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# Proposed Golf Clubhouse, Henllys Hall, Llanfaes

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May 2005

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*Ymddiriedolaeth Archaeolegol Gwynedd*  
Gwynedd Archaeological Trust  
*Craig Beuno, Ffordd y Garth, Bangor, Gwynedd LL57 2RT*

Proposed Golf Clubhouse,  
Henllys Hall,  
Llanfaes,  
Ynys Mon

May 2005

Prepared for John Moore and Partners

by

David Longley

Event PRN 40684

An assessment of the significance of and impact upon the archaeology within an area proposed for development on land to the west of West Lodge at Henllys Hall, Llanfaes.



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May 2005

## **Proposed Golf Clubhouse, Henllys Hall, Llanfaes, Ynys Mon**

### **Summary**

This assessment considers the significance of, and impact upon, the archaeology within an area proposed for development on land to the west of West Lodge at Henllys Hall Llanfaes. The proposal includes the construction of a new golf clubhouse, two associated holiday apartments, car parking and landscaping. The currently proposed development area is located at the focus of several permutations of road and track which communicated between Henllys Hall and Llanfaes village at the north end and the Llanfaes/Beaumaris ferry, Beaumaris town and the Baron Hill estate at the south end. Certain of these routes are ancient and the greater part of Henllys Lane is likely to have communicated between the Llanfaes Ferry (now Beaumaris Green) and the royal llys at Henllys in the thirteenth century, if not earlier. The course of this early route most probably skirted the western boundary of the proposed development area and there will be no direct impact on this route from the proposed development. A deviation from Henllys Lane, taking a direct route across fields to St. Catherine's church, now intermittently represented by a public footpath, similarly falls outside the proposed development area on its eastern side and there will be no direct impact on this route from the proposed development. The northward continuation of Henllys Lane to the south-eastern corner of Henllys Hall would appear to have been a customarily used replacement of the earliest route described above and was, until the late eighteenth-century, a means of access to the hall with through traffic on to St. Catherine's church. Comparison of the 1830 Henllys survey with late nineteenth century and more recent mapping, suggests that this route has been realigned slightly, and straightened, on the north-eastern boundary of the proposed development. It is recommended, therefore, that should the development proceed, provision should be made for an archaeological watching brief during earthmoving in order to observe and record any exposures which might provide evidence for an earlier manifestation of this locally significant road.

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## Introduction

### Topography and setting

This assessment considers the significance of and impact upon the archaeology within an area proposed for development on land to the west of West Lodge at Henllys Hall, Llanfaes. The proposed development would occupy an area of approximately 5000 square metres to include the construction of a new golf clubhouse, two associated holiday apartments, car parking and landscaping.

The assessment area lies at the southern limit of the property owned by HPB Ltd, immediately to the west of West Lodge and adjacent to the access road to Henllys Hall on the road's south-west side. The assessment area is flanked on the south and west sides by an ancient track at the northern boundary of the Baron Hill estate.

The area proposed for development has a ground plan in the form of an inverted L or V. The eighteenth hole lies immediately to the north across the access track. The site occupies a relatively level terrace just short of the crest of a spur extending from a prominent, wooded ridge to the west.

Beyond this terrace the contour of the land falls gently towards the east and the shoreline of the Menai Straits 800m distant. Henllys Hall stands at the northern end of the ridge, 250m north of the proposed development site.

The site is presently occupied by a large competition tee enclosed on the west, south and east sides by a low bank of dumped material, now grassed on the sides facing the tee.

An archaeological assessment has been requested to assess the level of impact of the proposals upon any archaeological remains that may exist upon the site. Gwynedd Archaeological Trust (Contracts Section) has been asked by John Moore and Partners to undertake the archaeological assessment. A detailed brief has been prepared for this work, by Gwynedd Archaeological Planning Service (and this is included as an appendix to the report). The assessment has been conducted to a level specified in Standard and Guidance for Archaeological Desk-based Assessment (Institute of Field Archaeologists, 1994, rev. 1999).

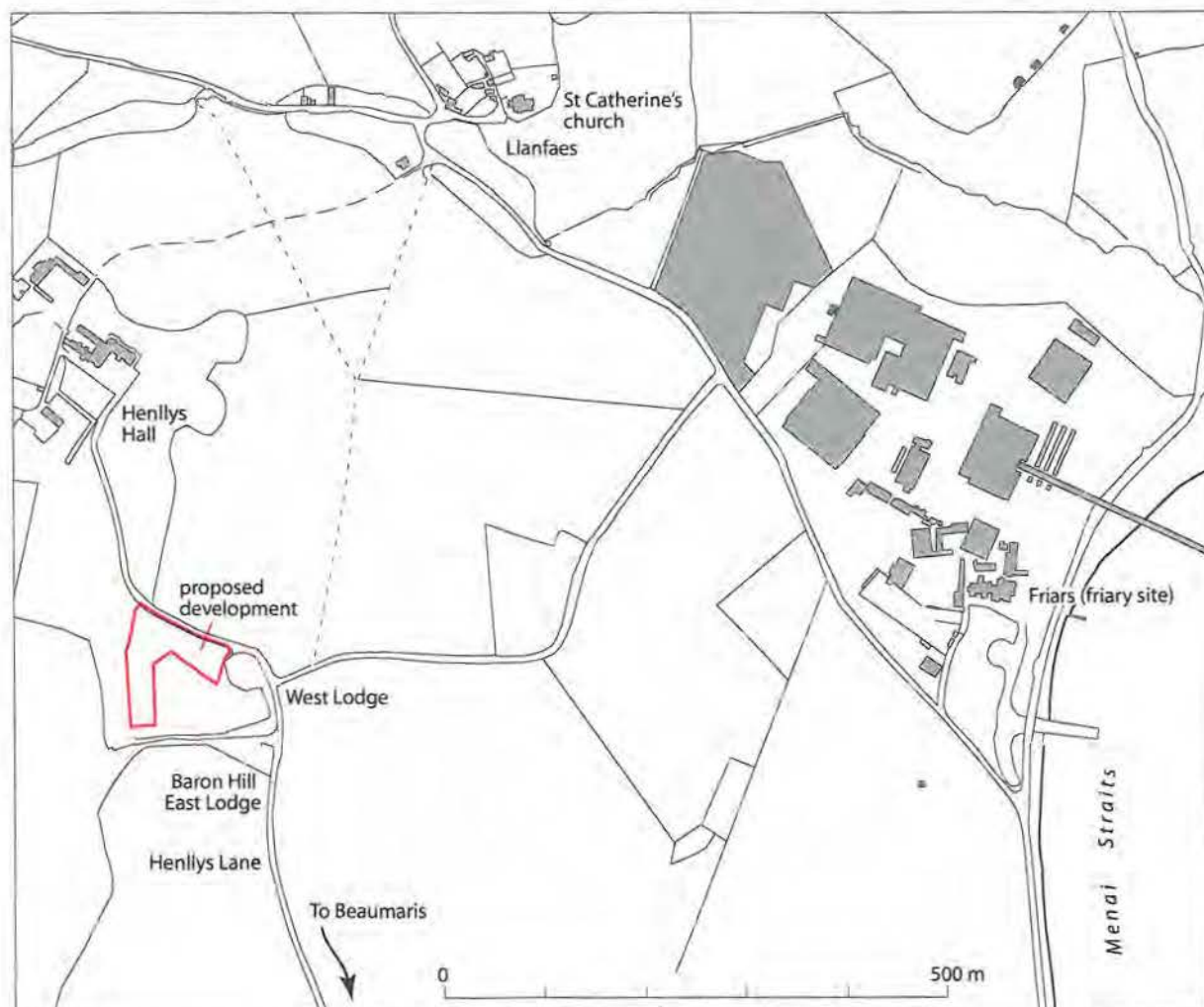


fig. 1



fig. 2



fig. 3



fig. 4

Features are described and mitigatory recommendations are offered in the context of the proposed development. Consideration is also given to the group value and integrity of the component parts where appropriate.

### **Assessment brief**

The requirement is for a desk-top survey and field search in order to assess the impact of the proposals on the archaeological and heritage features within the proposed development area and close enough to it to be affected.

Gwynedd Archaeological Trust's proposals for fulfilling these requirements are as follows:

- a) to identify and record the cultural heritage of the area to be affected by the proposals;
- b) to evaluate the importance of what was identified (both as a cultural landscape and as the individual items which make up that landscape); and
- c) to recommend ways in which damage to the cultural heritage can be avoided or minimised.

It is possible that certain features will be not be capable of being assessed by a desktop and field visit, and that subsequent field evaluation may be necessary in the form of trial excavation or geophysical survey. This report will contain recommendations for any field evaluation required.

### **Desk-top Study**

Maps, computer records, written records and reference works, which make up the Sites and Monuments Record at Gwynedd Archaeological Trust were consulted. Records (including early Ordnance Survey maps, tithe maps and schedules, estate maps, leases, rentals and correspondence and reference works and secondary sources) were also consulted in the library and the archives of the University of Wales, Bangor.

I am grateful to the staff of the University Archives at Bangor for access to relevant documents.

### **Field Search**

This was undertaken on 10th May, 2005, when the site was walked.

### **Report**

All available information was collated. Features were then assessed and allocated to the categories listed below. These are intended to give an idea of the importance of the site and the level of response likely to be required, for ease of reference. Descriptions of the sites or features and specific

recommendations for further evaluation or mitigatory measures, as appropriate, are given in the relevant sections of this report.

In some cases, further investigation may result in sites being moved into different categories. The criteria used for allocating sites to categories are based on those used by the Secretary of State when considering ancient monuments for scheduling; these are set out in Annex 3 to Welsh Office Circular 60/96 Planning and the Historic Environment: Archaeology.

#### *Category A* Sites of national importance.

Scheduled Ancient Monuments, Listed Buildings and sites of schedulable or listable quality, i.e. those which would meet the requirements for scheduling (ancient monuments) or listing (buildings) or both.

Sites which are scheduled or listed have legal protection, and it is recommended that all Category A sites remain preserved and protected in situ.

#### *Category B* Sites of regional or county importance.

Sites which would not fulfill the criteria for scheduling or listing, but which are nevertheless of particular importance within the region.

Preservation in situ is the preferred option for Category B sites, but if damage or destruction cannot be avoided, appropriate detailed recording might be an acceptable alternative.

#### *Category C* Sites of district or local importance.

Sites which are not of sufficient importance to justify a recommendation for preservation if threatened.

Category C sites nevertheless merit adequate recording in advance of damage or destruction.

#### *Category D* Minor and damaged sites.

Sites which are of minor importance or so badly damaged that too little remains to justify their inclusion in a higher category.

For Category D sites, rapid recording, either in advance or during destruction, should be sufficient.

#### *Category E* Sites needing further investigation.

Sites whose importance is as yet undetermined and which will require further work before they can be allocated to categories A - D are temporarily placed in this category, with specific recommendations for further evaluation. By the end of the assessment there should be no sites remaining in this category.

### **Impact**

The following terms define the levels of direct impact used within this report upon the archaeological

resource, and upon each of the archaeological sites:

*None:* There will be no impact upon the feature.

*Negligible:* This is used where the impact is marginal, and would not by the nature of the site cause irreversible damage to the remainder of the feature, for example a linear feature such as a wall, or a large silt deposit which is only being marginally disturbed.

*Moderate:* This is used when impact would affect less than half the feature concerned, and the remainder would retain its intrinsic archaeological value.

*Considerable:* The total removal of a feature or its partial removal which would effectively destroy the remainder of the site.

### Existing statutory protection

The part of Llanfaes subject to the current development proposal does not fall within a Conservation Area. The area is not within an AONB or Heritage Coast designation. The site is within the Penmon Landscape of Special Historic Interest within the Cadw/CCW/ICOMOS Register of Historic Landscapes, but this does not constitute a statutory designation.

### Scheduled Ancient Monuments and Listed Buildings and previously known archaeological sites

There are no known archaeological sites, listed buildings or scheduled ancient monuments within the currently proposed development area. A watching brief undertaken in April 2000 during the digging of pipe trenches between Llanfaes village and Henllys, 300m north-east of the proposed development area proved inconclusive. There are, however, several archaeological sites of considerable significance within close proximity. These include:

- The probable location of the llys or royal estate – centre of the thirteenth century Princes of Gwynedd at Henllys Hall.
- The probable location of the settlement nucleus of the medieval community of Llanfaes, close to St. Catherine's Church (of medieval origin, rebuilt in the nineteenth century). Several discoveries of twelfth and thirteenth century coins and medieval pottery sherds have been made in the fields to the south and east of St Catherine's church. Geophysical survey in the area between the church and Henllys Hall has indicated the former presence of compact enclosures, possibly related to the burgage plots of the medieval community.
- The site of the Franciscan Friary (1237 to 1536) of Llanfaes.
- The late thirteenth century royal castle of Edward I at Beaumaris and the associated town.
- The principal residence of the Bulkeley family at Baron Hill.

It is not considered that the proposed development would impact adversely on the setting of these monuments

West Lodge, immediately adjacent to the proposed development site, was built in the early nineteenth century. It is a rectangular single storey structure with hipped roof, central chimney stack and projecting eaves forming a portico which survives on the north side. There is a secondary flat-roofed extension on the south side. The lodge stands alongside the access road to Henllys Hall. The road was, at one time, gated at this point. The building stands within, and to the east side of, a circular garden, enclosed by a substantial hedge and, partly, by original iron railings. The lodge and its garden are outside the property boundary of HPB Ltd and do not form part of the current development proposal. The Lodge is an interesting and attractive component of early nineteenth-century estate infrastructure but is not a listed building.

## Historical context

*This summary account reproduces the background history to Henllys included in GAT Report 488, Watching Brief at Henllys Hall, Beaumaris*

Llanfaes undoubtedly owed its origin and development to the presence there of a medieval royal estate (a maerdref), organised on traditional lines. This can be seen in the survival of agricultural works as elements of the tenants' obligations (Jones-Pierce, 1972, 280; Carr 1982, 233). During the 13th century, however, the maerdref of Llanfaes was transformed. Commutation of labour services for cash payments and an encouragement of commerce created, at

Llanfaes, an important trading town. It has been calculated that the revenues from trade passing through the port of Llanfaes amounted to seventy per cent of the total for the whole of Gwynedd (Carr 1982, 232). Burgage rents were assessed at Llanfaes and later documents refer to a new kind of tenancy – 'gwyr y farchnad' – market men. The Llanfaes ferry was one of the important points of communication with the mainland. An early indication of the growing

urbanisation of Llanfaes is the establishment there of a friary. This was founded in 1237 by Llywelyn ap Iorwerth in memory of his wife Joan and was one of the earliest Franciscan houses in England and Wales. St. Catherine's church at Llanfaes was the richest church on Anglesey in 1254.

In 1294 the demesne lands of Llanfaes were said to extend over 13 carucates (780 acres at 60 acres to the carrucate). There were also meadows: three and a half acres of meadow are described in 1305 as being 'under the Court of Llanfaes'; a garden and the significant resource of Coed Cadw or the 'Wood of Llanfaes'. During the age of the Princes the demesne land of the maerdref of Llanfaes was among the most productive on Anglesey.

During the 15th and 16th centuries the Hampton and Bulkeley families began to emerge as the major landholders in the area. By the 1630s the extent of Hampton lands in the parish of Llanfaes becomes clear (UWB, Henllys papers, 11, 12). They ran from Tyddyn y Gwynt to Bodgylched and include tenements near the King's Wood, Henllys Mill and the demesne lands of Henllys itself. It would seem that the Hamptons had acquired a significant portion of the former township of Llanfaes and its hamlet of Bodgylched. The other major landowner in Llanfaes was the Bulkeley family of Baron Hill who held all the land between Beaumaris and Henllys and the coastal strip including Friars. During the 18th and 19th centuries exchanges of land saw some movement in the boundaries of Henllys demesne, mostly, but not entirely, to the benefit of the Baron Hill estate. The patterning of fields in the present landscape is a creation of the early years of the nineteenth century. Fields are large and the boundaries are generally straight, a product of the amalgamation and straightening of earlier, smaller and irregular plots.

#### Location

Although nothing now survives above the surface of the ground to suggest the very considerable importance of Llanfaes in the Age of the Princes, certain elements of the maerdref can be located with some confidence. These include the ferry (now the castle green, Beaumaris), the friary (on the shoreline, within the grounds of the former Lairds engineering works), the church of St. Catherine (north-east of Henllys Hall, the tenements of the bond township (concentrated around the church) and the llys – the royal estate centre (probably on the site of Henllys Hall). It is the probable former presence of the llys at the site of Henllys that has occasioned the archaeological response which forms the basis of this and related reports in respect of current development.

#### Llys

The llys was the nucleus of the maerdref of Llanfaes. Unfortunately the suppression of the township and

the transference of the community to Newborough c.1302-3 has meant that Llanfaes lacks the documentary detail applied to the other Anglesey maerdrefi in the second great royal extent, or survey, of 1352. There are no references to the building works required at the maerdref and the only acknowledgement of its former importance is a reference to the labour services owed by the tenants of Dinsilwy Rys in making the ditch and watercourse of the mill. An earlier extent of 1294 contains useful information on the agricultural and commercial life of Llanfaes but is silent on the buildings of the llys.

The place name Henllys – 'the old, or former llys' – is very suggestive but may not be accepted uncritically. The name, however, does not appear to be an antiquarian back-formation. While Hamptons were holding land in the area as early as 1414, the first recorded occurrence of 'Henllys' can be found in a release of 20th January 1584 by William Hampton of 'Henllys' concerning a message in Rotten Row.

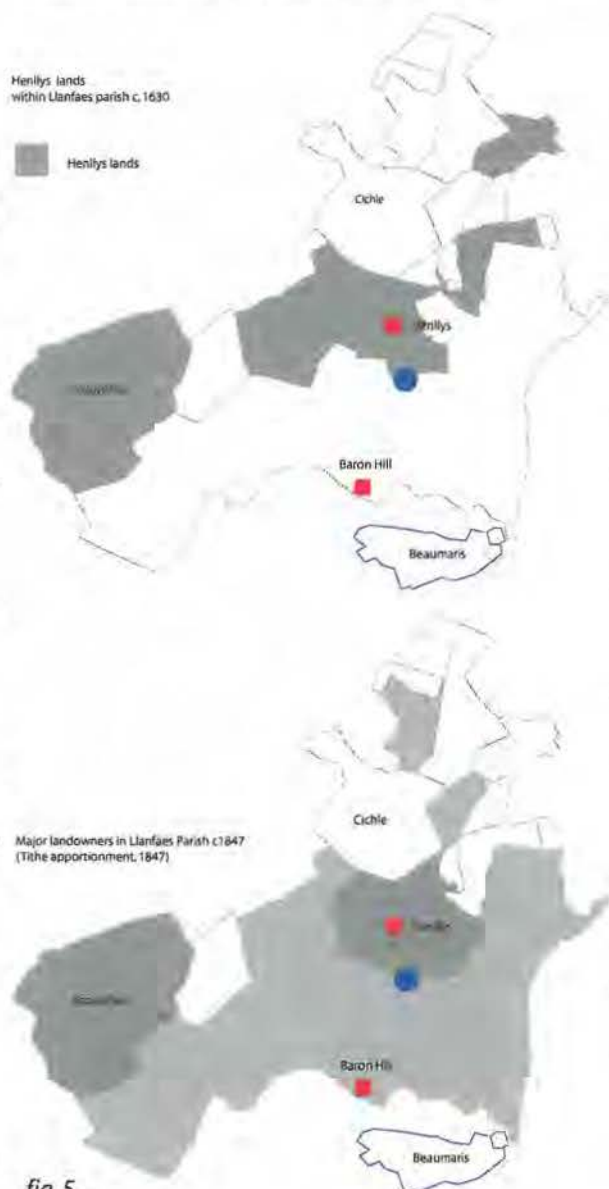


fig. 5

The llys of Llanfaes might be expected to be on a more or less direct line of communication with other commotal centres on the island. In addition to administrative circuits the obligations of tenants are often expressed in terms of carriage of materials. This was the case for the tenants of Dinsilwy Rys who 'carry for the lord from Llanfaes as far as Caernarfon or Penrhos or Conwy or anywhere the lord may require with a man and a horse hired at 2d. daily'. There are two immediately obvious approaches to Henllys. One along Henllys Lane from Beaumaris, past West Lodge to approach Henllys at its south-east corner. Henllys Lane represents the alignment

and re-alignment of an original route from the ferry swinging, via relict stretches of track and continuous field boundaries. The other is the old established track through the fields from East Lodge and the church. Closer examination of the earliest detailed plan of the complex (1830), however, suggests another possibility. A track from the convergence with Henllys Lane led south-west into Cae Glas Uchaf, where it is identified as 'the old road', running almost continuously across southern Anglesey to Rhosyr, the royal llys in the adjacent commote of Menai.

Survey of Henllys Demesne, 1830

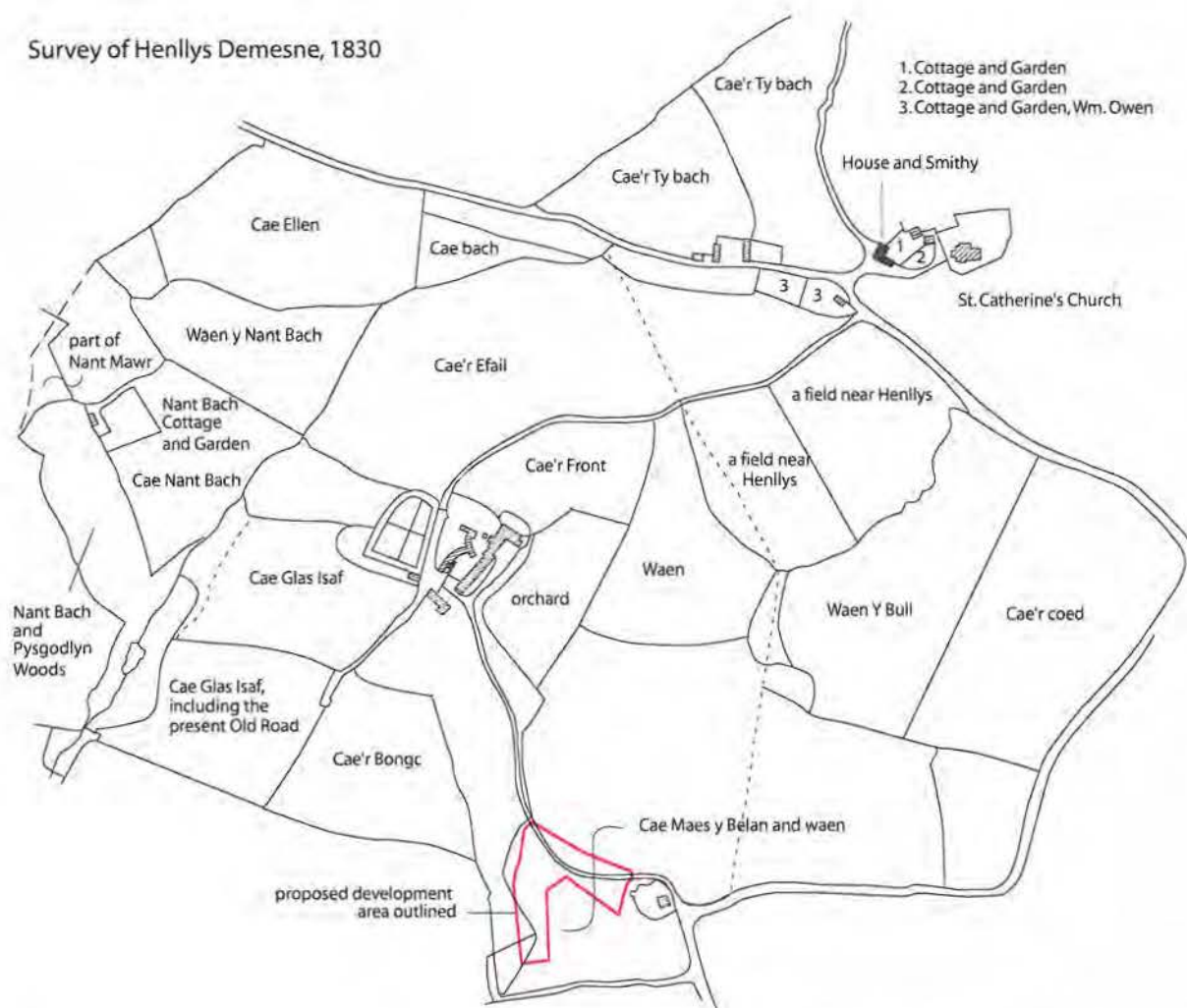


fig. 6

## Local historical context and Henllys Lane.

Following the conquest of Gwynedd by Edward I in 1283, the construction of Beaumaris castle in 1295 and the subsequent establishment of the town of Beaumaris, the medieval township of Llanfaes was eclipsed. Two major families emerged as the dominant landholders in what became the parish of Llanfaes, the Buckley dynasty of Baron Hill (Beaumaris) and the Hamptons at Henllys. The Hampton family acquired the core of the former Welsh royal demesne of Llanfaes.

During the 'Age of the Princes' the important ferry crossing of the Menai Straits, from Aber on the mainland to Llanfaes, landed on the Anglesey shore at the 'Ferryman Warth', now known as The Green, Beaumaris. The route from the shoreline to the llys at Henllys very probably followed Henllys Lane for much of its course. At its southern end, Henllys Lane now enters Beaumaris at Wexham Street. The original course probably took an oblique south easterly turn, directly to 'the Green' and the ferry, closely following the south-eastern boundary of the township and later parish of Llanfaes. At its northern end an estate survey of Baron Hill lands in the 1770s shows a marked dog-leg in the route of Henllys Lane, a short distance to the south of the later West Lodge. The change of direction strikes a straight course across fields to the cross-roads in front of St. Catherine's church, Llanfaes. A track through Baron Hill lands joins this route at the point where Baron Hill East lodge was to be built during the nineteenth century. Two hundred yards to the west a short length of track turned perpendicular to the East Lodge track, going northward. This would seem to represent a relict portion of the continuation of the original route from the ferry landing, in this case striking a north-western course to the gate of Henllys itself. Here a further track can be identified on both Baron Hill (1779) and Henllys (1830) surveys, converging from the south-south west on the same point at Henllys. A relict part of this early system of route-ways still survives, coterminous with, but outside, the boundary of, the proposed development area.

The Bulkeleys and the Hamptons were neighbours and there must have been several instances of land exchanges as their respective estates took shape. A number of those are documented as, for example, when in 1716 Lord Bulkeley and Robert and Richard Hampton contested a right of way and access to properties in Llanfaes. Again, at the very end of the nineteenth century, land was exchanged between the two families in order to, or in consequence of, facilitating the construction of a road from Beaumaris to Llanfaes church.

It would seem that the earlier route to the main access at Henllys from the south had fallen into disuse by the end of the eighteenth century and perhaps much earlier. The fork in Henllys Lane referred to above had shifted to a more northerly position; the direct track across Cae Maes y Belan may not have been in regular use, instead a route following the contour to Henllys continuing through the property and on to St. Catherine's church would seem to have been preferred. This arrangement may not have been convenient to the Hamptons at Henllys. At about the same time the tenants of Fryars, the secular house on the site of the suppressed Franciscan Friary at Llanfaes, were making arrangements to achieve a greater degree of landscaped privacy between their house and the main road. In 1786 a survey was undertaken for the purpose of laying out a new road from Henllys Lane across Henllys and Baron Hill fields to the existing road which linked St. Catherine's church and the coastline at Fryars. This road was to spring from Henllys Lane at the point where West Lodge was subsequently built. The surveyor calculated and compared the distance along the existing 'old road' through Henllys Hall 'to the junction of the two roads outside the church' at 968 yards to that of the 'new road' at 1100 yards, an insignificant increase of 132 yards. The 'old road' as it approached the church, is described as 'six feet' broad whereas the new road was to be eighteen feet broad and this additional provision for wheeled traffic may also have been an important consideration in the realignment. At around the same time, several pieces of land were transferred from Baron Hill ownership to the Henllys Estate. Significantly these included fields in the angle between the St. Catherine's to Fryars road and the proposed new road and also the field called Waen (a wet marshy place) which includes the area of the current development proposal. These transfers ensured that the new road would now form the southern boundary of Henllys demesne.

The road was subsequently built. West Lodge was built at its junction with Henllys Lane and a gate provided, ensuring private access at the southern entrance to the Henllys estate. Traffic from Beaumaris could now travel up Henllys Lane and skirt the southern boundary of the estate via the new road to reach Llanfaes village and the church. Similarly traffic along the old track from the Baron Hill demesne, which joined Henllys Lane immediately to the south of West Lodge could now continue along the new road to reach Llanfaes village and the coastline at Fryars more conveniently. A lodge (Baron Hill East Lodge) was provided at the junction with Henllys Lane.

# Field boundaries and roads in Llanfaes 18th-19th centuries

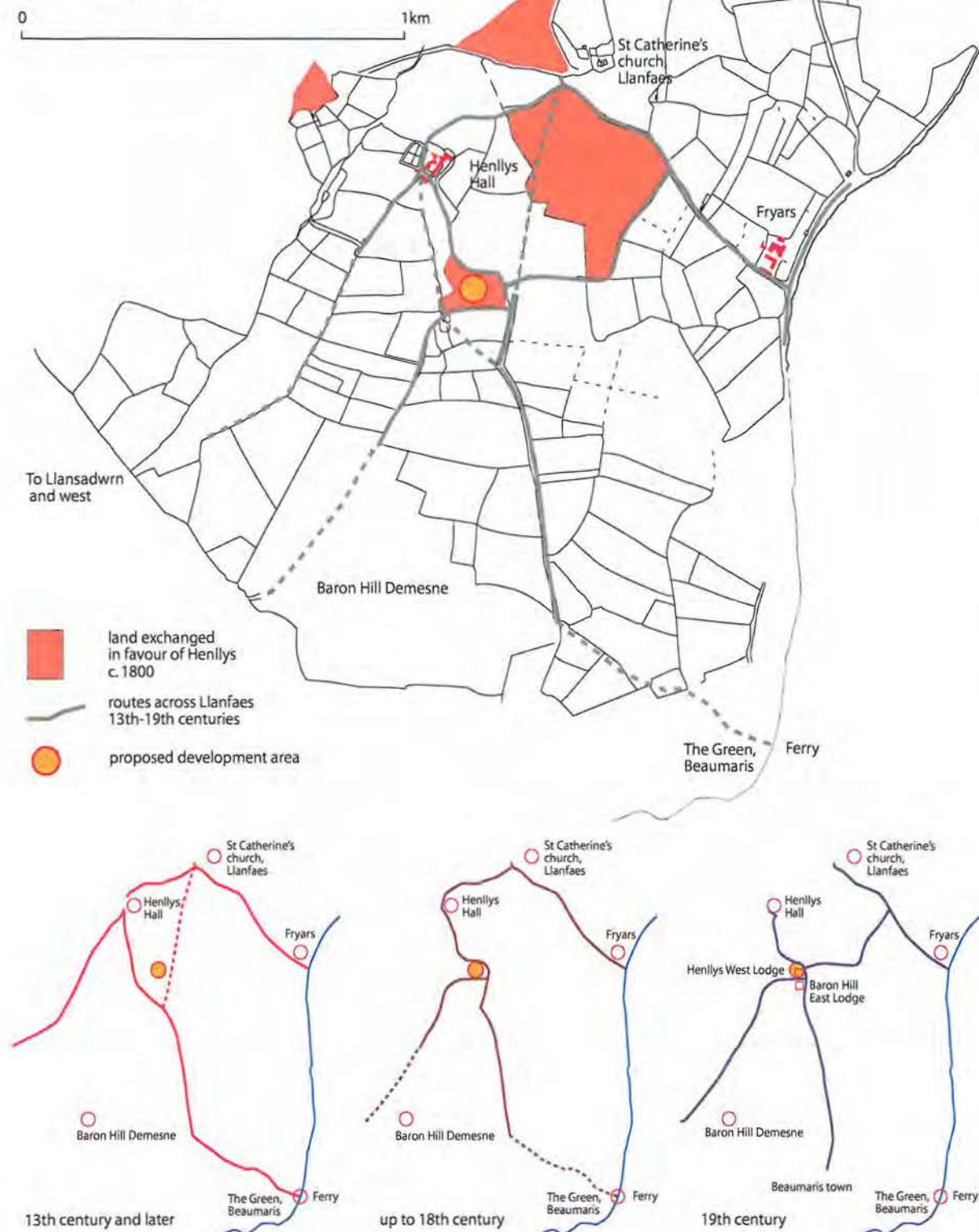


fig. 7

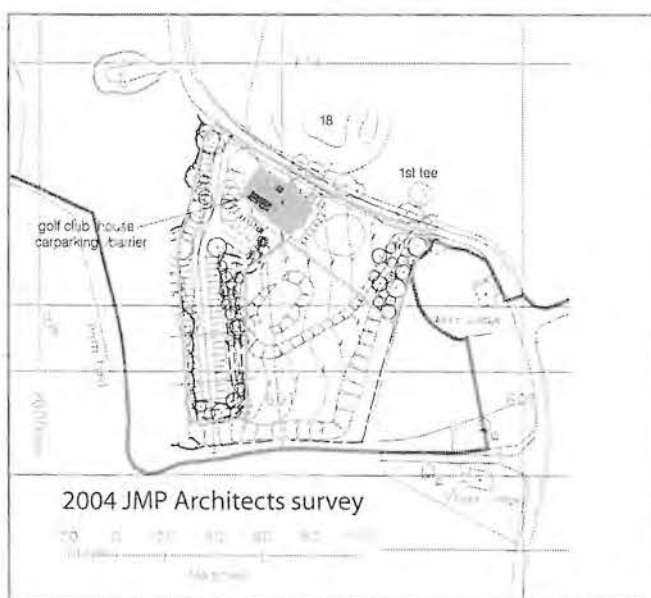
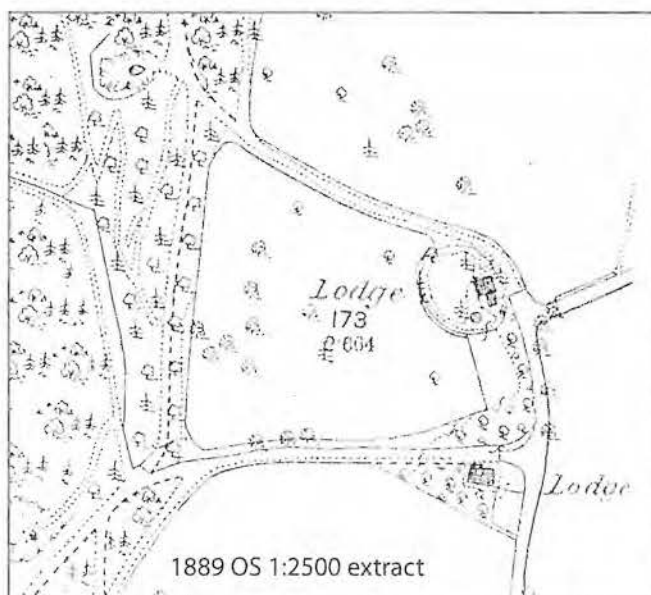
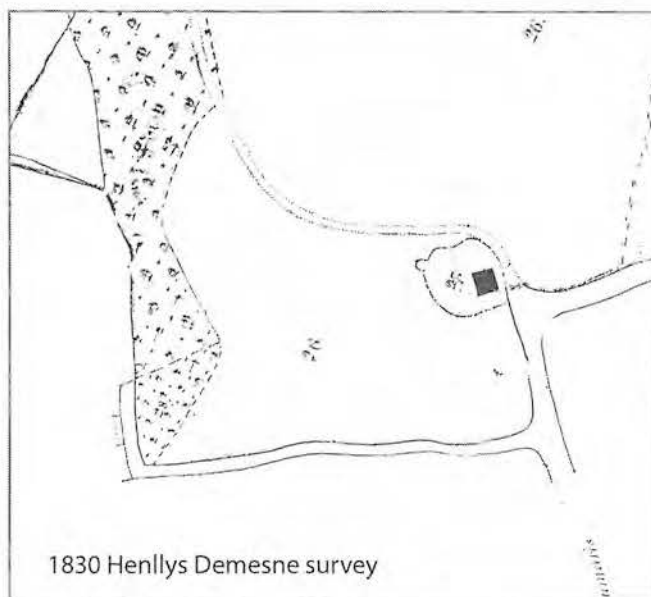


fig.8

## Summary, Archaeological Features and Recommendations

The currently proposed development area is located at the focus of several permutations of road and track which communicated between Henllys Hall and Llanfaes village at the north end and the Llanfaes/Beaumaris ferry, Beaumaris town and the Baron Hill estate at the south end. Certain of these routes are ancient and the greater part of Henllys Lane is likely to have communicated between the Llanfaes Ferry (now Beaumaris Green) and the royal llys at Henllys in the thirteenth century if not earlier. The course of this early route most probably skirted the western boundary of the proposed development area and there will be no direct impact on this route from the proposed development. A deviation from Henllys Lane, taking a direct route across fields to St. Catherine's church, now intermittently represented by a public footpath, similarly falls outside the proposed development area on its eastern side and there will be no direct impact on this route from the proposed development. The northward continuation of Henllys Lane to the south-eastern corner of Henllys Hall would appear to have been a customarily used replacement of the earliest route described above and was, until the late eighteenth-century, a means of access to the hall with through traffic on to St. Catherine's church. Comparison of the 1830 Henllys survey with late-nineteenth century and more recent mapping, suggests that this route has been realigned slightly, and straightened, on the north-eastern boundary of the proposed development. It is recommended, therefore, that should the development proceed, provision should be made for an archaeological watching brief during earthmoving in order to observe and record any exposures which might provide evidence for an earlier manifestation of this track.

**Feature 1** Early route communicating between the Llanfaes Ferry (now Beaumaris Green) and the royal llys at Henllys in the thirteenth century, known as Henllys Lane for most of its length but also represented by relict lengths of track and field boundaries from a short distance south of West Lodge to Henllys.

Category B: regional importance

Impact: none, There will be no impact upon the feature

Recommendation: None

**Feature 2** Deviation from Henllys Lane, taking a direct route across fields to St. Catherine's church, now intermittently represented by a public footpath

Category C: local importance

Impact: none, There will be no impact upon the feature.

Recommendation: None

**Feature 3** Northward continuation of Henllys Lane to the south-eastern corner of Henllys Hall

Category C: local importance

Impact: moderate

*Recommendation:* Should the development proceed, provision should be made for an archaeological watching brief during earthmoving in order to observe and record any exposures which might provide evidence for an earlier manifestation of this road.

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- UWB, Baron Hill papers, 815, 816
- BH4959-60, *Estate Surveys made in 1776 by J Foulkes, Anglesey, South vol.1*
- Ordnance Survey maps, 1250 scale, 1889, 1910; JMP Architects drawing for HPB, 2004

## DESIGN BRIEF FOR AN ARCHAEOLOGICAL ASSESSMENT

### Gwynedd Archaeological Planning Service

**Site:** Erection of New Golf Clubhouse, Henllys Hall, Beaumaris, Ynys Môn

**Client:** J M P Architects

**Date:** 20 April 2005

**National Grid Reference:** centred on 260000, 377600

***This design brief is only valid for six months after the above date. After this period Gwynedd Archaeological Planning Service should be contacted.***

*It is recommended that the contractor appointed to carry out the archaeological assessment visits the site of the proposed development and consults the Regional Historic Environment Record (HER) for north-west Wales before completing their specification. Gwynedd Archaeological Planning Service cannot guarantee the inclusion of all relevant information in the design brief.*

#### 1.0 Site Description

- 1.1 For the purposes of this brief the proposed development site comprises land to the west of West Lodge on the Henllys Hall Estate, Beaumaris.
- 1.2 The proposals include plans to construct a new build golf club house together with two associated holiday apartments, car parking and landscaping.
- 1.3 The proposals include substantial earthmoving in the area.

#### 2.0 Archaeological Background

- 2.1 Henllys Hall has been extensively developed leading to a substantial amount of archaeological work being commissioned.
- 2.2 A great deal of information has now been gathered relating to the extent and location of the medieval settlement.
- 2.3 No assessment of the archaeological resource has been made for the locality of West Lodge though a watching brief was carried out nearby during the excavation of a pipe trench. The results of the watching brief were inconclusive.

#### Documentation:

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### 3.0 The nature of the development and archaeological requirements

- 3.1 The proposed development comprises plans to construct a new golf club house, holiday apartments, car parking and landscaping.
- 3.2 This is a design brief for an **archaeological assessment** to be undertaken according to guidelines set out in Welsh national planning guidance (*Planning Policy Guidance Wales 2002*) and Welsh Office Circular 60/96 (*Planning and the Historic Environment: Archaeology*). The assessment will comprise a **desk-based study and field visit**.
- 3.3 The object of this programme of archaeological works is to make full and effective use of existing information in establishing the archaeological significance of the site to assess the impact of the development proposals on surviving monuments or remains
- 3.4 Following desk-based assessments field evaluation work should also be required in order to further assess the presence or absence of remains, their extent, nature, quality and character before determining the appropriate mitigation strategy, whether it be preservation *in situ*, archaeological excavation or a combination of the two.

### 4.0 Desk-based assessment detail

- 3.1 This *brief* should be used by archaeological contractors as the basis for the preparation of a detailed archaeological *specification*. The specification must be submitted to the archaeological curator for approval before the work commences.
- 3.2 The assessment must consider the following:
  - a) The nature, extent and degree of survival of archaeological sites, structures, deposits and landscapes within the study area through the development of an **archaeological deposit model**. This deposit model should reflect accurately the state of current knowledge and provide a research framework for further work if necessary. [See 3.3 below for further details]
  - b) The **history of the site**. [See section 3.4 below for further details]
  - c) The potential impact of any proposed development on the **setting of known sites of archaeological importance**. [See section 3.5 below for further details]
  - d) A **methodology for non-intrusive survey and intrusive evaluation** to determine the location, extent, date, character, condition, significance and quality of any surviving archaeological remains liable to be threatened by the proposed development. [See section 3.6-3.8 below for further details]

3.3 The **archaeological deposit model** will involve the following areas of research:

- a) Collation and assessment of all relevant information held in the HER, including listed building records.
- b) Assessment of all available excavation report and archives including unpublished and unprocessed material effecting the site and its setting.
- c) Assessment of all extant aerial photographic (AP) evidence and, where relevant, a re-plotting of archaeological and topographic information by a suitably qualified specialist at an appropriate scale. Many of the main archaeological aerial photographic records can be consulted at the Royal Commission on Ancient and Historical Monuments in Wales (RCAHMW), Aberystwyth. However, the Countryside Council for Wales (CCW), Bangor, also holds AP collections including 1940s Luftwaffe photographs, and these may be equally suited to the requirements of the desk-based study.
- d) Assessment of records held at the RCAHMW and University College Bangor, if appropriate.
- e) Assessment of the environmental potential of the archaeological deposits through existing data or by inference.
- f) Assessment of the faunal potential of the archaeological deposits through existing data or by inference.
- g) Assessment of the artefactual potential of the archaeological deposits through existing data or by inference.
- h) Assessment of all available geotechnical information for the area including the results of test pits and boreholes.
- i) Assessment of the present topography and landuse of the area through maps and site visits.

3.4 **Historical research** will involve the following:

- a) An analysis of relevant maps and plans. Cartographic evidence is held at the County Record Offices, including Tithe Maps, Enclosure Act Plans, Estate Maps and all editions of the Ordnance Survey. Place and field-name evidence from these sources should be considered.
- b) An analysis of the historical documents (e.g. county histories, local and national journals and antiquarian sources) held in museums, libraries or other archives, in particular local history and archives library.

3.5 When considering the **issue of setting** for scheduled ancient monuments, listed buildings and other sites of national and/or regional significance, the HER should be consulted to determine if the development falls within any designated landscape areas, such as World Heritage Sites and landscape character areas. Of particular importance are the *Register of Landscapes of Outstanding Historic Interest in Wales*, the *Register of Landscapes of Special Historic Interest in Wales*, published by Cadw: Welsh Historic Monuments in 1998 and 2001 respectively.

- 3.6 The **evaluation methodology** must consider the use of the following techniques:
- a) Ground survey within the core area.
  - b) The use of geophysical survey.
  - c) A programme of trenching and/or test pits to investigate the deposit model in more detail.
- 3.7 The evaluation should aim to determine the location, extent, date, character, condition, significance and quality of any surviving archaeological remains liable to be threatened by the proposed development. An adequate representative sample of all areas where archaeological remains are potentially threatened should be studied.
- 3.8 The evaluation should carefully consider any artefactual and environmental information and provide an assessment of the viability (for further study) of such information. It will be particularly important to provide an indication of the relative importance of such material for any subsequent decision making regarding mitigation strategies.

## **5.0 Results**

- 5.1 The results must be presented in a report and should be detailed and laid out in such a way that data and supporting text are readily cross-referenced. The HER Officer should be contacted to ensure that any sites or monuments not previously recorded in the HER are given a Primary Recognition Number (PRN) and that data structure is compatible with the HER. The historical development of the site must be presented in phased maps and plans comprising clearly, the outline of the site.
- 5.2 The deposit model should be presented graphically in plan and, where appropriate, in profile and at a scale that is commensurate with subsequent use as a working document.
- 5.3 Within the report an attempt should be made to indicate areas of greater or lesser archaeological significance and the sites should be ranked in level of overall archaeological importance (locally, regionally and nationally).
- 5.4 All relevant aerial photographs, re-plots and historic maps must be included and be fully referenced.
- 5.5 The report should specifically include the following:
- a) a copy of the design brief
  - b) a location plan
  - c) all located sites plotted on an appropriately scaled plan of the development
  - d) a gazetteer of all located sites, including full dimensional and descriptive detail

## **5.0 General requirements**

- 5.1 The archaeological assessment must be undertaken by an appropriately qualified individual or organisation, fully experienced in work of this character. Details, including the name, qualifications and experience of the project director and all other key project personnel (including specialist staff) should

- be communicated to the development control archaeologist and all written work attributed to an author (s).
- 5.2 Contractors and subcontractors are expected to conform to standard professional guidelines, including the following:-
- English Heritage's 1991 Management of Archaeological Projects (MAP2).
  - The Institute of Field Archaeologists 1985 (revised 1997) Code of Conduct.
  - The Institute of Field Archaeologists 1990 (revised 1997) Code of Approved Practice for the Regulation of Contractual Arrangements in Field Archaeology.
  - The Institute of Field Archaeologists 1994 (revised 1999) Standard and Guidance for Archaeological Watching Briefs.
  - The Institute of Field Archaeologists 1994 (revised 1999) Standard and Guidance for Archaeological Field Evaluation.
  - The Institute of Field Archaeologists 1994 (revised 1999) Standard and Guidance for Archaeological Desk Based Assessments.
  - The Institute of Field Archaeologists 1995 (revised 1999) Standard and Guidance for Archaeological Excavation.
  - The Institute of Field Archaeologists 1996 (revised 1999) Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures.
  - The Institute of Field Archaeologists 1999 Standard and Guidance for the Collection, Documentation, Conservation and Research of Archaeological Materials.
  - Museum and Galleries Commission 1994 Standards in the Museum Care of Archaeological Collections.
  - United Kingdom Institute for Conservation 1990 Guidelines for the Preparation of Excavation Archives for long-term storage.
- 5.3 Many people in North Wales speak Welsh as their first language, and many of the archive and documentary references are in Welsh. Contractors should therefore give due consideration to their ability to understand and converse in Welsh.
- 5.4 Where relevant, specialist studies of environmental, economic and historical data must include a *statement of potential*. All specialist reports used in the preparation of this study must be reproduced **in full** in the desk-based study.
- 5.5 A full archive including plans, photographs, written material and any other material resulting from the project should be prepared. All plans, photographs and descriptions should be labelled, cross-referenced and lodged in an appropriate place (to be agreed with the archaeological curator) within six months of the completion of the project.
- 5.6 Two copies of the bound report must be sent to the address below, one copy marked for the attention of the Development Control Archaeologist, the other for attention of the HER Officer, who will deposit the copy in the HER.
- 5.7 The involvement of Gwynedd Archaeological Planning Service should be acknowledged in any report or publication generated by this project.

## 6.0 Glossary of terms

### 6.1 *Archaeological Contractor*

A professionally qualified individual or an organisation containing professionally qualified archaeological staff, able to offer an appropriate and satisfactory treatment of the archaeological resource, retained by the developer to carry out archaeological work either prior to the submission of a planning application or as a requirement of the planning process.

### 6.2 *Archaeological Curator*

A person, or organisation, responsible for the conservation and management of archaeological evidence by virtue of official or statutory duties. In north-west Wales the archaeological advisor to the Local Planning Authorities is the development control archaeologist, who works to the Welsh Archaeological Trust's Curators' Code of Practice.

### 6.3 *Archive*

An ordered collection of all documents and artefacts from an archaeological project, which at the conclusion of the work should be deposited at a public repository, such as the local museum.

### 6.4 *Assessment*

A desk-based archaeological assessment (also known as a *desk-top assessment*) is a detailed consideration of the known or potential archaeological resource within a specified area or site (land-based, intertidal or underwater), consisting of a collation of existing written and graphic information in order to identify the likely character, extent, quality and worth of the known or potential archaeological resource in a local, regional or national context as appropriate.

### 6.5 *Brief*

The Association of County Archaeological Officers (1993) defines a *brief* as an outline framework of the planning and archaeological situation which has to be addressed, together with an indication of the scope of works that will be required.

### 6.6 *Evaluation*

A limited programme of non-intrusive and/or intrusive fieldwork which determines the presence or absence of archaeological features, structures, deposits, artefacts or ecofacts within a specified area or site; and, if present, defines their character and extent, and relative quality. It enables an assessment of their worth in a local, regional, national or international context, as appropriate. The programme of work will result in the preparation of a report and archive.

### 6.7 *Historic Environment Record (HER)*

A documentary record of known sites in a given area. In north-west Wales the HER is curated by the curatorial division of the Gwynedd Archaeological Trust.

### 6.8 *Specification*

The Association of County Archaeological Officers (1993) defines a *specification* as a schedule of works outlined in sufficient detail to be quantifiable, implemented and monitored.

## 7.0 Further information

- 7.1 This document outlines best practice expected of an archaeological assessment but cannot fully anticipate the conditions that will be encountered as work progresses. If requirements of the brief cannot be met they should only be excluded or altered after gaining written approval of the Gwynedd Archaeological Planning Service.
- 7.2 Further details or clarification of any aspects of the brief may be obtained from the Development Control Archaeologist at the address below.

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