

COWM TOP, ROCHDALE

Archaeological Desk-Based Assessment

JAC26981
Cowm Top, Rochdale
v1
08 March 2021

Quality Management

Version	Status	Authored by	Reviewed by	Approved by	Review date
v1	Final	Pete Owen	Pete Owen	Simon Mortimer	8.03.21

Approval for issue

Simon Mortimer

8 March 2021

The report has been prepared for the exclusive use and benefit of our client and solely for the purpose for which it is provided. Unless otherwise agreed in writing by RPS Group Plc, any of its subsidiaries, or a related entity (collectively 'RPS') no part of this report should be reproduced, distributed or communicated to any third party. RPS does not accept any liability if this report is used for an alternative purpose from which it is intended, nor to any third party in respect of this report. The report does not account for any changes relating to the subject matter of the report, or any legislative or regulatory changes that have occurred since the report was produced and that may affect the report.

The report has been prepared using the information provided to RPS by its client, or others on behalf of its client. To the fullest extent permitted by law, RPS shall not be liable for any loss or damage suffered by the client arising from fraud, misrepresentation, withholding of information material relevant to the report or required by RPS, or other default relating to such information, whether on the client's part or that of the other information sources, unless such fraud, misrepresentation, withholding or such other default is evident to RPS without further enquiry. It is expressly stated that no independent verification of any documents or information supplied by the client or others on behalf of the client has been made. The report shall be used for general information only.

Prepared by:

RPS**Pete Owen****Associate Director - Archaeology and Heritage**8 Exchange Quay
Salford, Greater Manchester M5 3EJ**T** +44 161 786 8550**E** pete.owen@rpsgroup.com

Prepared for:

Barratt Homes (Manchester) and GLP Ltd.

EXECUTIVE SUMMARY

This archaeological desk-based assessment draws together the available archaeological, historic, topographic and land-use information to clarify the heritage significance and archaeological potential of land at Cowm Top, Rochdale (NGR SD 8917 1032). The study site covers an area of 19ha and forms a large part of the Trows Farm allocation area within the draft Greater Manchester Spatial Framework (GMA26).

The assessment has established that there are no designated heritage assets within the site. The closest Scheduled Monument 'March Barn Bridge', lies 750m to the north west of the study site on the Rochdale Canal. The Scheduled Monument is well removed from the study site, without inter-visibility or any meaningful historic associations with the study site. The study site does not contribute to the Scheduled Monument's significance. The proposed development will have no impact upon the setting or significance of the Scheduled Monument, or any other Scheduled Monuments.

No non-designated heritage assets are recorded within the study site. Based on the available information, the study site is considered to have moderate potential for the presence of currently unknown Prehistoric archaeological evidence. Any such archaeological evidence is likely to be located within areas of higher ground within the study site, where the well-drained sandy soils and topographic position overlooking the Trub Brook would have provided favourable locations for human settlement and other activities. Any such evidence would be of local to regional importance depending on the potential to contribute to local and regional research agendas. There is considered to be low potential for archaeological evidence of all other periods.

It is considered that the archaeological potential of the site can be adequately addressed by an appropriately worded planning condition requiring a phased programme of archaeological work. Such a programme of archaeological work should commence with geophysical survey and trial trenching as appropriate.

Contents

EXECUTIVE SUMMARY	I
1 INTRODUCTION AND SCOPE OF STUDY	2
2 PLANNING BACKGROUND AND DEVELOPMENT PLAN FRAMEWORK.....	3
3 GEOLOGY AND TOPOGRAPHY	6
4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND WITH ASSESSMENT OF SIGNIFICANCE.....	7
5 SITE CONDITIONS, THE PROPOSED DEVELOPMENT & REVIEW OF POTENTIAL DEVELOPMENT IMPACTS ON ARCHAEOLOGICAL ASSETS	11
6 SUMMARY AND CONCLUSIONS	12
SOURCES CONSULTED.....	12

Figures

Figure 1	Site Location
Figure 2	Designated Heritage Assets
Figure 3	Non-Designated Heritage Assets
Figure 4	1851 Ordnance Survey Map
Figure 5	1895 Ordnance Survey Map
Figure 6	1938 Ordnance Survey Map
Figure 7	1997 Ordnance Survey Map
Figure 8	2020 Ordnance Survey Map

Plates

Plate 1	Study site, looking south from the north-eastern corner
Plate 2	Study site, looking south west from the north-eastern corner
Plate 3	Valley within the central portion of the study site, looking south
Plate 4	Looking towards the northern boundary from the centre of the study site
Plate 5	Area of disturbance near the northern corner of the study site
Plate 6	Looking towards the eastern boundary of the study site from the western boundary
Plate 7	Former road / track shown on historic Ordnance Survey maps, looking south west
Plate 8	Former field boundary within north-eastern portion of the study site
Plate 9	Waste exposed within eastern portion of the study site
Plate 10	Detail of exposed waste

Appendices

Appendix 1	Heritage Asset Gazetteer
------------	--------------------------

1 INTRODUCTION AND SCOPE OF STUDY

- 1.1 This archaeological desk-based assessment has been researched and prepared by RPS on behalf of Barratt Homes (Manchester) and GLP Ltd. It has been written in support of a planning application for the development of land at Cowm Top, Rochdale (hereafter referred to as the 'study site'). The study site comprises a large portion of the Trows Farm allocation area within the draft Greater Manchester Spatial Framework (GMA26). The study site is centred at National Grid Reference SD 8917 1032 and comprises a total area of approximately 19 hectares (Figure 1).
- 1.2 The study site comprises an area of marginal agricultural land located to the south of Rochdale, on the eastern fringes of Castleton, and within the triangle formed by the intersection of the M26 and A627(M) motorways. The site is bordered to the north by undeveloped land and the Crown Business Park, to the west by residential development, to the south by undeveloped land and Trows Lane and to the east by the A627(M) motorway.
- 1.3 The assessment comprises an examination of information contained within the Greater Manchester Historic Environment Record (HER), the National Heritage List for England and online resources. Information regarding Scheduled Monuments, Registered Parks and Gardens, Registered Battlefields and Listed Buildings was obtained from Historic England's National Heritage List for England, whilst information on Conservation areas was obtained from Rochdale Borough Council. Information on non-designated heritage assets was obtained from the Greater Manchester Historic Environment Record. The assessment incorporates published and unpublished material, and charts historic land-use through a map regression exercise. A site inspection was undertaken on 10th February 2021.

2 PLANNING BACKGROUND AND DEVELOPMENT PLAN FRAMEWORK

- 2.1 National legislation regarding archaeology, including scheduled monuments, is contained in the Ancient Monuments and Archaeological Areas Act 1979, amended by the National Heritage Act 1983 and 2002, and updated in April 2014.
- 2.2 In February 2019 the government published the revised National Planning Policy Framework (NPPF). The NPPF is supported by the National Planning Practice Guidance (NPPG), which first was published online 6th March 2014, with the guidance on Conserving and Enhancing the Historic Environment last updated 23 July 2019. (<https://www.gov.uk/guidance/conserving-and-enhancing-the-historic-environment>).
- 2.3 The NPPF and NPPG are additionally supported by three Good Practice Advice (GPA) documents published by Historic England: GPA 1: The Historic Environment in Local Plans; GPA 2: Managing Significance in Decision-Taking in the Historic Environment (both published March 2015). The second edition of GPA3: The Setting of Heritage Assets was published in December 2017.

National Planning Policy

- 2.4 Section 16 of the NPPF, entitled Conserving and enhancing the historic environment provides guidance for planning authorities, property owners, developers and others on the conservation and investigation of heritage assets. Overall, the objectives of Section 16 of the NPPF can be summarised as seeking the:
- Delivery of sustainable development
 - Understanding the wider social, cultural, economic and environmental benefits brought by the conservation of the historic environment
 - Conservation of England's heritage assets in a manner appropriate to their significance
 - Recognition that heritage makes to our knowledge and understanding of the past
- 2.5 Section 16 of the NPPF recognises that intelligently managed change may sometimes be necessary if heritage assets are to be maintained for the long term. Paragraph 189 states that planning decisions should be based on the significance of the heritage asset and that level of detail supplied by an applicant should be proportionate to the importance of the asset and should be no more than sufficient to review the potential impact of the proposal upon the significance of that asset.
- 2.6 *Heritage Assets* are defined in Annex 2 of the NPPF as: a building, monument, site, place, area or landscape positively identified as having a degree of significance meriting consideration in planning decisions. They include designated heritage assets (as defined in the NPPF) and assets identified by the local planning authority during the process of decision-making or through the plan-making process.
- 2.7 Annex 2 also defines *Archaeological Interest* as a heritage asset which holds or potentially could hold evidence of past human activity worthy of expert investigation at some point.
- 2.8 A *Nationally Important Designated Heritage Asset* comprises a: World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area.
- 2.9 *Significance* is defined as: The value of a heritage asset to this and future generations because of its heritage interest. This interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.

- 2.10 *Setting* is defined as: The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.
- 2.11 In short, government policy provides a framework which:
- Protects nationally important designated Heritage Assets
 - Protects the settings of such designations
 - In appropriate circumstances seeks adequate information (from desk-based assessment and field evaluation where necessary) to enable informed decisions
 - Provides for the excavation and investigation of sites not significant enough to merit *in-situ* preservation.
- 2.12 The NPPG reiterates that the conservation of heritage assets in a manner appropriate to their significance is a core planning principle, requiring a flexible and thoughtful approach. Furthermore, it highlights that neglect and decay of heritage assets is best addressed through ensuring they remain in active use that is consistent with their conservation. Importantly, the guidance states that if complete, or partial loss of a heritage asset is justified, the aim should then be to capture and record the evidence of the asset's significance and make the interpretation publicly available. Key elements of the guidance relate to assessing harm. An important consideration should be whether the proposed works adversely affect a key element of the heritage asset's special architectural or historic interest. Additionally, it is the degree of harm, rather than the scale of development, that is to be assessed. The level of 'substantial harm' is considered to be a high bar that may not arise in many cases. Essentially, whether a proposal causes substantial harm will be a judgment for the decision taker, having regard to the circumstances of the case and the NPPF. Importantly, harm may arise from works to the asset or from development within its setting. Setting is defined as the surroundings in which an asset is experienced and may be more extensive than the curtilage. A thorough assessment of the impact of proposals upon setting needs to take into account, and be proportionate to, the significance of the heritage asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.
- 2.13 In considering any planning application for development, the planning authority will be mindful of the framework set by government policy, in this instance the NPPF, by current Development Plan Policy and by other material considerations.

Local Planning Policy

- 2.14 Local planning policy for the Rochdale Borough area is contained within the Rochdale Borough Unitary Development Plan 2001-2016 (UDP), which was adopted in June 2006.
- 2.15 The UDP contains two policies of relevance to this assessment:

BE/10 Development Affecting Archaeological Sites and Ancient Monuments

Developers must take full account of the presence of known Ancient Monuments and sites of archaeological importance and their settings in proposals. Planning permission will be refused where developers do not sympathetically accommodate such structures or remains, particularly where the proposal has a significant affect on the site itself or its setting.

Proposals should accommodate the physical preservation of archaeological features in situ. In exceptional circumstances where this is not possible, and where the site is of lesser significance, archaeological excavation to secure the preservation of features either on or off site may be appropriate to enable preservation by record. In such cases, the applicant may be required to carry out a programme of proper recording of archaeological evidence before development takes place. Such a programme could be secured by planning conditions or through a Section 106

obligation negotiated with the applicant. In all cases there should be a full and appropriate prior evaluation of the archaeological resource detailing its value, the likely impact of proposals and mitigation as required.

BE/11 Protection of Locally Important Buildings and Features of Archaeological and Historic Interest

The Council will permit development proposals that do not adversely affect buildings and features which are of local interest and which contribute to the character of an area and/or are important in townscape terms.

- 2.16 In line with relevant planning policy and guidance, this desk-based assessment seeks to clarify the study site's archaeological potential and the likely significance of that potential and the need or otherwise for additional mitigation measures.

3 GEOLOGY AND TOPOGRAPHY

Geology

- 3.1 The British Geological Survey characterises the solid geology of the study site as mudstone, siltstone and sandstone of the Pennine Lower Coal Measure interspersed with bands of sandstone of the Old Lawrence Rock formation. This is overlain by a drift geology characterised as Hummocky (Moundy) Glacial Deposits consisting of mixed sands and gravels.

Topography

- 3.2 The general topographic trend of the site is a rise from approximately 165m to 185m from south to north. However, the topography within the study site varies greatly with areas of higher ground comprised of glacial sands and gravels, between which lie small valleys, the largest of which bisects the study site, running from south west to north east
- 3.3 Several springs are located within the eastern portion of the study site and the Trub Brook lies immediately to the south.

4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND WITH ASSESSMENT OF SIGNIFICANCE

Timescales used in this report

Prehistoric

Palaeolithic	900,000 -	12,000 BC
Mesolithic	12,000 -	4,000 BC
Neolithic	4,000 -	1,800 BC
Bronze Age	1,800 -	600 BC
Iron Age	600 -	AD 43

Historic

Roman	AD 43 -	410
Early Medieval	AD 410 -	1066
Medieval	AD 1066 -	1485
Post Medieval	AD 1486 -	1799
Modern	AD 1800 -	Present

Introduction

- 4.1 This chapter reviews the available archaeological evidence for the study site and the archaeological/historical background of the general area, and, in accordance with NPPF, considers the potential for any currently unknown archaeological evidence within the study site.
- 4.2 What follows comprises a review of known heritage assets within a 1km radius of the study site, also referred to as the study area, held on the National Heritage List for England, the Greater Manchester Historic Environment Record (HER), and various online sources, together with a historic map regression exercise charting the development of the study area from the mid-19th century onwards. The locations of identified heritage assets are shown on Figures 2 and 3 and a gazetteer is contained within Appendix 1. This chapter also considers the potential for currently unknown archaeological evidence within the site, in accordance with the NPPF.
- 4.3 Chapter 5 subsequently considers the site conditions and whether the proposed development will impact any known heritage assets, or the theoretical archaeological potential identified below.

Designated Heritage Assets

- 4.4 Information obtained from Historic England and the Rochdale Borough Council confirms that there are no Scheduled Monuments, Registered Battlefields, Registered Parks and Gardens, Listed Buildings or Conservation Areas within the study site (Figure 2).
- 4.5 The March Barn Bridge Scheduled Monument is located approximately 750m to the north west of the study site. The Scheduled Monument is well removed from the study site, without inter-visibility or any meaningful historic associations with the study site, and the study site does not contribute to the Scheduled Monument's significance. As such, the proposed development will have no

impact upon the setting or significance of the Scheduled Monument, or any other Scheduled Monuments.

- 4.6 Six Grade II listed buildings are recorded within the study area, the closest to the study site being Sand Hole Farmhouse, which is located approximately 400m to the east. These Listed Buildings are well removed from the study site and the study site does not contribute to the Listed Buildings' significance.
- 4.7 The Castleton (South) Conservation Area is located approximately 500m to the west of the study site. The Conservation Area is well removed from the study site and the study site does not contribute to the Conservation Area's significance.

Non-Designated Heritage Assets

- 4.8 No non-designated heritage assets are recorded within the study site. The Greater Manchester HER records 34 non-designated heritage assets within the study area (Figure 3). The majority of these of assets are former or extant structures dating to the Post-Medieval or Modern periods, the exceptions being a possible prehistoric mound and field system located approximately 750m to the south east of the study site (9934.1.0), a Post-Medieval earthwork township and parish boundary located approximately 900m to the north east of the study site (16901.1.0), a Post-Medieval ford located approximately 750m to the north west of the study site (249.1.0), the site of the Post-Medieval Trub Smithy settlement located approximately 600m to the south west of the study site (16501.1.0) and 'Kiln Field' located approximately 800m to the north of the study site. None of the recorded non-designated assets are indicative of the archaeological potential of the study site and only those relevant to this assessment will be discussed.

Previous Archaeological Work

- 4.9 No previous archaeological investigations are recorded in the HER within the study site or study area.

Prehistoric

- 4.10 No Prehistoric heritage assets are recorded within the study site. The HER records the location of field boundaries and a possible mound approximately 750m to the south east of the study site (9934.1.0). These features, which the HER records as being of possible Bronze Age to Iron Age origin were identified from aerial photos and have not been subject to archaeological investigation.
- 4.11 Mesolithic evidence in the form of worked flints and associated waste flakes and cores has been recovered from the higher upland areas within the northern and western portions of the Rochdale area, which form part of a group of sites that have been identified across the central Pennine area. These sites are largely located on hilltops and south-facing slopes, particularly where there is natural shelter. Lowland evidence for the Mesolithic is rare within the Rochdale area, as it is across Greater Manchester and North West England.
- 4.12 Later Prehistoric evidence is rare within the Rochdale area and what evidence has been identified is consistent with the concentration of archaeological remains and findspots on better drained soils overlooking watercourses and wetlands that has been found across Greater Manchester. Neolithic polished stone axes and Bronze Age axe-hammers and metal work have been recovered along the course of the river Roch and its tributaries. A single Iron Age artefact has been identified within the Rochdale area: a bronze torque recovered in Calderbrook in 1832.
- 4.13 Despite the lack of evidence within the study area, the study site is considered to have moderate potential for Prehistoric archaeological remains, given the sand and gravel soils and the study sites topographic position overlooking the Trub Brook. Such evidence, if present, would likely be

located on the raised areas of the study site where sands and gravels deposited during the period of glacial retreat at the end of the last ice age provide better drainage and enhanced potential for human activity.

Roman

- 4.14 No Roman heritage assets are recorded within the study site or study area. Whilst Roman evidence is relatively plentiful within Greater Manchester, evidence within the Rochdale area is scarce. The best-known examples are the much-disputed road at Blackstone Edge and the silver arm from a Roman statue recovered in 1793 from a quarry at Tunshill, approximately 7.5km to the north east of the study site. In addition to the road at Blackstone Edge, which many have suggested is actually an 18th century turnpike road, research has indicated potential for Roman roads in the Milnrow area, several km to the north east and east of the study site, which may have connected to the Roman road between Manchester and Ribchester.
- 4.15 Based on the available information, the study site is considered to have low potential for Roman archaeological evidence.

Early Medieval

- 4.16 No Early Medieval heritage assets are recorded within the study site or study area. In fact, physical evidence of settlement in the Early Medieval period within Rochdale is very rare and the main indication for a pre-Norman settlement is the inclusion of Rochdale (*Recedham*) in the Domesday Survey. The Survey lists Rochdale as one of the holdings of Gamel the Thane, one of 21 thanes in the manor or Radcliffe, who held land under Edward the Confessor.
- 4.17 Based on the available information, the study site is considered to have low potential for Early Medieval archaeological evidence.

Medieval

- 4.18 No Medieval heritage assets are recorded within the study site and study area. Following the Norman Conquest, Gamel the Thane continued to hold land under Roger de Poitou. The land holdings eventually passed to Henry, Earl of Lancaster, whose family held the land until the end of the 15th century. A castle is thought to have been located on Castle Hill, approximately 2.5 km to the north of the study site. Whilst archaeological investigations of the area of the supposed castle have produced little evidence for it, a plan of earthworks produced by Fishwick in 1823 appears to show a motte and bailey type castle.
- 4.19 Given the agriculturally marginal nature of the study site, it is likely that it was in use as pasture during the Medieval period. As such, the study site is considered to have low potential for Medieval archaeological evidence.

Post Medieval & Modern (including map regression exercise)

- 4.20 No Post Medieval or Modern heritage assets are recorded within the study site. The HER records the locations of 33 Post-Medieval and Modern non-designated heritage assets. The majority of these assets are former or extant structures, the exceptions being an earthwork township and parish boundary located approximately 900m to the north east of the study site (16901.1.0), a ford located approximately 750m to the north west of the study site (249.1.0), the site of the Trub Smithy settlement located approximately 600m to the south west of the study site (16501.1.0) and 'Kiln Field' located approximately 800m to the north of the study site.

- 4.21 Whilst the area of the study site is shown on both Yates' map of 1786 and Greenwood's map of 1818, the first to show it in any detail is the 1851 Ordnance Survey map (Figure 4). The study site is shown comprising a number of fields bisected by a road. No structures are shown within the study site. Buildings labelled 'Higher Trows' (now Trows Farm), Grange, Grange Mill Print Works and Trows Fulling Mill are shown to the south of the study site, the latter two being located alongside Trub Brook.
- 4.22 Little change within the study site is shown on the Ordnance Survey map of 1894 (Figure 5), although some field boundaries have been removed and the road that formally bisected the study site now ends at a central field. The remains of earthen banks observed during the site visit are likely the remains of these former field boundaries (see Section 5).
- 4.23 There is little change within the study site on the Ordnance Survey maps of 1938, 1977 and 2020 (Figures 6, 7 and 8), although further field boundaries are no longer depicted. The course of the road is shown as a path on the 1977 map and it is completely absent from the 2020 map. Conversely, the rapid development of the study area can be observed in this sequence of maps, with numerous mills and other works buildings constructed along the course of the Rochdale Canal, to the north west of the study site, during the first half of the 20th century and residential areas constructed to the west and north east of the study site during the second half of the 20th century. The late 1970s also saw the construction of the M6 and A627(M) motorways.
- 4.24 The study site appears to have formed marginal agricultural land during the Post-Medieval and Modern periods and the potential for significant, non-agricultural, archaeological evidence of these dates is considered to be low.

Assessment of Significance (Designated Assets)

- 4.25 Existing national policy guidance for archaeology (the NPPF as referenced in section 2) enshrines the concept of the 'significance' of heritage assets. Significance as defined in the NPPF centres on the value of an archaeological or historic asset for its 'heritage interest' to this or future generations.
- 4.26 No designated heritage assets are recorded within the study site and no off-site designated heritage assets are at risk of adverse impacts to their significance as a result of the development of the study site.

Assessment of Significance (Non-Designated Assets)

- 4.27 No non-designated heritage assets are recorded within the site.
- 4.28 This assessment considers there to be moderate potential for currently unknown Prehistoric archaeological remains and low potential for archaeological remains of all other periods within the study site. Any such evidence would likely be of local or regional importance depending on the potential to contribute to relevant research agendas.

5 SITE CONDITIONS, THE PROPOSED DEVELOPMENT & REVIEW OF POTENTIAL DEVELOPMENT IMPACTS ON ARCHAEOLOGICAL ASSETS

Site Conditions

- 5.1 A site walk-over survey was undertaken on 10th February. The weather was fine, and conditions did not hamper the walk-over survey.
- 5.2 The study site comprises undulating, marginal agricultural land with areas of higher ground formed of sands and gravels deposited at the end of the last ice age (Plates 1, 2, 3 and 6). To the north of the study site lies the Cowm Top Business Park, the buildings of which are visible on the skyline (Plate 4). An area of disturbance was noted near to the northern boundary of the study site (plate 5). This was initially thought to be an area where recently dumped material had been burnt. However, it is possible that this represents an area where historic waste similar to that described below in paragraph 5.4 has become exposed following removal or erosion of soil and vegetation.
- 5.3 The line of the road or trackway visible on historic Ordnance Survey maps as well as former field boundaries was observed as low earthen banks (Plates 7 and 8).
- 5.4 An area of exposed waste material was noted within the eastern portion of the site (Plates 9 and 10). The material appeared to be a mixture of residential and commercial / industrial waste, probably dating to the mid to later 20th century.

Proposed Development

- 5.5 The study site is proposed for residential development.

Review of Potential Development Impacts on Designated Archaeological Assets

- 5.6 No designated heritage assets are recorded within the study site and no off-site designated heritage assets are at risk of adverse impacts to their significance as a result of the development of the study site.

Review of Potential Development Impacts on Non-Designated Assets

- 5.7 This assessment considers there to be moderate potential for currently unknown Prehistoric archaeological remains and low potential for archaeological remains of all other periods within the study site. Any remains present would be truncated or removed during the development process.

6 SUMMARY AND CONCLUSIONS

- 6.1 This archaeological desk-based assessment draws together the available archaeological, historic, topographic and land-use information to clarify the heritage significance and archaeological potential of land at Cowm Top, Rochdale (NGR SD 8917 1032). The study site covers an area of 19ha and forms a large part of the Trows Farm allocation area within the draft Greater Manchester Spatial Framework (GMA26).
- 6.2 The assessment has established that there are no designated heritage assets within the site. The closest Scheduled Monument 'March Barn Bridge', lies 750m to the north west of the study site on the Rochdale Canal. The Scheduled Monument is well removed from the study site, without inter-visibility or any meaningful historic associations with the study site. The study site does not contribute to the Scheduled Monument's significance. The proposed development will have no impact upon the setting or significance of the Scheduled Monument, or any other Scheduled Monuments.
- 6.3 No non-designated heritage assets are recorded within the study site. Based on the available information, the study site is considered to have moderate potential for the presence of currently unknown Prehistoric archaeological evidence. Any such archaeological evidence is likely to be located within areas of higher ground within the study site, where the well-drained sandy soils and topographic position overlooking the Trub Brook would have provided favourable locations for human settlement and other activities. Any such evidence would be of local to regional importance depending on the potential to contribute to local and regional research agendas. There is considered to be low potential for archaeological evidence of all other periods.
- 6.4 It is considered that the archaeological potential of the site can be adequately addressed by an appropriately worded planning condition requiring a phased programme of archaeological work. Such a programme of archaeological work should commence with geophysical survey and trial trenching as appropriate.

Sources Consulted

General

Greater Manchester Historic Environment Record

Internet

British Geological Survey – <http://www.bgs.ac.uk/discoveringGeology/geologyOfBritain/viewer.html>

British History Online – <http://www.british-history.ac.uk/>

Domesday Online – <http://www.domesdaybook.co.uk/>

Historic England: The National Heritage List for England – <http://www.historicengland.org.uk/listing/the-list/>

Portable Antiquities Scheme – www.finds.org.uk

Bibliographic

Brennand M (Ed.) 2006 *The Archaeology of North West England: An Archaeological Research Framework for North West England: Volume 1 Resource Assessment* CBA NW

Brennand M (Ed.) 2007. *The Archaeology of North West England: An Archaeological Research Framework for North West England: Volume 2 Research Agenda* CBA NW

Chartered Institute for Archaeologists Standard & guidance for historic environment desk-based assessment 2014, updated 2020

Department of Communities and Local Government/Department of Culture Media and Sport/English Heritage *PPS5 Planning for the Historic Environment: Historic Environment Planning Practice Guide* 2010

Ekwall E 1922 *The Place-Names of Lancashire* Manchester University Press

Farrer W and Brownbill J 1911 *A History of the County of Lancashire: Volume 5*

GMAU 2010 *Greater Manchester Urban Historic Landscape Characterisation: Rochdale District Report*

Historic England *Archaeological Priority Area Guidelines* July 2016 unpublished document

Historic England (formerly English Heritage) *Conservation Principles, Policies and Guidance for the Sustainable Management of the Historic Environment* 2008 (new draft 2017)

Historic England *Historic Environment Good Practice Advice in Planning: 1 The Historic Environment in Local Plans* July 2015 unpublished document

Historic England *Historic Environment Good Practice Advice in Planning: 2 Managing Significance in Decision-Taking in the Historic Environment* July 2015 unpublished document

Historic England *Historic Environment Good Practice Advice in Planning: 3 The Setting of Heritage Assets* December 2017 unpublished document

Ministry of Housing, Communities and Local Government *National Planning Policy Framework* 2019

Pearson B et al 1985 *The Rochdale Borough Survey Greater Manchester Archaeological Journal* Vol 1: 103-132

University of Salford *Greater Manchester Spatial Framework Land Allocations, Rochdale: GMA29 Trows Farm* September 2020 unpublished document

Cartographic

Yates' Map of Lancashire 1786

Greenwood's Map of Lancashire 1818

Ordnance Survey 1851

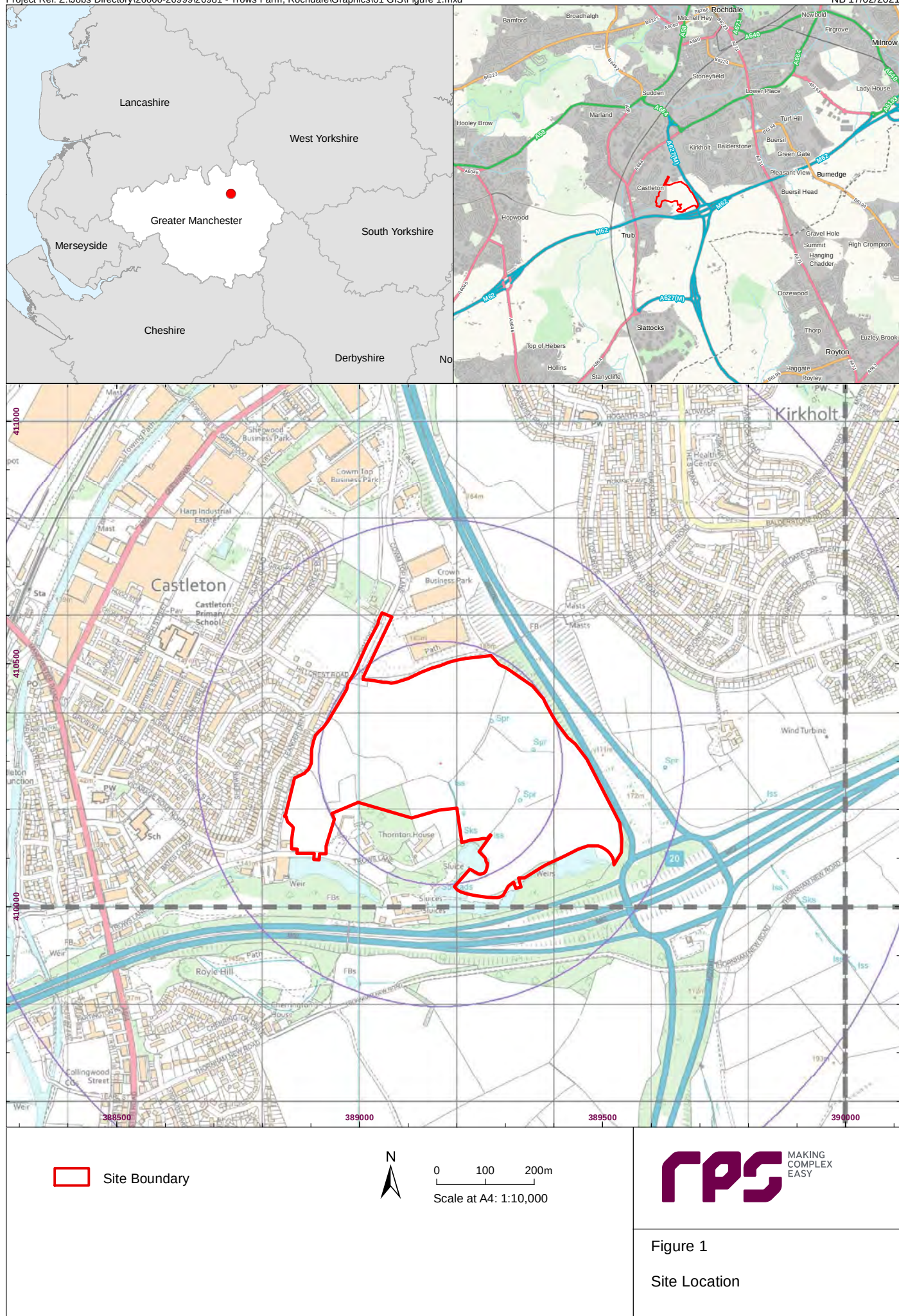
Ordnance Survey 1894

Ordnance Survey 1938

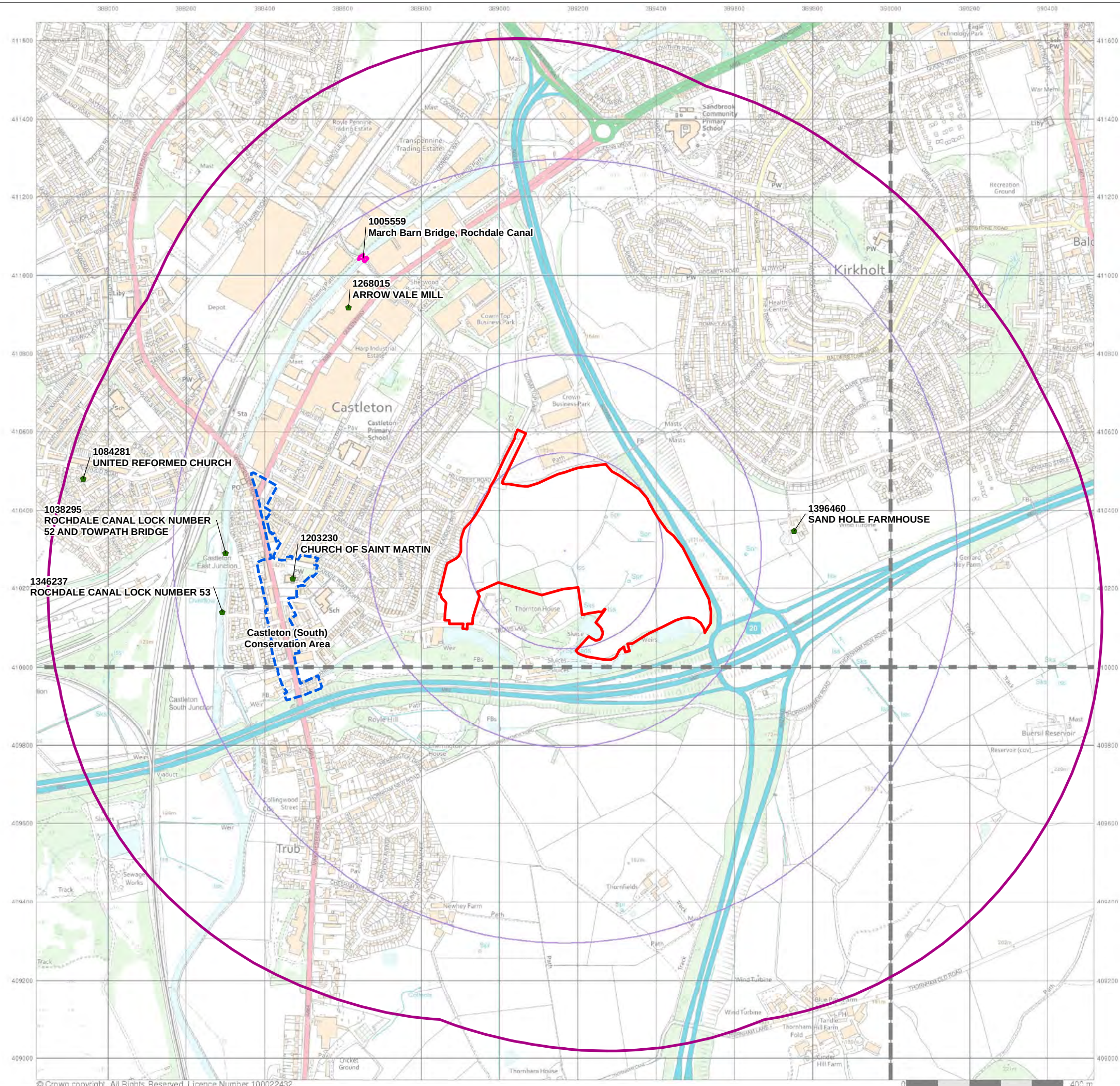
Ordnance Survey 1977

Ordnance Survey 2020

FIGURES



Project Ref: Z:\Jobs Directory\26000-26999\26981 - Trows Farm, Rochdale\Graphics\01 GIS\Figure 2.mxd



Legend

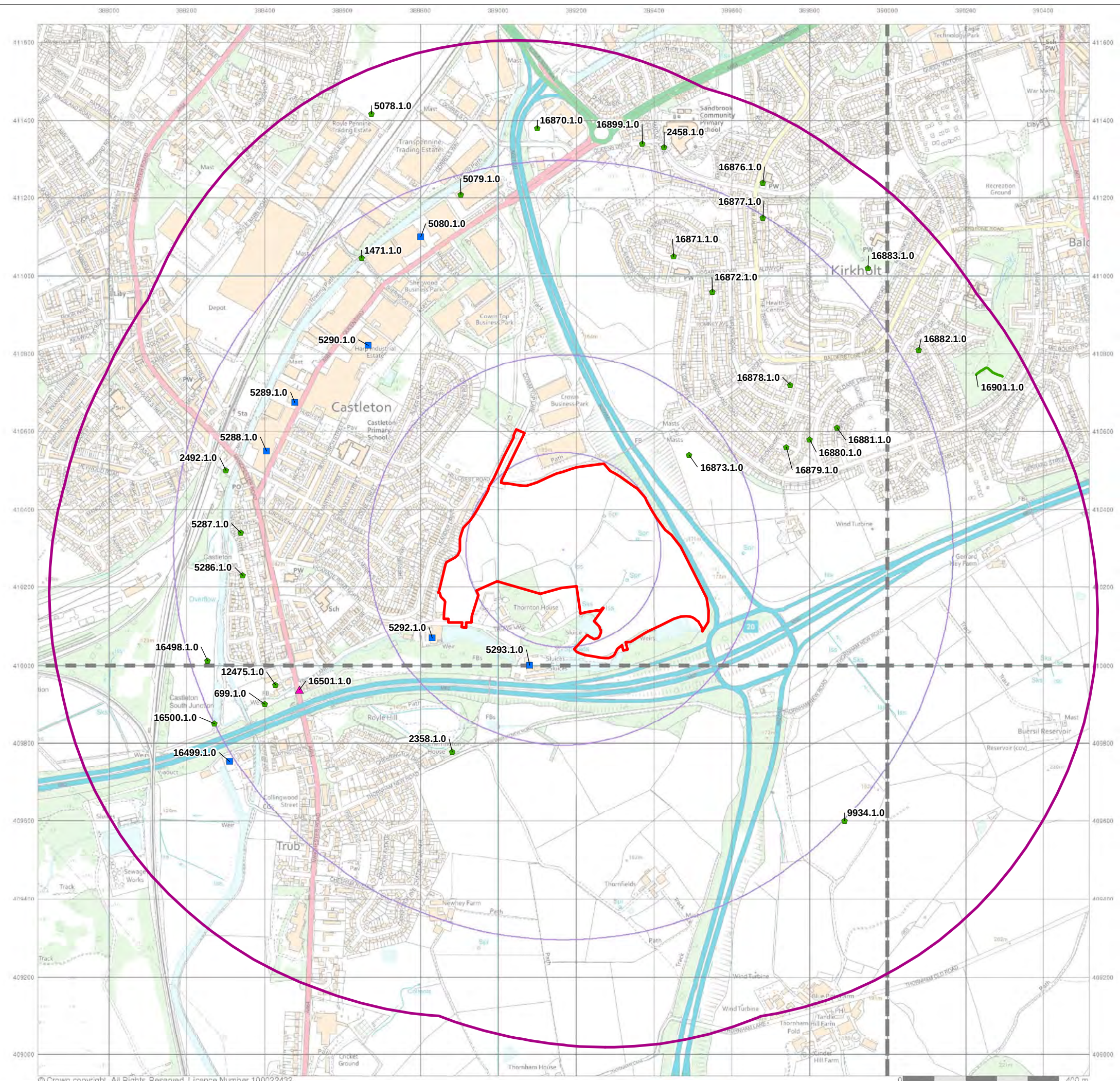
- Site Boundary
- 1km search radius
- Designated Heritage Assets:**
 - Listed Buildings (Grade II)
 - Conservation Area
 - Scheduled Monuments

N
0 100 200m
Scale at A3: 1:10,000



Figure 2
Designated Heritage Assets

Project Ref: Z:\Jobs Directory\26000-26999\26981 - Trows Farm, Rochdale\Graphics\01 GIS\Figure 2.mxd



Legend

- Site Boundary
- 1km search radius

Non-designated Heritage Assets:

HER Records Points

- Monuments
- Buildings
- Place

HER Records Lines

- Monuments

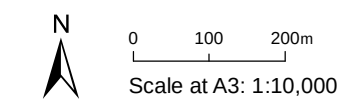
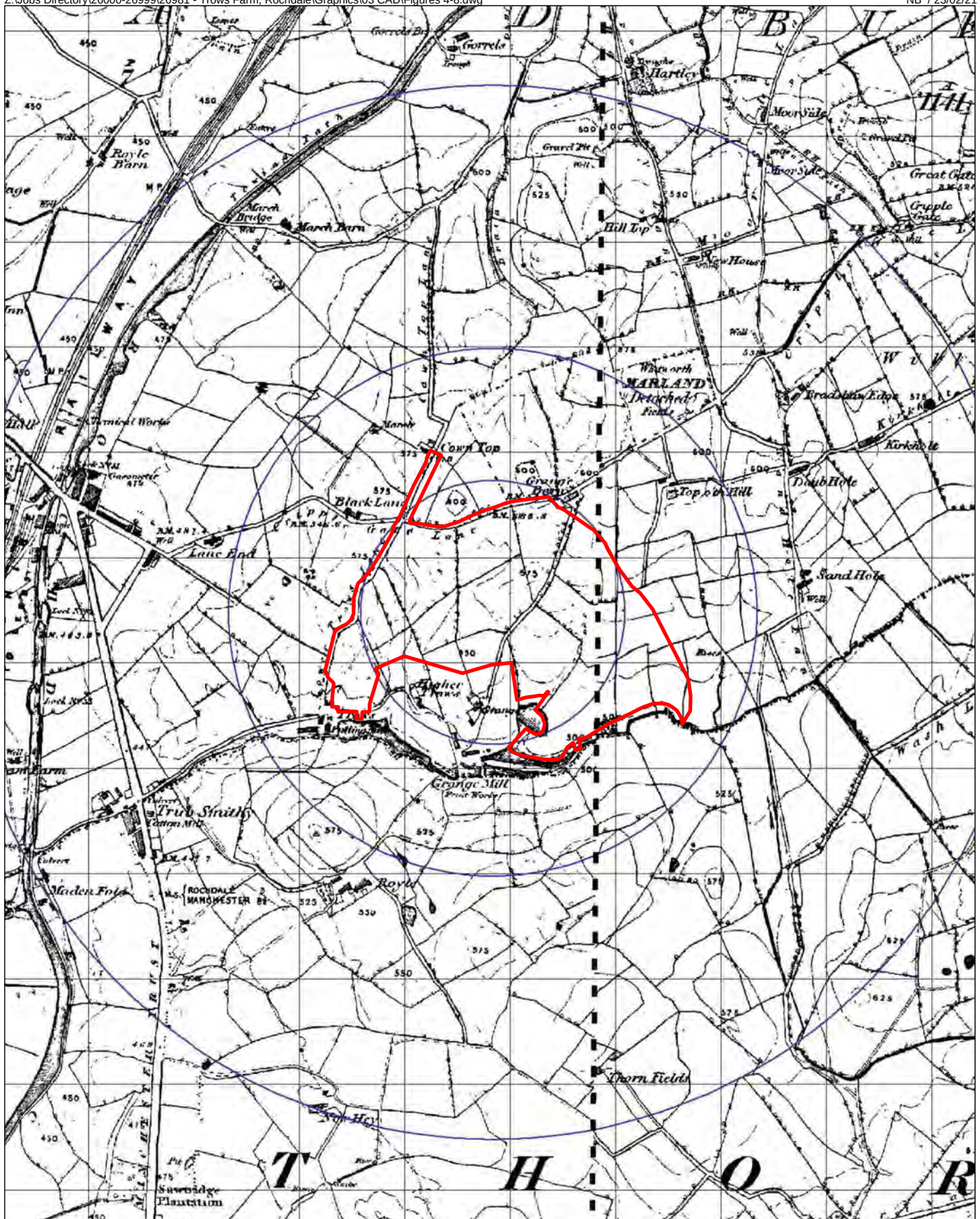


Figure 3
Non-Designated Heritage Assets



 Site Boundary

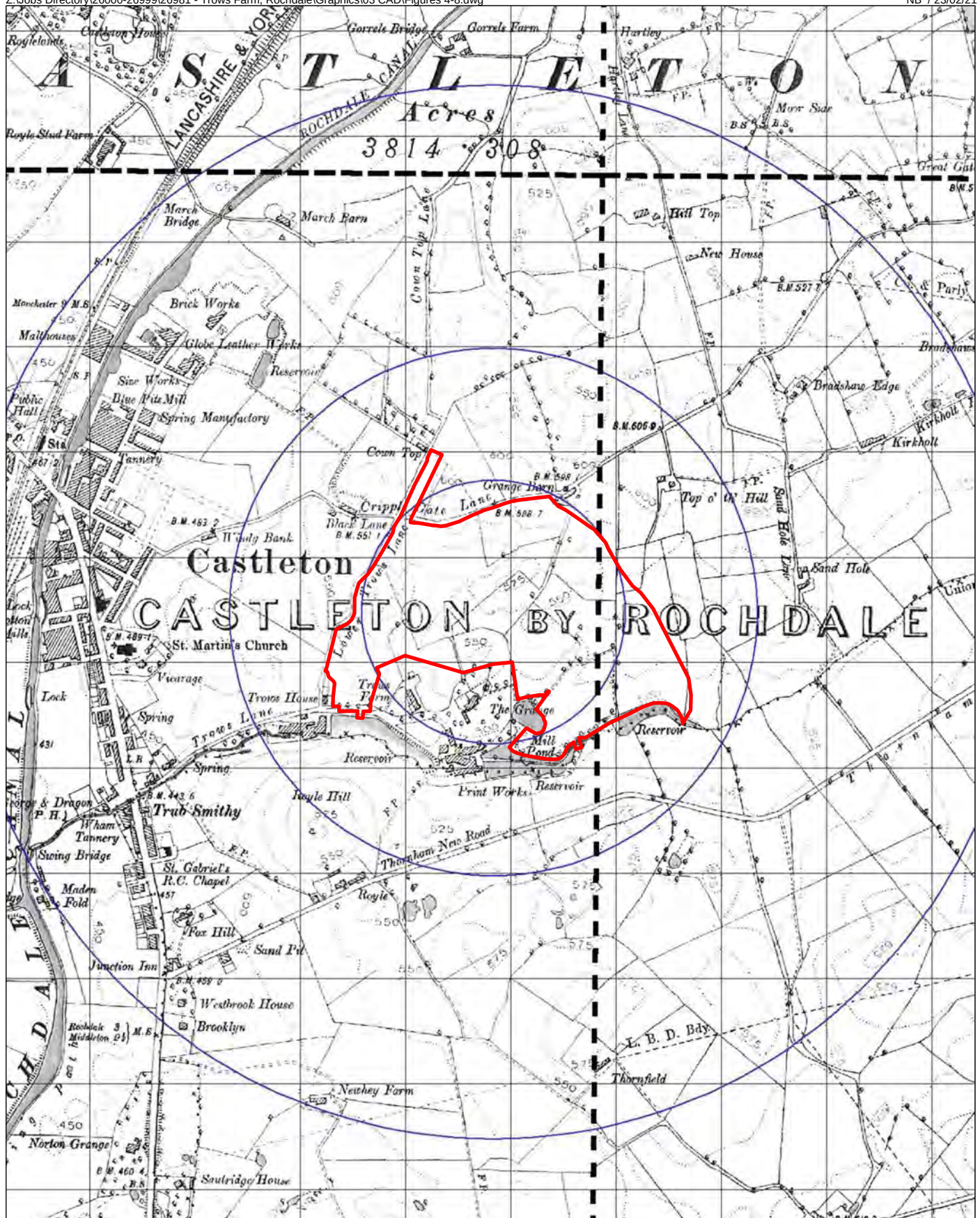


0 100 200m
Scale at A4: 1:10,000

rps MAKING
COMPLEX
EASY

Figure 4

1851 Ordnance Survey Map



Site Boundary

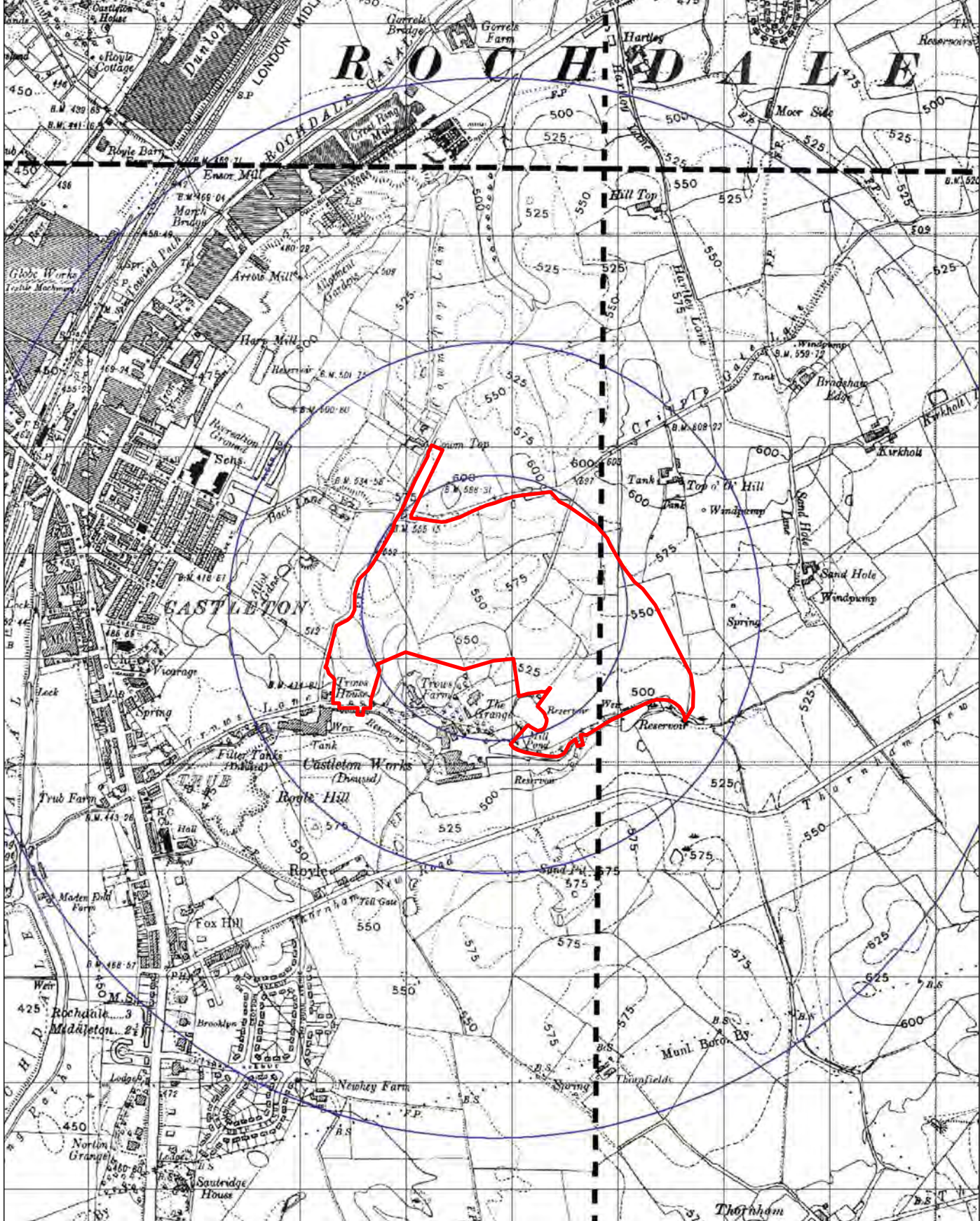


0 100 200m
Scale at A4: 1:10,000

rps MAKING
COMPLEX
EASY

Figure 5

1894 Ordnance Survey Map



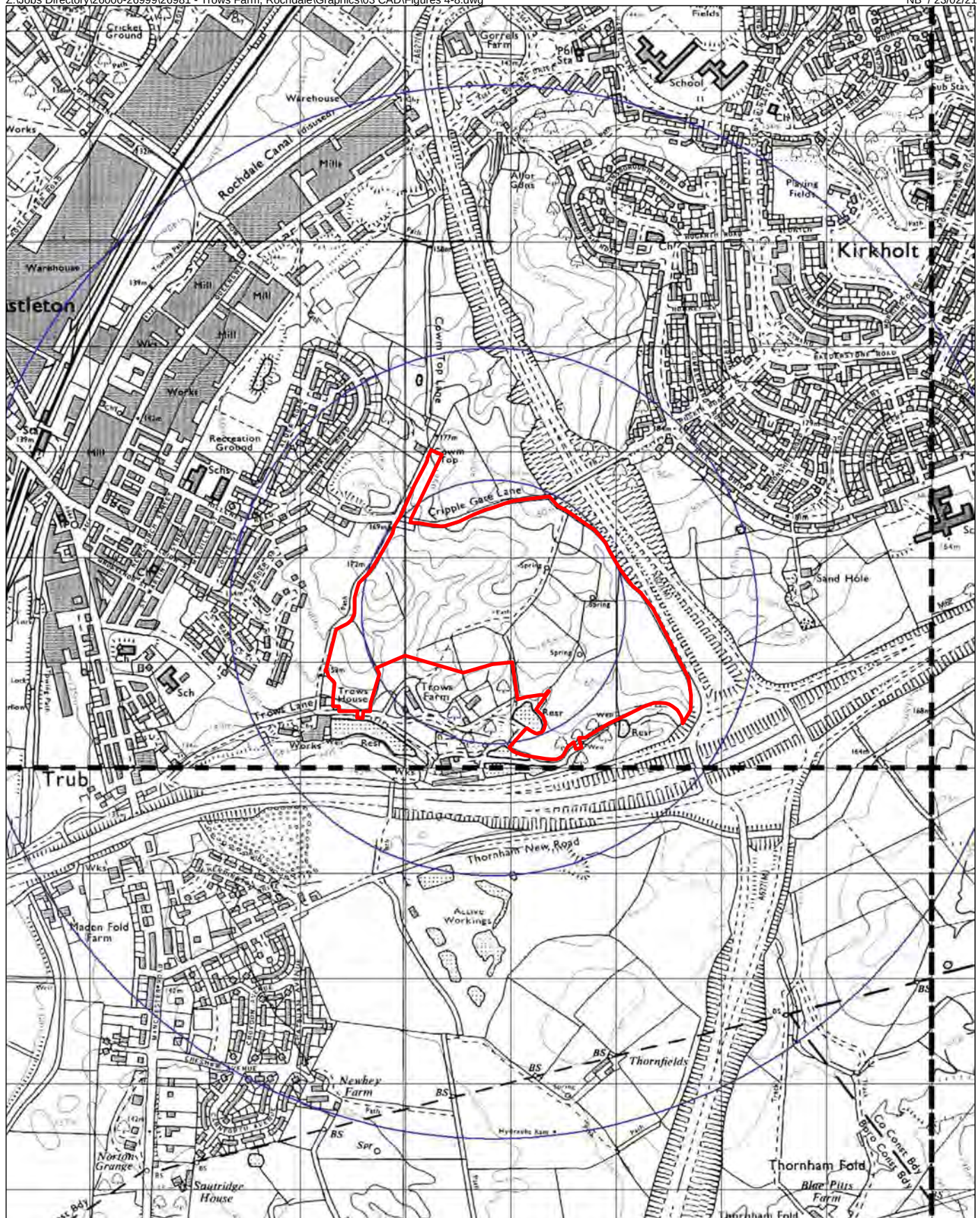
 Site Boundary



0 100 200m
Scale at A4: 1:10,000



Figure 6
1938 Ordnance Survey Map



Site Boundary

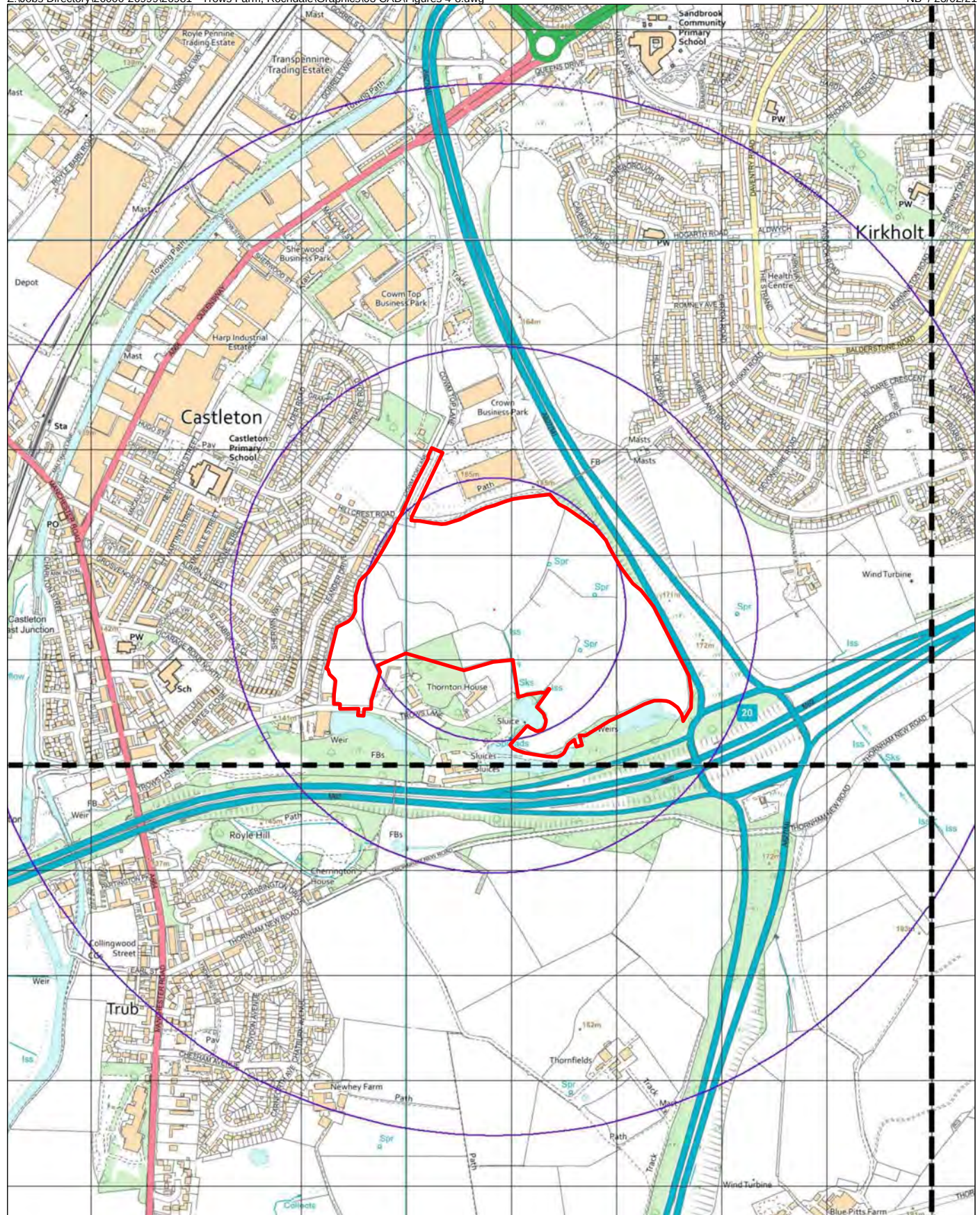


0 100 200m
Scale at A4: 1:10,000

rps MAKING
COMPLEX
EASY

Figure 7

1977 Ordnance Survey Map



 Site Boundary



0 100 200m
Scale at A4: 1:10,000

rps MAKING
COMPLEX
EASY

Figure 8

2020 Ordnance Survey Map

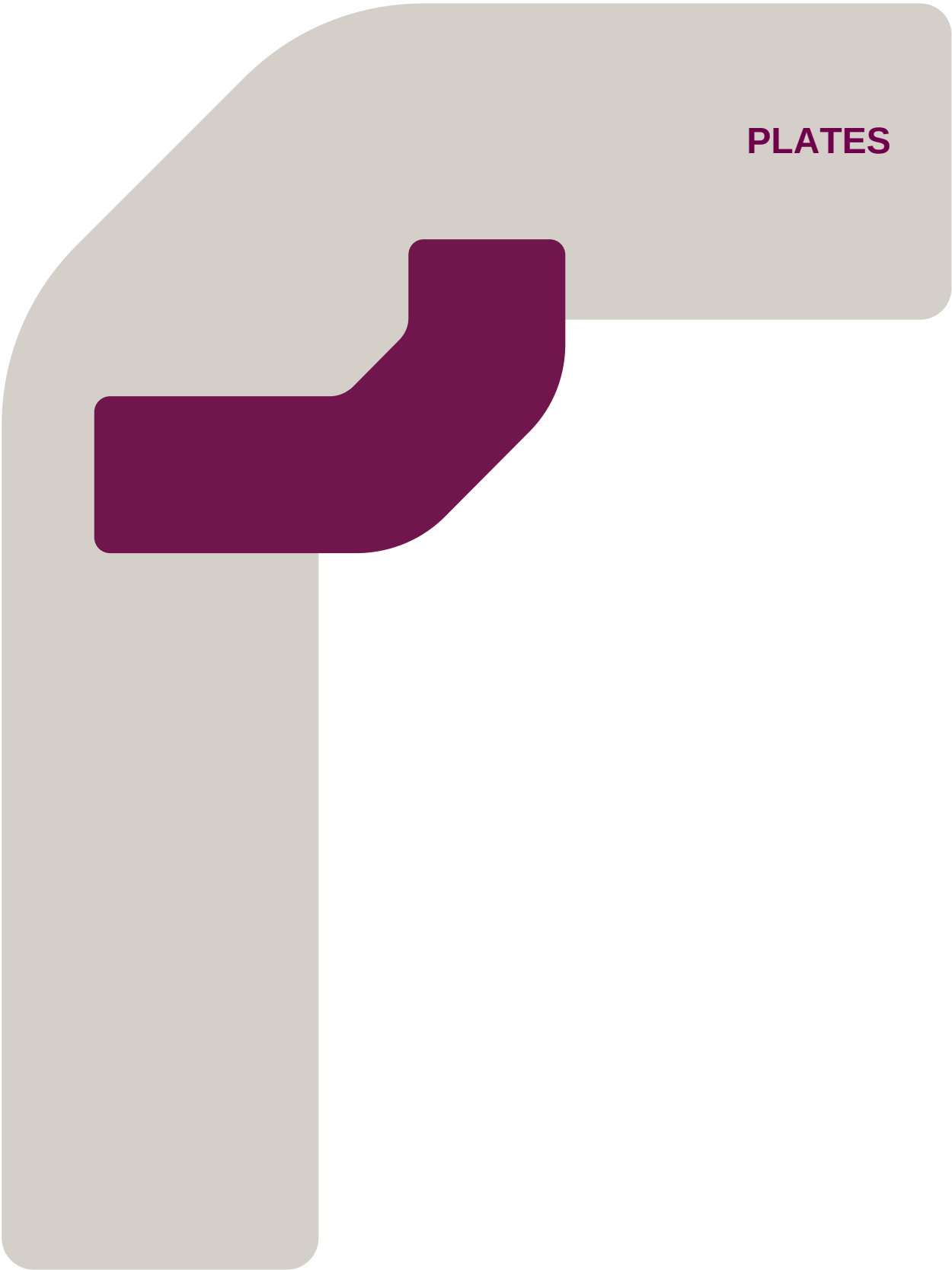




Plate 1: Study site, looking south from the north-eastern corner



Plate 2: Study site, looking south west from the north-eastern corner



Plate 3: Small valley within the central portion of the study site, looking south



Plate 4: Looking towards the northern boundary from the centre of the study site



Plate 5: Area of modern disturbance near the northern corner of the study site



Plate 6: Looking towards the eastern boundary of the study site from the western boundary



Plate 7: Former road / track shown on historic Ordnance Survey maps, looking south west



Plate 8: Former field boundary within north-eastern portion of the study site



Plate 9: Waste exposed within eastern portion of the study site



Plate 10: Detail of exposed waste

APPENDICES

Appendix 1

Heritage Asset Gazetteer

Greater Manchester Archaeological Advisory Service Monument List Report

05/02/2021

Number of records: 41

Trows Farm, Rochdale: HER entries within 1km of the site boundary

Ref	Site Name	Monument Types	Administration Areas/Description	NGR
Building				
5292.1.0	Castleton Works (Trows Fulling Mill)	Works, Industrial Site, Textile Mill, Watermill, Fulling Mill	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	Centred SD 8883 1007 (10m by 10m)
5293.1.0	Trows Upper Works (Grange Mill Printworks)	Printing Works, Reservoir, Industrial Site, Engineering Works, Watermill, Boiler House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	Centred SD 8908 1000 (10m by 10m)
5290.1.0	Harp Mill (Castle Mill)	Industrial Site, Cotton Mill, Weaving Mill, Weaving Shed, Chimney, Engine House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8866 1082 (point)
5289.1.0	Blue Pits Mill	Industrial Site, Office, Warehouse, Cotton Mill, Spinning Mill, Engine House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8847 1067 (point)
5288.1.0	Linden Mill	Industrial Site, Office, Textile Mill, Cotton Mill, Spinning Mill, Weaving Shed, Engine House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8840 1055 (point)
16499.1.0	Maden Fold Farm	Farm, Farmstead, Farmhouse	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8830 0975 (point)
5080.1.0	Ensor Mill	Industrial Site, Office, Cotton Mill, Weaving Mill, Weaving Shed, Chimney, Engine House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	Centred SD 8880 1110 (10m by 10m)
Listed Building				
685.1.1	Lock No 53, Rochdale Canal	Canal Lock	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8829 1013 (point)
16193.1.0	Sand Hole Farmhouse	Farm, Farmstead, Farmhouse	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8975 1034 (point)
685.1.2	Lock No. 52 and Towpath Bridge, Rochdale Canal	Canal Bridge, Canal Lock	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8829 1029 (point)
11570.1.0	United Reformed Church (former)	Chapel, United Reformed Church, Nursery	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	Centred SD 8794 1048 (10m by 10m)
11563.1.0	Church of St Martin	Church	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8847 1022 (point)
5291.1.0	Arrow Mill	Tower, Office, Cotton Mill, Spinning Mill, Weaving Mill, Chimney, Boiler House, Engine House	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8861 1091 (point)
Monument				
16881.1.0	Kirkholt (site of)	Farm	Rochdale, Greater Manchester, Castleton, Rochdale, Greater Manchester	SD 8987 1061 (point)

Ref	Site Name	Monument Types	Administration Areas/Description	NGR
16876.1.0	Moorside (North) (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8968 1124 (point) Rochdale, Greater Manchester	
16498.1.0	Wham Farm (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8825 1001 (point) Rochdale, Greater Manchester	
9934.1.0	Field boundaries and possible mound near Thornham Fold	Field System, Mound	Rochdale, Greater Manchester, SD 8989 0960 (point) Thornham, Rochdale, Greater Manchester	
16500.1.0	Swing bridge over Rochdale Canal (site of)	Bridge, Swing Bridge	Rochdale, Greater Manchester, Castleton, SD 8827 0985 (point) Rochdale, Greater Manchester	
16870.1.0	Gorrels Farm (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8910 1138 (point) Rochdale, Greater Manchester	
16871.1.0	Hill Top (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8945 1105 (point) Rochdale, Greater Manchester	
16872.1.0	New House (site of)	Farm, House	Rochdale, Greater Manchester, Castleton, SD 8955 1096 (point) Rochdale, Greater Manchester	
16873.1.0	Top o'th' Hill (farm) (site of)	Farm, Farmstead, Date Stone, Farmhouse	Rochdale, Greater Manchester, Castleton, SD 8949 1054 (point) Rochdale, Greater Manchester	
12475.1.0	Trub Farm (remains of a wall at)	Wall	Rochdale, Greater Manchester, Castleton, SD 88427 09950 (point) Rochdale, Greater Manchester	
16901.1.0	Earthwork/Township and Parish Boundary	Township Boundary, Earthwork	Rochdale, Greater Manchester, Castleton, Centred SD 9026 1075 (67m by 23m) Rochdale, Greater Manchester	
5287.1.0	Albion Mill (site of)	Tower, Dye Works, Industrial Site, Office, Textile Mill, Cotton Mill, Spinning Mill	Rochdale, Greater Manchester, Castleton, SD 8833 1034 (point) Rochdale, Greater Manchester	
5286.1.0	Westbrook or Westbrooke Mill (site of)	Office, Warehouse, Cotton Mill, Spinning Mill, Weaving Mill, Weaving Shed	Rochdale, Greater Manchester, Castleton, SD 8834 1023 (point) Rochdale, Greater Manchester	
5079.1.0	Crest Ring Mill (site of)	Warehouse, Cotton Mill, Weaving Mill, Chimney, Engine House	Rochdale, Greater Manchester, Castleton, SD 8890 1120 (point) Rochdale, Greater Manchester	
5078.1.0	Royle Works (Dunlop Mills) (site of)	Office, Cotton Mill, Weaving Mill, Weaving Shed, Chimney	Rochdale, Greater Manchester, Castleton, SD 8867 1141 (point) Rochdale, Greater Manchester	
2492.1.0	Smithiford (site of)	Ford, Road	Rochdale, Greater Manchester, Castleton, Centred SD 8830 1050 (10m by 10m) Rochdale, Greater Manchester	
2458.1.0	Hartley's Farm (site of)	Farm, Farmstead, Date Stone, Farmhouse	Rochdale, Greater Manchester, Castleton, SD 8942 1133 (point) Rochdale, Greater Manchester	
16879.1.0	Daub Hole (houses) (site of)	Row	Rochdale, Greater Manchester, Castleton, SD 8974 1056 (point) Rochdale, Greater Manchester	
1471.1.0	March Barn Bridge	Bridge, Canal Bridge, Road Bridge	Rochdale, Greater Manchester, Castleton, SD 8864 1104 (point) Rochdale, Greater Manchester	
16877.1.0	Moorside (South) (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8968 1115 (point) Rochdale, Greater Manchester	
16899.1.0	Kiln Croft, Hartley (site of)	Field, Kiln	Rochdale, Greater Manchester, Castleton, SD 8937 1134 (point) Rochdale, Greater Manchester	

Ref	Site Name	Monument Types	Administration Areas/Description	NGR
16883.1.0	Cripplegate (site of)	House	Rochdale, Greater Manchester, Castleton, SD 8995 1102 (point) Rochdale, Greater Manchester	
16882.1.0	Bradshaws (site of)	House, Farmhouse, Weavers Cottage	Rochdale, Greater Manchester, Castleton, SD 9008 1081 (point) Rochdale, Greater Manchester	
16880.1.0	Brickbank (site of)	House	Rochdale, Greater Manchester, Castleton, SD 8980 1058 (point) Rochdale, Greater Manchester	
699.1.0	Thrub Hall (Trub Hall) (site of)	House, Great House	Rochdale, Greater Manchester, Castleton, Centred SD 8840 0990 (10m by 10m) Rochdale, Greater Manchester	
16878.1.0	Bradshaw Edge (site of)	Farm	Rochdale, Greater Manchester, Castleton, SD 8975 1072 (point) Rochdale, Greater Manchester	
2358.1.0	Toll Bars (site of)	Toll House, Date Stone	Rochdale, Greater Manchester, SD 8888 0977 (point) Thornham, Rochdale, Greater Manchester	
Place				
16501.1.0	Trub Smithy (settlement)	Settlement	Rochdale, Greater Manchester, Castleton, SD 8848 0993 (point) Rochdale, Greater Manchester	



rpsgroup.com