of Dyfed Archaeological Trust Ltd.

Swydd / Position: **Head of DAT Archaeological Services**

Llofnod / Signature .....  ..... Dyddiad / Date 05/09/2017

Yn unol â'n nôd i roddi gwasanaeth o ansawdd uchel, croesawn unrhyw sylwadau  
sydd gennych ar gynnwys neu strwythur yr adroddiad hwn

As part of our desire to provide a quality service we would welcome any  
comments you may have on the content or presentation of this report

