

Rokos Building and Old Quad

Pembroke College, Oxford

Archaeological Desk-Based Assessment

January 2024

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Enterprises Ltd**

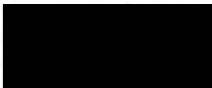
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Rokos Quad and Old Quad, Pembroke College, Oxford

Archaeological Desk-Based Assessment

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SUMMARY

Oxford Archaeology (OA) was commissioned by Pembroke College Enterprises Ltd to prepare an archaeological desk-based assessment for interior refurbishment at Rokos Quad and the Old Quad, Pembroke College, Oxford, henceforth known as 'the site'.

The site is located within an area of well demonstrated archaeological potential. The site has **low** potential to contain prehistoric and Roman remains, and **high** potential to contain archaeological deposits dating from the early medieval period onwards. This potential is suggested by its location and by the results of previous archaeological interventions within the site and in its vicinity. Historical maps and previous archaeological interventions show that the site underwent substantial development during the post-medieval era, and earlier, in the medieval period. The extent of previous impact on any potentially surviving archaeological remains is uncertain but it is likely that some early archaeological remains have survived undisturbed, deeper than the layers of land reclamation and garden soils which had been observed previously below the Rokos Quad.

The proposed development involves minor groundworks that may potentially disturb any surviving archaeological remains. Any potential risk to archaeological deposits could be satisfactorily mitigated through the implementation of an archaeological monitoring action (Watching Brief) conducted during proposed groundworks relating to the development.

The requirement for and scope of any further archaeological work will be subject to agreement with the Oxford City Council archaeologist.

1 INTRODUCTION

1.1.1 Oxford Archaeology (OA) was commissioned by Pembroke College Enterprises Ltd to prepare an archaeological desk-based assessment for interior refurbishment and decarbonisation works at the Old Quad and Rokos Quad, Pembroke College, Oxford, henceforth known as 'the site'. This present archaeological desk-based assessment does not examine the potential effects upon the historic buildings on the site, which is the subject of a separate report. The site is centred on SP 51334 05964, and its location is shown on Figure 1.

1.1.2 This report has been prepared in accordance with the Chartered Institute for Archaeologists' *Standards and Guidance for Historic Environment Desk-based Assessments* (CifA 2020) and *Planning Practice Guidance — Historic Environment* (2021), published by the Ministry of Housing, Communities and Local Government.

2 PROPOSED DEVELOPMENT

2.1.1 The proposed development aims to the decarbonising Pembroke College, and it will involve the introduction of air source heat pumps (ASHP) and photovoltaic arrays, with related cables. The location of the proposed development compared to the previous investigations is shown on Figure 3a, while cabling routes and depths are illustrated in Figure 14 and Figure 15 indicating potential locations for proposed ASHP and photovoltaic arrays. Additionally, the project includes the creation of a new garden for Staircase 17. The proposed development's impact is described below.

3 LOCATION, TOPOGRAPHY AND GEOLOGY

3.1.1 The site lies within Pembroke College, which is located within and immediately to the south of the historic core of Oxford. The buildings within and surrounding the site that are either statutorily listed or are scheduled monuments are shown on Figure 2, and are identified by OA numbers described in the gazetteer. The site comprises three different areas: the first is the portion of grounds to the south of the grade II listed building 'Staircase 17' (OA 27), within the North Quad; the second consists of the 17th -century 'Old Quad', composed by five grade I listed buildings, i.e., West Range (OA 4), wall in Brewer Street (OA 5), the Chapel on the South Range (OA 6), the North Range including the Library (OA 7), East Range (OA 8), and the third area is the Rokos Quad, which includes the two grade II listed buildings 8, Brewer Street (OA 13) and 7 Brewer Street (OA 15).

3.1.2 Pembroke College is situated between 60m and 62m aOD on an area that has been landscaped and levelled during construction of the college. While generally flat, the topography of the site trends slightly south downhill towards the River Thames. North Quad, in the northern part of the site is situated at c 61.85m aOD; Chapple Quad, in the central part of the site, is situated at c 61.20m aOD; and the Fellow's Garden is situated at c 60.50m aOD. (Figs. 1-3).

3.1.3 The site lies on a bedrock consisting of the Oxford Clay Formation and West Walton Formation, a sedimentary mudstone formed during the Jurassic geological period. This is overlaid by the Northmoor Sand and Gravel Member, a sedimentary superficial deposit of sand and gravel formed between 2.58 million and 11.8 thousand years ago during the Quaternary period.

4 AIMS AND OBJECTIVES

4.1.1 The purpose of this desk-based assessment is to determine from existing records and observations, as far as reasonably possible, an understanding of the historic environment within the site and surrounding study area, in order to:

- describe the nature, character, condition, survival, significance, and extent of known archaeological assets within or close to the site, considering any past impacts which may have affected the survival of any archaeology present;
- identify and map the location of designated sites (Scheduled Monuments, Listed Buildings, Conservation Areas etc) within the environs of the site;
- identify any potential archaeological or heritage constraints to the future development;
- provide an outline assessment of any potential impacts which may result from the proposal; and
- present outline proposals for the most likely strategy for any further evaluation and/or mitigation of any such impacts defined.

5 PLANNING BACKGROUND

5.1 National Planning Policy

5.2 Section 16 of National Planning Policy Framework (NPPF) as issued in September 2023 sets out the Government's planning policies in relation to the conservation and enhancement of the historic environment.

5.2.1 Paragraphs 194 and 195 state:

194. In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes, or has the potential to include, heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.

195. Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this into account when considering the impact of a proposal on a heritage asset, to avoid or minimise any conflict between the heritage asset's conservation and any aspect of the proposal.

5.2.2 Paragraphs 199 and 200 state:

199. When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset's conservation (and the more important the asset, the greater the weight should be). This is irrespective of whether any potential harm amounts to substantial harm, total loss or less than substantial harm to its significance.

200. Any harm to, or loss of, the significance of a designated heritage asset (from its alteration or destruction, or from development within its setting), should require clear and convincing justification. Substantial harm to or loss of:

a) grade II listed buildings, or grade II registered parks or gardens, should be exceptional;

b) assets of the highest significance, notably scheduled monuments, protected wreck sites, registered battlefields, grade I and II* listed buildings, grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional (non-designated heritage assets of archaeological interest, which are demonstrably of equivalent significance to scheduled monuments, should be considered subject to the policies for designated heritage assets).

5.2.3 Paragraphs 201 and 202 state:

201. Where a proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or loss, or all of the following apply:

a) the nature of the heritage asset prevents all reasonable uses of the site; and

b) no viable use of the heritage asset itself can be found in the medium term through appropriate marketing that will enable its conservation; and

c) conservation by grant-funding or some form of not for profit, charitable or public ownership is demonstrably not possible; and

d) the harm or loss is outweighed by the benefit of bringing the site back into use.

202. Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be

weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use.

5.2.4 Paragraph 203 states:

The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.

5.2.5 Paragraph 205 states:

Local planning authorities should require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible (Copies of evidence should be deposited with the relevant historic environment record, and any archives with a local museum or other public depository). However, the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted.

5.3 Local Planning Policy

Oxford Local Plan 2016–36

The Oxford Local Plan 2036 (OCC 2020) sets out Oxford City Council's planning policies and was formally adopted by the council on 8 June 2020. The local plan covers the period from 2016 to 2036. It also sets out the relevant planning policies to preserve and enhance the historic environment, including:

DH2: Views and building heights

5.3.1 *The City Council will seek to retain significant views both within Oxford and from outside, in particular to and from the historic skyline. Planning permission will not be granted for any building or structure that would harm the special significance of Oxford's historic skyline.*

Planning permission will be granted for developments of appropriate height or massing, as demonstrated by the following criteria, all of which should be met:

a) design choices regarding height and massing have a clear design rationale and the impacts will be positive; and

b) any design choice to design buildings to a height that would impact on character should be fully explained, and regard should be had to the guidance on design of higher buildings set out in the High Buildings Study TAN. In particular, the impacts in terms of the four visual tests of obstruction, impact on the skyline, competition and change of character should be explained; and

c) it should be demonstrated how proposals have been designed to have a positive impact through their massing, orientation, the relation of the building to the street, and the potential impact on important views including both in to the historic skyline and out towards Oxford's green setting.

The area within a 1,200 metre radius of Carfax tower (the Historic Core Area) contains all the buildings that comprise the historic skyline, so new developments that exceed 18.2 m (60 ft) in height or ordnance datum (height above sea level) 79.3 m (260 ft) (whichever is the lower) are likely to intrude into the skyline. Development above this height should be limited in bulk and must be of the highest design quality.

Applications for proposed development that exceeds that height will be required to provide extensive information so that the full impacts of any proposals can be understood and assessed, including:

- i. a Visual Impact Assessment, which includes the use of photos and verified views produced and used in a technically appropriate way, which are appropriate in size and resolution to match the perspective and detail as far as possible to that seen in the field, representing the landscape and proposed development as accurately as possible*
- ii. use of 3D modelling so that the impact of the development from different locations can be understood, including any view cone views that are affected; and*
- iii. an explanation of what the impacts will be in terms of the four visual tests of obstruction, impact on the skyline, competition and change of character; and*
- iv. reference to how the guidance in the High Buildings Study Technical Advice Note has been followed.*

Any proposals within the Historic Core Area or View Cones that may impact on roofscape and the foreground part of views (including proposals where they are below the Carfax datum point, for example plant) should be designed carefully, and should meet all the following criteria: they are based on a clear understanding of characteristic positive aspects of roofscape in the area; and they contribute positively to the roofscape, to enhance any significant long views the development may be part of and also the experience at street level;

Planning permission will not be granted for development proposed within a View Cone or the setting of a View Cone if it would harm the special significance of the view.

Policy DH3: Designated heritage assets

Planning permission or listed building consent will be granted for development that respects and draws inspiration from Oxford's unique historic environment (above and below ground), responding positively to the significance character and distinctiveness of the heritage asset and locality.

For all planning decisions for planning permission or listed building consent affecting the significance of designated heritage assets, great weight will be given to the conservation of that asset and to the setting of the asset where it contributes to that significance or appreciation of that significance.

An application for planning permission for development which would or may affect the significance of any designated heritage asset, either directly or by

being within its setting, should be accompanied by a heritage assessment that includes a description of the asset and its significance and an assessment of the impact of the development proposed on the asset's significance. As part of this process full regard should be given to the detailed character assessments and other relevant information set out any relevant conservation area appraisal and management plan.

The submitted heritage assessment must include information sufficient to demonstrate:

- a) an understanding of the significance of the heritage asset, including recognition of its contribution to the quality of life of current and future generations and the wider social, cultural, economic and environmental benefits they may bring; and*
- b) that the development of the proposal and its design process have been informed by an understanding of the significance of the heritage asset and that harm to its significance has been avoided or minimised; and*
- c) that, in cases where development would result in harm to the significance of a heritage asset, including its setting, the extent of harm has been properly and accurately assessed and understood, that it is justified, and that measures are incorporated into the proposal, where appropriate, that mitigate, reduce or compensate for the harm.*

Where the setting of an asset is affected by a proposed development, the heritage assessment should include a description of the extent to which the setting contributes to the significance of the asset, as well as an assessment of the impact of the proposed development on the setting and its contribution to significance.

Substantial harm to or loss of Grade II listed buildings, or Grade II registered parks or gardens, should be exceptional. Substantial harm to or loss of assets of the highest significance, notably scheduled monuments, Grade I and II listed buildings, Grade I and II* registered parks and gardens, should be wholly exceptional. Where a proposed development will lead to substantial harm to or loss of the significance of a designated heritage asset, planning permission or listed building consent will only be granted if:*

- i. the harm is necessary to achieve substantial public benefits that outweigh the harm or loss; or all of the following apply:*
- ii. the nature of the asset prevents all reasonable uses of the sites; and*
- iii. no viable use of the asset itself can be found in the medium term (through appropriate marketing) that will enable its conservation; and*
- iv. conservation by grant funding or similar is not possible; and*
- v. the harm or loss is outweighed by the benefit of bringing the site back into use;*
- vi. a plan for recording and advancing understanding of the significance of any heritage assets to be lost, including making this evidence publicly available, is agreed with the City Council.*

Where a development proposal will lead to less than substantial harm to a designated heritage asset, this harm must be weighed against the public benefits of the proposal.

Clear and extensive justification for this harm should be set out in full in the heritage assessment.

Policy DH4: Archaeological remains

Within the City Centre Archaeological Area, on allocated sites where identified, or elsewhere where archaeological deposits and features are suspected to be present (including upstanding remains), applications should include sufficient information to define the character, significance and extent of such deposits so far as reasonably practical. This information should include:

a) a Heritage Assessment that includes a description of the impacted archaeological deposit or feature (including where relevant its setting), an assessment of its significance and the impact of the proposed development on its significance, in all cases using a proportionate level of detail that is sufficient to understand the potential impact of the proposal. The Statement should reference appropriate records (including the information held on the Oxford Historic Environment Record); and

b) if appropriate, a full archaeological desk-based assessment and the results of evaluation by fieldwork (produced by an appropriately qualified contractor. Pre-application discussion is encouraged to establish requirements). In the City Centre Archaeological Area where significant archaeological asset types can be shown to be subject to cumulative impact from development, the desk-based assessment should contain appropriate contextual assessment of this impact.

Development proposals that affect archaeological features and deposits will be supported where they are designed to enhance or to better reveal the significance of the asset and will help secure a sustainable future for it.

Proposals which would or may affect archaeological remains or features which are designated as heritage assets will be considered against the policy approach as set out in Policy DH3 above.

Archaeological remains or features which are equivalent in terms of their significance to a scheduled monument are given the same policy protection as designated heritage assets. Proposals which affect the significance of such assets will be considered against the policy test for designated heritage assets set out in Policy DH3 above.

Policy DH5: Local Heritage Assets

Planning permission will only be granted for development affecting a local heritage asset or its setting if it is demonstrated that due regard has been given to the impact on the asset's significance and its setting and that it is demonstrated that the significance of the asset and its conservation has informed the design of the proposed development.

In determining whether planning permission should be granted for a development proposal, which affects a local heritage asset, consideration will be given to the significance of the asset, the extent of impact on its significance, as well as the scale of any harm or loss to the asset as balanced against the public benefits that may result from the development proposals. significance of any assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact.

6 METHODOLOGY

6.1 Scope and Sources Consulted

6.1.1 A search area extending for 50m beyond the limits of the site (hereafter the study area) has been used to identify designated and non-designated heritage assets which could be affected by the proposed development. The study area and list of sources to be consulted have been agreed with the local authority's historic environment advisor (pers. comm., 06/11/2023). The assessment was informed through both a desk-based review and a site visit.

6.1.2 The following sources were consulted to inform this assessment:

- The National Heritage List for England (NHLE) for designated heritage assets;
- The City of Oxford Urban Historic Environment Record (COUHER) for non-designated heritage assets and archaeological events;
- The Oxfordshire Record Office for historic maps and manuscripts;
- Groundsure Mapping for historic Ordnance Survey maps;
- Geotechnical data as held by the client and the British Geological Survey; and
- other relevant primary and secondary sources including published and unpublished works as held by OA and relevant libraries.

6.1.3 For ease of reference each heritage asset identified has been allocated a unique OA number. This is included in the heritage gazetteer provided in Appendix A, referred to in the text where relevant and marked on Figures 2–8. A full list of sources consulted can be found in Appendix B. Historic mapping for the site is depicted on Figures 9–13.

6.2 Assumptions and Limitations

6.2.1 Data used to compile this report consists of secondary information derived from a variety of sources. The assumption is made that this data is reasonably accurate.

6.2.2 The records held by the COUHER are not a record of all surviving heritage assets, but a record of the discovery of a wide range of archaeological and historical components of the historic environment. The information held within it is not complete and does not preclude the subsequent discovery of further heritage assets that are, at present, unknown.

7 WALKOVER SURVEY

7.1.1 A walkover survey of the site was carried out on the 15/11/23 in sunny conditions. No internal inspection of the buildings was undertaken, as all the groundworks are planned for open spaces within the Old Quad, the grounds in front of Staircase 17, and the Rokos Quad. All external areas of the site were accessed, and no new archaeological features were identified during the visit. The site visit provided information related to the proposed development, which is described and analysed below.

7.1.2 The site visit focused on the Old Quad' internal court (Plate 1) and the McGowen Library roof (Plate 2). Pre-existing service trenches within the site can be identified by variations in grout colour, as is the case inside the Old Quad and outside (Plate 3) (Charles Harris, Clerk of Works for Pembroke College, personal communication, 15/11/23). One such trench runs from the south-western segment of the Old Quad wall (Plate 4) across the court of Chapel Quad (Plate 5), then across the Fellows Garden (Plate 6), and passes beneath the College wall (Plate 7), ultimately connecting to the substation across the road (Charles Harris, personal communication, 15/11/23). From the Old Quad, a path along the east side of Chapel Quad continues north beyond it along the outside of the western wall of Old Quad (Plate 8) to Staircase 17 (Plate 9).

7.1.3 The rear entrance of Staircase 17 contains a shed (Plate 10) and a garden.

7.1.4 Site visit within the Rokos Quad focused on the rooftop of the Henderson Building (Plate 12), designated for the construction of an ASHP (Charles Harris, personal communication, 15/11/23).

8 HISTORIC AND ARCHAEOLOGICAL BASELINE

8.1 Introduction

8.1.1 The nature of the archaeological resource within the site and the surrounding study area is discussed by period below. The locations of designated sites are marked upon Figure 2, the locations of previous archaeological events are shown on Figure 3 and non-designated heritage assets are shown on Figures 4–8. Further details of all sites are provided in Appendix A.

8.2 Designated Heritage Assets

8.2.1 The Oxford Historic Urban Character Assessment (HUCA) shows that the site is located within the **Oxford Central (City and University) Conservation Area**, and includes part or all of five grade I listed buildings (OA 4-8) and two grade II listed building (OA 13 and 15), Historic England's descriptions of which are given below:

Pembroke College, West Range (OA 4)

8.2.2 *PEMBROKE COLLEGE 1. 1485 Main Quadrangle West Range SP 5105 NW 12/583B 12.1.54. 1 2. Built in 1626 and refaced 1829-30.*

Pembroke College, Wall in Brewer Street, being south wall of Pembroke College (OA 5)

8.2.3 *CITY WALL 1. 1485 Between St Aldate's Street and Littlegate Street Wall, in Brewer Street, being South Wall of Pembroke College SP 5105 NW 12/584 12.1.54. 1 2. The wall under the chapel was rebuilt in 1728, and there has been another repair. Interior RCHM 1173 b. Includes an early C17 fireplace surround. The whole has been modernized.*

Pembroke College, Chapel Pembroke College, South Range (OA 6)

8.2.4 *PEMBROKE COLLEGE 1. 1485 Main Quadrangle South Range and Chapel SP 5105 NW 12/583B 12.1.54. 1 2. Finished 1626. Extended to the West is the Chapel, to designs of William Townesend, 1728-32, in Headington stone at main cost of Batholomew Tipping; the interior redecorated by C E Kempe, 1884.*

Pembroke College, North Range including Library and North Wing (OA 7)

8.2.5 *PEMBROKE COLLEGE 1. 1485 Main Quadrangle North Range including Library and North Wing SP 5105 NW 12/583B 12.1.54 1 2. Built in 1673, with a gatehouse which was finished in 1694, refaced and remodelled in 1830 by Daniel Evans, an Oxford builder. Extending to West from gatehouse is the Library, which incorporates the former refectory of the medieval Broadgates Hall and having at its West end a crosswing of 1620 with a modern bay window. Extending North from the Library is the former Master's Lodging, 1695, altered in 1846 and converted to rooms in 1928.*

Pembroke College, East Range (OA 8)

8.2.6 *PEMBROKE COLLEGE 1. 1485 Main Quadrangle East Range SP 5105 NW 12/583B 12.1.54. 1 2. Built 1626-1670. On South East is a new building joining the Master's Lodging. The inner faces of the Main Quadrangle were refaced in 1829-30 together with a partial refacing of the external South elevation. The masons in 1670 were William Edward and later Thomas Knight and in 1691 John Townesend.*

8, Brewer Street (OA 13)

8.2.7 *BREWER STREET 1. 1485 (South Side) No 8 SP 5105 NW 12/588 12.1.54. II 2. House. C18 front and probably of the same original building with No 7 (qv). Similar facade and the ground floor is stuccoed and some of the windows have simpler frames. The back is roughcast but has a C17 appearance.*

7, Brewer Street (OA 15)

8.2.8 *BREWER STREET 1. 1485 (South Side) No 7 SP 51C5 NW 12/587 12.1.54. II 2. House. Probably originally C17 but refronted late in C18. The ground floor is stuccoed stone and the upper part of roughcast timber-framing. 2-storeyed with gabled attics and a Welsh slate roof. In the ground floor is a slightly-bowed window with a moulded wood cornice above and a modillioned cornice continuing over the front door which is in a plain frame. The 1st floor has 2 C18 sash windows with 16-paned heavy glazing bars and with a moulded architrave over each. The attic windows are 2-light casements. The back is rough-cast and has a C17 appearance.*

8.2.9 A scheduled monument, **Oxford City Walls** (OA 1) is in line with the southern boundary of the Old Quad. The closest designated section of the wall is 17m to the west of Old Quad and 5m to the north of Rokos Quad.

Historic Urban Character Areas

8.2.10 According to COUHER, the site lies within the Historic Urban Character Area 15, namely '**City Centre and Commercial Core – Pembroke Street and St Aldates**'. This area's archaeological potential has been defined below, within the historic and archaeological baseline.

8.3 Previous Archaeological Investigations

8.3.1 The COUHER record a total of 87 intrusive archaeological investigations carried out within the study area, and of these OA 47-129 are shown on Figure 3. Of these, 25 are directly relevant to this desk-based assessment, and appear on Figure 3a.

Observation in Brewer Street in 1897 (OA 58)

8.3.2 This intervention was carried out within the grounds of Rokos Quad in 1897. When the house on the north-western corner of Brewer Street and Littlegate Street was demolished, a tall stone gable, possibly dating from c1500, was recorded.

Excavations at Albion Place in 1973 (OA 57)

8.3.3 Archaeological excavations were carried out by OAEC at Albion Place in 1973, as part of the St Ebbe's redevelopment. A trench was dug, starting from the pavement of Albion Place and extending through the former Nos 5-9 Littlegate Street to the temporary car park located to the north. This excavation project was conducted in part within the premises of the Rokos Quad, as the northernmost section of the trench extended into this area. The primary aim was to locate the north bank of the Trill Mill Stream, a documented historic branch of the Thames. However, no evidence of a bank was observed, and the bottom of the stream was not identified. At the northern end of the trench, a substantial quantity of discarded stone, possibly associated with land reclamation, was discovered. Some recent stone footings were also uncovered.

Evaluation of Brewer Street (OA 61, 127)

8.3.4 In September 2008, Oxford Archaeology carried out a field evaluation south of Brewer Street, within the Rokos Quad.

8.3.5 One of the trenches, situated to the rear of the Brewer Street frontage, revealed deeply layered deposits rich in clay. These deposits are believed to represent further fills of the Trill Mill Stream. These fills likely date back to a period before the Norman Conquest. Additionally, both overlying and to the north of these potential fills were a series of deposits that may correspond to the deliberate deposition of material for land reclamation. Dating evidence from these deposits suggests a date range of the 13th to 14th century. A possible pit and a linear feature, also dating from the 13th to 14th centuries and aligned north-south, truncated these deposits. Above these features, a series of imported garden soils were discovered. These soils are possibly from the same period as the construction of the existing buildings facing Brewer Street in the 17th century.

8.3.6 In another trench excavated within the Brewer Street building line, land reclamation deposits dating from the 13th century, were recorded. These deposits were interrupted by a north-south aligned limestone wall, a similarly aligned ceramic drainage pipe, and a 20th-century brick-built inspection pit associated with the building's use as a garage. The date of the limestone wall was uncertain, as it had been truncated to the west by the trench for the ceramic pipe and to the east by what appeared to be a 19th-century pit. However, to the north of the wall, a potentially contemporaneous compacted gravel surface was identified, and it produced 14th-15th century roof tiles. The wall also appeared to have been modified, possibly in the 19th century, with the addition of a chute, the function of which was unclear.

Excavations at Pembroke College, Brewer Street (OA 110)

8.3.7 Oxford Archaeology conducted a series of archaeological works, including excavations and a borehole survey, between January 2010 and July 2011 in the area between Brewer Street and the former course of the historical Trill Mill Stream in Oxford. These works were carried out on behalf of Pembroke College in preparation for the construction of new student accommodation within Rokos Quad. In the primary Brewer Street development, four specific areas were selected for excavation, as they were expected to have the most significant impact on below-ground archaeology.

8.3.8 The borehole survey revealed a sequence of deeply stratified, organic-rich alluvial deposits, which are believed to represent the fills of the prehistoric predecessor of the Trill Mill Stream. Additionally, a series of wooden revetments and stone culverts were identified within the adjacent excavation trench. These features were associated with the medieval canalisation of the stream and the reclamation of the floodplain in the 13th century. North of the channel, the floodplain gravel rises into a ridge before descending again, marking a potential backwater embayment at the floodplain's edge and the second gravel terrace. Two Neolithic radiocarbon dates were obtained from silts at the base of the embayment sequence (Teague 2023).

8.3.9 Evidence of human activity at the site dates back to the late Saxon period, with the appearance of several drainage ditches, pits, and potential structures. Between the late 11th and mid-13th centuries, the ground level was elevated through the disposal of waste and soil. Following this, a building was constructed along the Brewer Street frontage, with pits and ovens located in the yard areas behind. The presence of madder-stained pottery from this phase suggests that yarn dyeing was conducted in this area. Starting in the mid-13th century, a clear sequence of substantial industrial-type structures can be traced, continuing into the 18th century. These remains consist of interconnected drains, pits, tanks, ovens, hearths, and wells.

On the Littlegate Street frontage, the earliest recorded building dates to the mid-13th century. This building also contained multiple ovens in its initial phase and may have had an industrial purpose. The addition of fireplaces after the mid-16th century might indicate a shift towards a more domestic use.

Watching brief at Pembroke College, Brewer Street (OA 111)

8.3.10 Following the open area excavations conducted by Oxford Archaeology (OA 110), a watching brief was maintained during underpinning work, pile cap construction, and levelling for the piling mat (at approximately 56.50m OD). This generally did not penetrate beyond the base of a dark post-medieval garden soil. Multiple late post-medieval structures were identified, including wells and cesspits located at the rear of the properties that would have fronted onto Brewer Street and Littlegate Street.

8.3.11 The structural features were concentrated towards the rear of 8 Brewer Street, which functioned as a public house by 1870. Among these features, up to three latrines were identified, all of which were possibly backfilled around the same time and contained pottery dating to the period from around 1790 to 1830. One latrine contained a dish marked with an ornate roundel and black transfer-printed letters 'P. C.,' likely associated with Pembroke College.

8.3.12 A stone-lined pit, possibly a small cellar, was filled during the mid-18th century and abutted a pre-existing tenement wall between Nos. 7 and 8 Brewer Street. One stone-lined pit, possibly of 17th-century origin, was still partially open near the rear of No. 7 Brewer Street. At the north-east corner of the site, an undated north-south stone-built wall was recorded, corresponding to the east side of the recently demolished No. 6 Brewer Street.

8.3.13 At the corner of Brewer Street and Littlegate Street, inter-cutting pits, possibly of medieval and later dates, were identified. A stone-lined latrine in this area appears to have been demolished and contained a significant collection of pottery that can be dated to approximately 1834-41. A lift pit exposed a dumped reclamation deposit that contained pottery dating to around 1225-1350. This deposit was cut by a pit containing a cesspit fill and pottery dated to about 1480-1600, overlain by dark garden soil. Two limestone-built walls, associated with late 18th to early 19th-century pottery, were observed cutting through this sequence. A hearth or burnt floor was observed in close proximity to Littlegate Street. This was overlain by a substantial deposit of charcoal and ash containing pottery possibly dating to around 1150-1250, followed by a thick layer of garden soil. This sequence was cut by a small stone-lined pit, possibly a latrine, filled with pottery dating to approximately 1825-40. To the north of Rose Street, medieval reclamation deposits, along with late medieval and later features, were identified, as well as late 18th to early 19th-century walls and floors.

Excavations at Pembroke College in 1869 (OA 76)

8.3.14 Excavations at Pembroke College were carried out in 1869, within the western part of the Old Quad. When the cellars were dug, the upper portion of a stoneware vessel known as 'greybeard' was found.

Excavations at Pembroke College in 1976 (OA 78)

8.3.15 Excavations were conducted at Broadgates Hall, the old library within the Old Quad. Pits containing 12th-century pottery were discovered beneath floors that

showed signs of subsidence. These floors may have been associated with a 13th-century predecessor of the present medieval hall.

Watching Brief at Pembroke College in 2000 (OA 115)

8.3.16 Work was carried out on Staircase 2 in the Old Range. Occupation layers from the early medieval were seen in one trench. Above these was a stone structure, with a possible hearth. The top layers consisted of post-medieval debris. Other trenches contained similar post-medieval material. Some disarticulated human bone was found, possibly residual from disturbances of St Aldate's Church.

Watching Brief and excavations at Pembroke College in 1973 (OA 92-3)

8.3.17 This watching brief was carried out during construction of the new library within the south-easternmost spur of the Old Quad. Remains of a turf rampart were found which underlay the surviving stone wall. The consequent excavations revealed a turf rampart and surviving later stone wall/ revetment. The bank was of red clay with large quantities of charcoal and ran up to and was cut by the north face of the wall (Hassall 1974).

Find from Pembroke College (OA 79)

8.3.18 A stray find, namely a Saxon bone pin beater, was found in the Gowan Library, within the Old Quad.

Archaeological watching brief and historic building recording at Pembroke College, Oxford (OA 83)

8.3.19 An archaeological watching brief and historic building recording were carried out in 2015 within the Old Quad. Two test pits were excavated in the Old Quad, but no significant features were recorded (Oxford Archaeology 2015).

Watching Brief in Pembroke College Bursary in 1970 (OA 85)

8.3.20 A watching brief in Pembroke College Bursary was carried out in 1970, within the Old Quad. The watching brief recorded small quantities of pottery, glass, and clay pipe, all dating 1670–1830.

Excavations in the inner quadrangle of Pembroke College in the early 1940s (OA 84)

8.3.21 Excavations in the inner quadrangle of Pembroke College, within the Old Quad were carried out in the early 1940s for a static water tank. Pottery and a bottle-stamp were found.

Watching Brief at Pembroke College in 2000 (OA 90)

8.3.22 A watching brief was carried out at Pembroke College in 2000, within the north-eastern corner of the Old Quad. The watching brief recorded an occupation layer dating to the early-medieval period in one of the trenches monitored. Above this a stone structure was recorded with a possible hearth. The top layer consisted of post-medieval debris deposits. Similar post-medieval material was found in other trenches. Some disarticulated human bone was found, likely to be residual from disturbance at St Aldate's Church.

Pembroke College Old Library (Broadgates) (OA 74)

8.3.23 In 1976, excavations in Broadgates Hall, specifically within the old library, were carried out adjacent to the west of the Old Quad. The floors may have belonged to a 13th-century forerunner of the existing medieval hall, as suggested by the 12th-century pottery which was found in pits below these floors.

Pembroke College (OA 75)

8.3.24 A watching brief carried out immediately adjacent to the west of Old Quad recorded medieval pottery at the top of a possible occupation surface, a stone hearth and mortar floor, and probable post-medieval and disturbed burials associated with St Aldate's Church.

Watching brief for proposed access stair at Beef Lane, Pembroke College Staircase 11, Oxford (OA 69)

8.3.25 In 2006, OA carried out a watching brief 6m to the south of the site area in front of Staircase 17 and 5m to the west of the Old Quad. The excavation was no deeper than the local 19th century disturbance and no archaeological deposits were recorded.

Watching brief during the excavation of electric cable trenches, Pembroke College, Oxford (OA 72–3)

8.3.26 A watching brief was carried out during the excavation of electric cable trenches in 2019, 17m to the west of the Old Quad. All the trenches were cut into the modern backfill of previous underground service trenches. The monitoring of the groundworks revealed a general stratigraphic sequence of paving stones overlying bedding sand overlying a garden soil of dark greyish brown sandy clay. No archaeological deposits of pre-modern date were observed. Residual finds of post-medieval and modern date including pottery, clay tobacco pipe, glass, and animal bone, were identified.

Observations at Pembroke College in 1890s (OA 71)

8.3.27 Observations at Pembroke College, carried out 8m to the north of Rokos Quad, recorded a possible arbour window in an old wall.

Excavations in Beef Lane in 1960 (OA 82)

8.3.28 Excavations in Beef Lane were carried out in 1960, 5m to the east of the Old Quad. A trench was dug near to the gateway to Pembroke College. Two extended inhumations were observed, suggesting that St Aldate's churchyard previously extended under what is now Pembroke Square.

Observations in Brewer Lane Street 1890s (OA 60)

8.3.29 An arc, possibly possible for a drain, was recorded in the City Wall. It lay c 25 m from the west end of the street, 6m to the south of the proposed cabling route.

Excavations in St Ebbe's Street in 1894 (OA 56)

8.3.30 Work was carried out just north of the Littlegate, c 5m to the south of the proposed cabling route. Medieval jugs were found. According to the excavator, a possible arch from a well was found in the same area.

Excavations at the Littlegate (OA 122)

8.3.31 In 1973, a watching brief was carried out by the Oxford Archaeological Excavation Committee (OAEC) during the construction of the current library building,

20m to the west of Rokos Quad. Two engineers' trial pits and bulk excavations were monitored immediately behind the town wall. It appears from records that the two engineers' pits revealed the foundation of the medieval city wall and possible remains of the Saxon rampart below. However, no finds or features are recorded within the bulk excavation. At the time, archaeology was not part of the planning process and developers were not required to have archaeological investigations carried out. It is therefore likely that the bulk excavation was undertaken prior to or after archaeologists were permitted to look at the engineers' pits, and unfortunately any archaeological remains present in this area were destroyed without being recorded.

St Aldate's Church investigations

8.3.32 Investigations at the adjacent St Aldate's Church during refurbishment in 1999 (OA 91) found eight early medieval charcoal-lined burials and a small area of occupation surface in the nave. A fragment of 10th-century carved stone was found in the masonry of the south nave wall. Archaeological investigations (OA 128) at the church exposed the remains of two 15th-century metallated yard surfaces and 18th- and 19th-century burials.

8.4 Synthesis of results

8.4.1 This section pulls together the evidence presented above, and places it within the overall development of the city of Oxford, in order to clarify the level of significance of the discoveries.

8.5 Prehistoric Period (500,000 BP–AD 43) (Figure 4)

8.5.1 Mark Robinson's hypothesis, as proposed in Dodd (2003), suggests that in the early prehistoric period, the channel of the proto-Trill Mill Stream may have run between Brewer Street and Rose Place, although its exact location remains uncertain. Despite the recognition of prehistoric activity beneath the area now occupied by Oxford city centre, especially in the northern medieval city, there is limited evidence of prehistoric activity within the study area. The only known artifact is a palaeolithic handaxe (OA 132) found approximately 7m to the north-east of the Old Quad.

8.5.2 Oxford Archaeology (2019: 180) excavated Area B in the Rokos Quad (see Figure 3a; OA 110). Here, the Pleistocene gravels of the Floodplain Terrace were identified at c 52.94 aOD and rise to a height of c 53.40 aOD, suggesting a drop off towards the north. Although no palaeochannel was clearly evident in the recorded section within Area B, such a channel is implied when the surface of the gravel across the site is plotted using the data obtained from geo-technical boreholes. Such channels would have run alongside and eroded the edge of the second gravel terrace, which is likely to be located between Areas A and B.

8.6 Romano-British Period (AD 43–410) (Figure 4)

8.6.1 Evidence of Roman settlement in central Oxford is limited, as suggested by Booth and Hayden (2000) and Bradley *et al.* (2002). However, in closer proximity to the site, there is a small amount of Roman material discovered within later deposits, possibly indicating the existence of an undiscovered settlement. Notably, two Roman bronze *fibulae* (OA 133-4) were unearthed approximately 20m to the south-west of the Rokos Quad.

8.7 Medieval Period (AD 410–1550)

Early Medieval Period (AD 410–1065) (Figure 5)

8.7.1 Oxford derives its placename from Old English, meaning 'ford used by oxen.' It is believed that this river crossing was in use by the 7th century (Beckley and Radford 2012, 16).

8.7.2 Prior to the 9th-century fortified *burh*, evidence of a settlement has been found, including a burial at Christ Church with a radiocarbon date from the 7th century. This suggests the presence of a community before the establishment of St Frideswide's minster in the early 8th century (Dodd *et al.* 2020). It has been suggested that the alignment of human skeletons found beneath Pembroke College chapel, built in 1732, may be associated with this Saxon activity (Dodd 2003, 18). The 'City Centre and Commercial Core – Pembroke Street and St Aldates' Historic Urban Character Area highlights the potential for early medieval urban archaeology in the site's vicinity.

8.7.3 Oxford's town origins as a fortified *burh* are believed to date back to the 9th century, likely during the reign of King Alfred (r 871–899) or his son Edward the Elder (r. 899–924). This *burh* was enclosed by defensive walls and featured a network of streets. While the exact course of the defensive circuit on the southern side of Oxford remains uncertain, it is probable that it corresponds to the alignment of the later medieval wall (OA 1) that exists on the north side of Brewer Street. Wherever the early medieval rampart has been observed, it generally aligns with or is in close proximity to the later medieval wall (Dodd 2003, 23). However, the presence of the rampart is not consistently documented and has only been definitively identified along the northern and eastern sides of the town. The situation along the southern circuit is less clear. Excavations to the west of this site in Littlegate Street (OA 55) revealed that the later medieval defences were constructed atop an area of habitation with no evidence of an earlier defensive system. This observation suggested the possibility that there was no southern rampart during the early medieval period, with the natural watercourses providing sufficient defence on this side. However, historic observations at the southern side of Brewer Street (OA 94), 8m to the south of the Old Quad, have evidenced the presence of possible Saxon ramparts (Fig. 5, OA 143; Hurst 1887). Towards the Rokos Quad, the low-lying nature of this area potentially made it susceptible to flooding (OA 2019: 181).

8.7.4 The development of the *burh* is complex but is thought to have started as a roughly square fortification centred on Carfax and expanded to the east and west (Dodd 2003). Within the *burh*, metalled streets divided the interior into blocks, and COUHER data suggests that Beef Lane, Brewer Street, Littlegate Street and St Aldate's Street may have been part of the original road network. St Frideswide's minster may have covered an area that includes the current location of Pembroke College. Blair (1988) suggested that it extended as far west as a significant ditch found under the earliest surface of Church Street to the west of the study area.

8.7.5 Burials associated with St Frideswide's minster, including 'charcoal burials,' have been found in various locations, such as within St Aldate's church. Radiocarbon dating indicates these burials date from the 9th or 10th centuries (Dodd 2003, 18–19).

8.7.6 Archaeological evidence of Saxon activity within the site has been identified in the Old Quad, with several findspots (OA 139–42) documented over the years (Fig. 5).

Additionally, a findspot (OA 138) was recorded within Rokos Quad. The presence of Saxon activity is further substantiated in Areas A and B (Fig 3a) of Rokos Quad, where various archaeological features were unearthed. These features include drainage ditches, pits, a potential structure, and elements associated with flax retting, the process of soaking flax stems to extract fibres before spinning. Furthermore, traces of rubbish dumping were discovered, potentially indicative of increased intra-mural activity during this period (OA 2019: 182).

Later Medieval Period (1066–1550) (Figures 6 and 9)

8.7.7 The 'City Centre and Commercial Core – Pembroke Street and St Aldates' Historic Urban Character Area highlights the potential of the site and surrounding area for complex urban archaeology relating to the medieval period.

8.7.8 In the 1220s, the town defences underwent reconstruction, transforming into a bastioned stone circuit along the north side of Brewer Street (Hassall *et al.* 1989). The existing section of the City Wall (OA 1) in this area is constructed with roughly coursed rubble and, in certain sections, supports the south range of Pembroke College (OA 2019: 5). Notably, the southern wall of the Old Quad aligns with the City Wall (OA 1). Consequently, the Old Quad and the section of the site south of Staircase 17 were situated within the southern segment of the cityscape. Rokos Quad, positioned 5m south of the city walls and 8m east of the Precinct of the Greyfriars, is in close proximity to this. According to the COUHER reconstruction of the Oxford cityscape and Salter's map, Trill Mill Stream either traversed the southernmost part of what is now Rokos Quad or followed along its southern boundary.

8.7.9 The 1973 excavations (OA 57), conducted to locate the stream, unearthed a significant quantity of discarded stone, possibly linked to land reclamation efforts within the location of the Rokos Quad. Subsequent archaeological investigations (OA 61, 110, and 127) identified traces of the stream (OA 153) within Rokos Quad in the form of deeply layered deposits rich in clay, suggestive of the infill of the stream and potential medieval canalisation. Archaeological evidence dating back to the 13th to 14th century indicates land reclamation from the stream, a strategic measure to counteract rising flood occurrences. This reclamation facilitated more substantial and enduring activities on an approximately level surface at 55.5-55.7m aOD between the frontage areas (Areas A and E) and Area B. Features cutting through this reclaimed land are potentially associated with the tenements described below.

8.7.10 From the 12th century onward and throughout the medieval period, the area was characterised by a consistent arrangement of tenements facing St Aldates, Pembroke Street, and Beef Hill Street, as illustrated in Salter's map of medieval Oxford (Fig. 9). According to this reconstruction, the grounds in front of Staircases 17 were previously encompassed within the boundaries of Moses Hall's tenement. The Old Quad was situated within the limits of five tenements, bordered to the south by Sleyng Lane and to the north by Beef Hill Lane. Rokos Quad, on the other hand, fell within the boundaries of another five tenements, with its southern boundary adjacent to Trill Mill Stream and its northern boundary alongside Sleyng Lane.

8.7.11 Archaeological interventions (OA 110) conducted in the northern section of the Rokos Quad unveiled two distinct phases of structures along the Brewer Street frontage. In the yard areas behind these structures, pits and ovens were identified, suggesting potential habitation by individuals of lower social status residing outside the city walls. The initial building phase, dating to the mid-12th century, was

characterized by timber structures, followed by a later phase from the 13th and 14th centuries (OA 2019: 184-6). The presence of madder-stained pottery in one of these buildings implies that yarn dyeing activities may have taken place in this vicinity. Starting in the mid-13th century, a discernible sequence of substantial industrial-type structures, potentially used for dyeing and brewing (see OA 2019: 189), extends into the 18th century. These structures include interconnected drains, pits, tanks, ovens, hearths, and wells. On the Littlegate Street frontage, the earliest recorded building dates back to the mid-13th century and initially featured multiple ovens, suggesting an industrial purpose. It is plausible that similar structures existed in the Old Quad and in the grounds in front of Staircases 17.

8.7.12 Numerous properties depicted on Salter's map underwent a transformation into academic halls during the 14th century, with the most prominent being Broadgates Hall situated within the Old Quad. This hall underwent a gradual expansion, assimilating adjacent properties and ultimately asserting its presence over nearly the entire block between Beef Lane and the city wall. Archaeological investigations in 1976 (OA 78) within the Old Library unveiled potential 12th-century floors, although the extent of the excavations and further details could not be conclusively ascertained.

8.8 Post-Medieval Period (1550–1900) (Figures 7 and 10-13)

8.8.1 Following the Dissolution of the monasteries (1536–41), the structures along the St Aldate's frontage, formerly belonging to St Frideswide's Priory, were dismantled. Agas's map of Oxford from 1587 (Fig. 10) indicates that the vicinity of the Old Quad, previously under the ownership of Broadgates Hall (now Pembroke College), exhibited relatively sparse development. Several buildings are depicted along Brewer Street and Beef Hill Street, suggesting that the site may have included several of these structures and their small gardens. The southern side of modern Brewer Street, constituting the northern boundary of the Rokos Quad, underwent substantial development during this period, with gardens extending south as far as the Trill Mill Stream (now canalised). Evidence for this is supported by archaeological interventions (OA 110, 111, and 127) in the area of the Rokos Quad, which uncovered both structures and garden soil at approximately 56.50m aOD, overlaying land reclaimed from the Trill Mill Stream.

8.8.2 In 1624, Broadgate Hall was integrated into Pembroke College, as established by King James I. By 1670, both the south and east ranges of the Old Quad were completed, and Loggan's map of Oxford in 1673 (Fig. 11) depicts the fully developed Old Quad and a substantial amount of development in the surrounding area, including within the grounds to the south of Staircase 17. The structures are depicted with elongated plots extending toward Beef Lane. There are also some buildings shown along Beef Lane, though it is unclear whether these are outbuildings or separate properties.

8.8.3 Within Rokos Quad, there are buildings along its northern and western sides, and structures partially lying within its southernmost spur. These latter buildings were identified by COUHER as brewery structures and later as malhouses (OA 2019: 191).

8.8.4 By the time Taylor's Map of Oxford was published in 1750 (Fig. 12), Beef Lane had witnessed additional development on its northern side. Some of these structures potentially extended into the grounds south of Staircases 17. In contrast, the easternmost spur of the Old Quad did not exhibit any development at this point. Within the present Rokos Quad, there was a discernible alteration in layout, featuring

an expansion towards previously undeveloped areas at its centre, indicative of substantial development during this period.

8.8.5 These structures are also depicted in the 1st edition Ordnance Survey town plan of 1878 (Fig. 13). This map clearly shows that a building was located on the place of the current terrace to the south of Staircase 17, and the construction of the easternmost spur of the Old Quad. The Rokos Quad showcased an altered layout, and the eastern side was designated as a malthouse.

8.9 Modern (Figure 8)

8.9.1 A large alteration within the structures in Pembroke College occurred during 1960–1, when Beef Street and the remaining buildings along the lane were demolished, and Nos. 17–8 were restructured as part of the new quadrangle of Pembroke College, assuming the modern aspect (Sturdy 1961/2, 329). It is not clear whether the terrace to the south of No. 17, part of the site, was part of this alteration.

8.9.2 The construction of the Rokos Quad, a student accommodation and lecture theatre, was carried out in the first years of the 21st century, and substantially altered the layout of the area.

9 PREVIOUS IMPACTS AND SURVIVAL

9.1.1 The site lies within the historic core of Oxford and have been subject to repeated episodes of redevelopment over the course of many centuries. Each of these episodes will have resulted in the creation of archaeological deposits but may also have entailed the destruction of pre-existing layers that might have been present. The site is divided into three areas that will be analysed separately below.

9.1.2 There is a terrace to the south of Staircase 17, where the site partly lies. It is not known whether this terrace was built up in the 1960s or whether this represents the original ground level and the ground level in the remainder of the site has been reduced. Potentially, some archaeological remains, if existing, may lying undisturbed underneath the terrace. In the rest of the area, it is possible that undisturbed remains lie underneath the stone slabs.

9.1.3 Although the construction of the Old Quad in the 18th century might have potentially disturbed and/or truncated some surviving archaeological features, the presence of garden soils in the 13th and 14th century indicates limited disturbance in the late medieval and early post-medieval period, although the gardens themselves may have caused some disturbance. There is therefore the possibility that earlier remains survive below this area, as the discovery of 12th century features under Broadgates Hall. The undeveloped areas used as courts and open spaces, are currently covered with stone slabs, and it is predicted that the damage to underlying archaeology was limited to service trenches, which potentially disturbed or removed any surviving archaeological remain.

9.1.4 Extensive archaeological interventions carried out at the Rokos Quad suggest that most of the stratigraphy prior to the current development is still undisturbed below the modern buildings' footprint. It is anticipated that archaeological remains within the areas already evaluated and excavated had been removed by the archaeological interventions. However, some areas were covered by watching brief, and in these areas, development did not penetrate below approximately 56.50 m OD.

This generally did not penetrate beyond the base of a dark post-medieval garden soil and for this reason, it is anticipated that earlier archaeological remains likely survived at greater depth.

9.1.5 Overall, it is not known to what extent archaeological deposits survive within the grounds in front of Staircase 17 and the Old Quad, although it is considered that archaeological levels are unlikely to have been completely removed and therefore archaeological deposits will have survived to some degree – although potentially truncated by service trenches. Archaeological remains are very likely to survive within the areas of Rokos Quad not already examined by excavations as the watching brief did not go deeper than the post-medieval layers.

10 ARCHAEOLOGICAL POTENTIAL AND SIGNIFICANCE

10.1.1 Whilst a small number of prehistoric and Roman finds have been found within the study area, these are findspots, and no features of these dates have yet been identified within the study area. While it is possible that prehistoric finds may be encountered within the fills of the prehistoric Trill Mill Stream at considerable depth, it is therefore considered that the potential for surviving remains of either prehistoric or Roman date to be present within the site is **low**.

10.1.2 The site has a **high** potential to contain archaeological deposits from the early medieval period – prior excavations and evaluations revealed drainage ditches, pits and other industrial activity within the Rokos Quad dating to this period, whilst findspots were reported within the Old Quad.

10.1.3 In the medieval period, the site featured systematically arranged plots with a limited number of houses. Previous archaeological assessments within Rokos Quad have revealed various phases of habitation, indicating a high likelihood of similar remains within the Old Quad and to the south of Staircase 17 areas. Notably, the south wall of the Old Quad aligns with the medieval City Walls, and it served as the site for Broadgates Hall. For these reasons, the potential of the site to find medieval remains is **high**.

10.1.4 During the post-medieval era, the original plots evolved into street frontages along Brewer Street and Beef Hill Street. This evolution suggests the potential discovery of remains associated with these phases within Rokos Quad and to the south of Staircase 17. Although the Old Quad underwent development in the 17th century, it is anticipated that 16th-century phase of Broadgates Hall and construction phases of the Old Quad may still survive. There is a **high** potential that remains of post-medieval features might survive within the site.

10.1.5 It is anticipated that any archaeological remains present within the sites would likely be of no more than medium heritage significance. However, the possibility of remains of high heritage significance cannot be completely dismissed given the location of the sites within the City of Oxford.

11 POTENTIAL IMPACTS

11.1.1 The site visit provided substantial information regarding potential impacts. It is anticipated that groundworks, whose proposed extent, and character is shown on Figures 14 and 15, will be very limited. The cabling route showed in Figure 14 has since

been slightly modified, and this assessment will consider the new plans, as described during the site visit (pers. comm. Charles Harris 15/11/23). The extent of the groundworks related to the proposed development can be subdivided into four sets:

- the installation of an AHSP;
- the creation of new service trenches and consequent cabling;
- the introduction of new cables in the existing service trenches; and
- the landscaping of a new garden to the south of Staircase 17.

11.1.2 The first set of groundworks is linked to the installation of Air Source Heat Pumps (AHSP) and photovoltaic arrays. Achieving a stable and level foundation is needed for the installation of AHSP and photovoltaic arrays, necessitating potential excavations and the laying of a concrete pad to provide robust support to the system. Following the completion of the installation, any required landscaping to restore the site to its original conditions will be undertaken. The site examination determined that only one air source heat pump (ASHP) is intended to involve groundworks, as opposed to placement over a roof, and this will be situated where the Staircase 17 shed is currently located (pers. comm. Charles Harris 15/11/23). Operations within the Rokos Quad will centre on the rooftop of the Henderson Building (Plate 12), designated for the construction of an ASHP (Charles Harris, personal communication, 15/11/23). Air source heat pumps (ASHP) are also planned for installation above the McGowen Library roof (Plate 2).

11.1.3 The second set of groundworks is connected to the creation of new service trenches and cabling. As outlined in Figure 14, the proposed cable route will pass through the Fellows Garden at an approximate depth of 1.30m, and continue under the foundations of the western wall of Pembroke College into St Ebbe's Street; the trenches for the cablings are expected to be deep c 3m in the corner of the Fellow's Garden (pers. comm. Charles Harris 15/11/23). While design specifications have not been finalised, it is possible that that replanting works may take place on St Ebbe's Street as one tree will need to be removed to facilitate the new route of the new trench. Such works may necessitate a degree of groundworks and, depending upon the trees to be planted, there is also the possibility of a future impact upon buried archaeology from future root growth.

11.1.4 The third set of groundworks pertains to the existing service system. The focus of these groundworks will primarily be on an area that has already been disturbed. Nevertheless, the removal and installation of cables may require adjustments to the cable route and trenching, potentially involving excavation in areas that have not been explored previously. In addition, some of these service trenches had been dug without previous archaeological assessment as a planning condition, and so may require archaeological recording (pers. comm. Charles Harris 15/11/23).

11.1.5 Details of the cabling works have been assessed during the site visit as follows: air source heat pumps (ASHP) are planned for installation above the McGowen Library roof (Plate 2). From the Old Quad, the cabling route will lead to a substation situated outside the College's western boundaries. The planned development involves the potential utilisation of pre-existing trenches identified by variations in grout colour, as is the case inside the Old Quad and outside (Plate 3) (Charles Harris, personal communication, 15/11/23). Linking the Old Quad trenches to the substation involves repurposing existing service trenches from the south-western segment of the Old Quad wall (Plate 4). These trenches traverse the court of Chapel Quad (Plate 5),

traverse the Fellows' Garden (Plate 6), and pass beneath the College wall (Plate 7), ultimately connecting to the substation across the road (Charles Harris, personal communication, 15/11/23). Another set of cables will extend from the Old Quad, run along the external face of its western wall (Plate 8), and reach the ASHP that will be located in front of Staircase 17 (Plate 9). In this area, and in the Fellow's Garden, new trenches will be excavated, or old ones will be enlarged. Some of the existing trenches had been excavated some years ago, when no archaeological intervention was required among the planning's conditions (Charles Harris, personal communication, 15/11/23).

11.1.6 The fourth set of groundworks encompasses the removal of stone slabs and the potential levelling of the terrace in front of Staircase 17. The rear entrance of Staircase 17 contains a shed (Plate 10) scheduled for removal to make way for the ASHP installation (Charles Harris, personal communication, 15/11/23). Notably, the ASHP enclosure in the North Quad will be partially set (0.30m – 0.50m) into the ground so as to reduce its overall height.

11.1.7 Therefore, the possibility of hitherto undetected deposits cannot be discounted, and it is possible that any such deposits may be damaged by the limited groundworks as planned.

12 POTENTIAL FOR FURTHER WORK

12.1.1 The effect of any proposed development, within either site on the archaeological resource will be a material consideration in the determination of a submitted planning application. This study has not encountered any known over-riding archaeological constraints which could prohibit development.

12.1.2 Considering the site's location within an urban area that has seen continuous development since the post-medieval period, it is inevitable that the archaeological remains will have been disturbed to some extent by previous development. Such disturbances may include a man-made terrace, either created during the construction of the Pembroke Street buildings, in the 17th century or in the later refurbishment dating to the 1960s, together with service trenches and construction trenches for the foundations of existing walls.

12.1.3 Previous excavations and evaluations have, however, demonstrated the presence of undisturbed drainage ditches and other industrial activity within the Rokos Quad dating to the early medieval period, and finds of the same period have been recovered from within the Old Quad. The archaeological assessments of the Rokos Quad unveiled various phases of habitation dating to the medieval period, implying a high likelihood of similar remains within the Old Quad and grounds to the south of the Staircase 17 areas. Significantly, the south wall of the Old Quad aligns with the medieval City Walls and previously served as the site for Broadgates Hall. The assessment suggests that other undisturbed remains are likely to be present beneath the garden soil layers, paralleling the findings within the Rokos Quad area.

12.1.4 Thus, although the proposed development involves limited groundworks, these might still have some effect upon surviving deposits. It is considered that any potential risk to archaeological deposits could be adequately mitigated by the implementation of a small-scale archaeological excavation and watching brief, or

solely as a watching brief it would be recommended that these works take place in tandem with any proposed groundworks relating to the development.

12.1.5 The requirement for and scope of any further archaeological work will need to be agreed with the Oxford City Council's archaeologist.

13 CONCLUSION

13.1.1 The site is situated within an area of well-established archaeological potential. It exhibits low potential for prehistoric and Roman remains yet possesses high potential for archaeological deposits dating from the early medieval period onward. This potential is indicated by its strategic location and is substantiated by the findings of previous archaeological interventions both on the site and in its vicinity. Historical maps and past archaeological activities reveal evidence of development during the post-medieval era, and even earlier, in the medieval period. The extent of previous impacts on potentially surviving archaeological remains uncertain in the ground in front of Staircase 17, although it is likely that some archaeological remains have survived. This likelihood is supported by the identification of layers of land reclamation and garden soils within the Rokos Quad.

13.1.2 The proposed development comprises limited groundworks that might disturb any surviving archaeological remains. It is likely that further archaeological investigation will be recommended, either in the form of targeted small-scale archaeological excavation and watching brief, or solely as a watching brief undertaken in tandem with groundworks.

13.1.3 The requirement for and scope of any further archaeological work will need to be agreed with the Oxford City Council's Archaeologist.

APPENDIX A GAZETTEER OF KNOWN HERITAGE ASSETS WITHIN THE STUDY AREA

Abbreviations

LB	Listed Building	SM	Scheduled Monument
RPG	Registered Park and Garden	RB	Registered Battlefield
CA	Conservation Area	WHS	World Heritage Sites

OA	List Entry	HER Reference	Name	Monument Type	Summary	Period	Easting	Northing
1	1003648	MOX11745/MOX11569/MOX14825	Oxford city walls	SM	https://historicengland.org.uk/listing/the-list/list-entry/1003648	Medieval	451823, 451823, 451823, 451823, 451823, 451823, 451823, 451823, 451823, 451823	206454, 206454, 206454, 206454, 206454, 206454, 206454, 206454, 206454, 206454
2	1046583		CITY WALL, REAR BOUNDARY OF NUMBERS 8 TO 10 TURN AGAIN LANE	I LB	https://historicengland.org.uk/listing/the-list/list-entry/1046583	Post-medieval	451187	205969
3	1046582		WALL, STRETCHING ABOUT 30 YARDS WEST FROM LITTLEGATE STREET	I LB	https://historicengland.org.uk/listing/the-list/list-entry/1046582	Post-medieval	451251	205952
4	1200662	MOX15431	PEMBROKE COLLEGE, WEST RANGE	I LB	https://historicengland.org.uk/listing/the-list/list-entry/1200662	Post-medieval	451314	205966

5	1046581	MOX15725	WALL IN BREWER STREET, BEING SOUTH WALL OF PEMBROKE COLLEGE	I LB	https://historicengland.org.uk /listing/the-list/list- entry/1046581	Post-medieval	451316	205948
6	1369653	MOX15723	PEMBROKE COLLEGE, CHAPEL PEMBROKE COLLEGE, SOUTH RANGE	I LB	https://historicengland.org.uk /listing/the-list/list- entry/1369653	Post-medieval	451318	205951
7	1046663	MOX14876	PEMBROKE COLLEGE, NORTH RANGE INCLUDING LIBRARY AND NORTH WING	I LB	https://historicengland.org.uk /listing/the-list/list- entry/1046663	Post-medieval	451331	205976
8	1046664	MOX14877	PEMBROKE COLLEGE, EAST RANGE	I LB	https://historicengland.org.uk /listing/the-list/list- entry/1046664	Post-medieval	451351	205956
9	1299655	MOX15521	10, TURN AGAIN LANE	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1299655	Post-medieval	451186	205946
10	1369408	MOX15629	HOLY TRINITY VICARAGE	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1369408	Post-medieval	451205	205923
11	1047207	MOX15102	GARDEN WALL OF NUMBER 15	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1047207	Post-medieval	451210	205906
12	1369654	MOX15724	PEMBROKE COLLEGE, WALL FORMING WEST BOUNDARY OF BACK QUADRANGLE	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1369654	Post-medieval	451238	205981
13	1185289	MOX15473	8, BREWER STREET	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1185289	Post-medieval	451247	205943
14	1200689	MOX15432	PEMBROKE COLLEGE, BACK QUADRANGLE	II LB	https://historicengland.org.uk /listing/the-list/list- entry/1200689	Post-medieval	451252	205975

15	1047340	MOX15288	7, BREWER STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047340	Post-medieval	451255	205943
16	1046670	MOX14881	PEMBROKE COLLEGE, STAIRCASE 13 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1046670	Medieval	451257	206030
17	1369655	MOX15725	PEMBROKE COLLEGE, SOUTH WALL OF BACK QUADRANGLE	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1369655	Medieval	451262	205959
18	1046669	MOX14880	PEMBROKE COLLEGE, STAIRCASE 13 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1046669	Medieval	451264	206028
19	1200782	MOX15436	PEMBROKE COLLEGE, STAIRCASE 14 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1200782	Post-medieval	451268	206028
20	1046668	MOX14879	PEMBROKE COLLEGE, STAIRCASE 14 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1046668	Post-medieval	451272	206027
21	1200760	MOX15435	PEMBROKE COLLEGE, STAIRCASE 15 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1200760	Post-medieval	451278	206027
22	1369656	MOX15726	PEMBROKE COLLEGE, STAIRCASE 15 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1369656	Post-medieval	451285	206026
23	1349032	MOX15569	36 AND 37, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1349032	Post-medieval	451286	206041
24	1200742	MOX11633	PEMBROKE COLLEGE, STAIRCASE 16 (PART OF)	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1200742	Post-medieval	451297	206027

25	1047182	MOX15082	39, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047182	Post-medieval	451299	206042
26	1046666	MOX14878	PEMBROKE COLLEGE, STAIRCASE 17	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1046666	Post-medieval	451305	206025
27	1369434	MOX15651	12, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1369434	Post-medieval	451325	206023
28	1349042	MOX15570	11, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1349042	Post-medieval	451333	206021
29	1047339	MOX15287	CHRISTCHURCH CATHEDRAL SCHOOL	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047339	Post-medieval	451335	205920
30	1047084	MOX15002	K6 TELEPHONE KIOSK, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047084	Modern	451343	206031
31	1099209	MOX15340	43 AND 44, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1099209	Post-medieval	451347	206037
32	1047183	MOX15083	45, PEMBROKE STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047183	Post-medieval	451355	206032
33	1200734	MOX15433	PEMBROKE COLLEGE, SCREEN ON PEMBROKE SQUARE BETWEEN THE NORTH RANGE OF THE MAIN QUADRANGLE AND THE MASTERS LODGE	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1200734	Post-medieval	451362	205975

34	1369350	MOX15595	1 AND 2, BREWER STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1369350	Post-medieval	451368	205931
35	1348522	MOX15567	90, ST ALDATES STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1348522	Post-medieval	451392	205902
36	1047158	MOX11784	92, ST ALDATES STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047158	Post-medieval	451392	205919
37	1047157	MOX15058	91, ST ALDATES STREET	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1047157	Post-medieval	451392	205912
38	1046746	MOX14954	CHRISTCHURCH, BOUNDARY WALL FRONTING ST ALDATES ON THE SOUTH OF THE ENTRANCE FRONT	II LB	https://historicengland.org.uk/listing/the-list/list-entry/1046746	Medieval	451415	205919
39	1046667	MOX15434	PEMBROKE COLLEGE, STAIRCASE 16 (PART OF)	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1046667	Post-medieval	451290	206027
40	1369435	MOX15652	38, PEMBROKE STREET	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1369435	Post-medieval	451293	206040
41	1046738	MOX14948	CAMPION HALL (INCLUDING CHAPEL) MICKLEN HALL (INCLUDING CHAPEL)	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1046738	Post-medieval	451312	205936
42	1099196	MOX15339	13 AND 14, PEMBROKE STREET	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1099196	Post-medieval	451318	206023

43	1100244	MOX11649	CHURCH OF ST ALDATE	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1100244	Early medieval	451355	205999
44	1046665	MOX11923	MASTER'S LODGING, PEMBROKE COLLEGE	II* LB	https://historicengland.org.uk/listing/the-list/list-entry/1046665	Post-medieval	451384	205965
45	n/a	EOX4692	Watching Brief at 13-18 Queen Street and 35 Pembroke Street in 1976	WB		31/12/1976	451094	206136
46	n/a	EOX5100	Borehole Survey at Westgate in 1967	BL		31/12/1967	451095	206045
47	n/a	EOX5927	Resistivity survey in the garden of Oxford Preservation Trust, No 10 Turn Again Lane, Oxford City Council	GS		16/07/2015	451185	205962
48	n/a	EOX3914	Watching Brief at Catacombs Club, Littlegate Street, in 1971	WB		31/12/1971	451195	205880
49	n/a	EOX3911	Excavations in Albion Place in 1971	EX		31/12/1971	451197	205901
50	n/a	EOX5138	Find from Littlegate in c1869	SFR			451202	205902
51	n/a	EOX3905	Excavations at the Littlegate in 1971	EX		31/12/1971	451209	205956
52	n/a	EOX5099	Borehole Survey in St Ebbe's Street in 1971	BL		31/12/1971	451209	205965
53	n/a	EOX4660	Restoration of Blackfriars Gateway in 1972	EX		31/12/1972	451215	205859
54	n/a	EOX2994	Albion Place	EX		31/12/1973	451218	205886
55	n/a	EOX3018	Littlegate/Littlegate Street/St Ebbe's Street	EX		31/12/1971	451220	205950

56	n/a	EOX3803	Excavations in St Ebbe's Street in 1894	EX			451228	205965
57	n/a	EOX3915	Excavations at Albion Place in 1973	EX		31/12/1973	451230	205897
58	n/a	EOX4090	Observations in Brewer Street in 1897	RO			451233	205945
59	n/a	EOX4700	Excavations in Albion Place in 1983	EX		31/12/1983	451243	205821
60	n/a	EOX4044	Observations in Brewer Street in 1890s	RO			451244	205953
61	n/a	EOX2638	Brewer Street	EV		30/09/2008	451250	205920
62	n/a	EOX3848	Excavations at Pembroke College in 1820-7	EX			451252	205974
63	n/a	EOX4661	Excavations at Blackfriars in 1972-6	EX		31/12/1976	451253	205778
64	n/a	EOX4668	Excavations in Albert Street in 1870	EX			451256	205843
65	n/a	EOX4674	Excavations at 40 Albert Street in 1945	EX			451265	205832
66	n/a	EOX4495	Archaeological monitoring of Geotechnical Test Pits, Albion Place, Oxford	WB		31/12/2007	451276	205839
67	n/a	EOX3936	Excavations in Chapel Quad, Pembroke College	EX		31/12/1986	451279	205973
68	n/a	EOX4669	Excavations at 8-10 Cambridge Terrace in 1971	EX		31/12/1971	451280	205837
69	n/a	EOX2225	An Archaeological Watching Brief at New Staircase, Pembroke Cottage	WB			451280	206000
70	n/a	EOX4982	Watching Brief at 36-37 Pembroke Street in 1981	WB		31/12/1981	451280	206047

71	n/a	EOX4094	Observations at Pembroke College in 1890s	RO			451283	205951
72	n/a	EOC6472	Watching brief during the excavation of electric cable trenches, Pembroke College, Oxford	WB		31/12/2020	451293	205976
73	n/a	EOC6472	Watching brief during the excavation of electric cable trenches, Pembroke College, Oxford	WB		31/12/2020	451293	205976
74	n/a	EOX3028	Pembroke College Old Library (Broadgates)	RO		31/12/1976	451305	205976
75	n/a	EOX434	Pembroke College	WB		30/08/2000	451305	205985
76	n/a	EOX5174	Excavations at Pembroke College in 1869	EX			451309	205981
77	n/a	EOX3965	Find from Champion Hall, 5 Brewer Street, in 1935	SFR		31/12/1935	451315	205913
78	n/a	EOX4889	Excavations at Pembroke College in 1976	EX		31/12/1976	451316	205980
79	n/a	EOX5365	Find from Pembroke College	SFR			451319	205976
80	n/a	EOX4047	Observations in Brewer Street in the late 19th century	RO			451324	205931
81	n/a	EOX4045	Observations at 41 Pembroke Street in 1879	RO			451327	206040
82	n/a	EOX4449	Excavations in Beef Lane in 1960	EX		31/12/1960	451328	205988
83	n/a	EOX5980	Archaeological watching brief and historic building recording at Pembroke College, Oxford	WB		27/06/2015	451329	205978

84	n/a	EOX3999	Excavations in the inner quadrangle of Pembroke College in the early 1940s	EX		31/12/1943	451330	205961
85	n/a	EOX4642	Watching Brief in Pembroke College Bursary in 1970	WB		31/12/1970	451330	205976
86	n/a	EOX3910	Finds from St Ebbe's Church and Rectory, 1971	SFR		31/12/1971	451331	206000
87	n/a	EOX5222	Excavations at Christ Church Cathedral School, Brewer Street, in 1891	EX			451335	205905
88	n/a	EOX2869	Christ church Choir School, 3a, Brewer Street	WB		30/09/1993	451335	205920
89	n/a	EOX4120	Observations at St Aldate's Church	DR		31/12/1900	451345	205993
90	n/a	EOX4857	Watching Brief at Pembroke College in 2000	WB		31/12/2000	451350	205972
91	n/a	EOX1613	Archaeological Investigations during Refurbishment of St Aldate's Church, Oxford	EV		30/09/1999	451350	206000
92	n/a	EOX1653	Pembroke College 1973	EX		31/12/1973	451360	205940
93	n/a	EOX4734	Watching Brief at Pembroke College in 1973	WB		31/12/1973	451360	205948
94	n/a	EOX3998	Observations at 1-3 Brewer Street in 1892	RO			451364	205932
95	n/a	EOX4947	Investigations at St Aldate's Church in 1999	EX		31/12/1999	451365	206001
96	n/a	EOX1662	Excavations at 89-91 St Aldate's (the Trill mill stream 1982-5)	EX		31/12/1985	451370	205900
97	n/a	EOX4219	Christ Church Almshouses, St Aldate's	PIC			451391	205957

98	n/a	EOX4752	Excavations at 89-91 St Aldate's in 1982	EX		31/12/1982	451394	205906
99	n/a	EOX2670	St Aldates Gas Mains Replacement	WB		31/07/2008	451398	206003
100	n/a	EOX4705	Excavations in St Aldate's c1890	RO			451399	205982
101	n/a	EOX4899	Watching Brief at 92 St Aldate's in 1981	WB		31/12/1981	451402	205919
102	n/a	EOX3746	Excavations in St Aldate's in 1883	EX			451403	205969
103	n/a	EOX4208	Watching Brief opposite Tom Quad South Lodging in 1980	WB		31/12/1980	451403	205990
104	n/a	EOX4415	Watching brief on Scotia Gas Trench, St Aldates, Oxford	WB		31/12/2008	451407	205934
105	n/a	EOX4415	Watching brief on Scotia Gas Trench, St Aldates, Oxford	WB		31/12/2008	451407	205934
106	n/a	EOX4415	Watching brief on Scotia Gas Trench, St Aldates, Oxford	WB		31/12/2008	451407	205934
107	n/a	EOX4415	Watching brief on Scotia Gas Trench, St Aldates, Oxford	WB		31/12/2008	451407	205934
108	n/a	EOX4320	Excavations at Christ Church in 1954-5	EX		31/12/1955	451427	205919
109	n/a	EOX4499	Evaluation at St Aldate's Church, Oxford	EV		31/12/2000	451368	206010
110	n/a	EOX4593	Excavations at Pembroke College, Brewer Street, Oxford	EX		31/12/2011	451260	205924
111	n/a	EOX4594	Watching Brief at Pembroke College, Brewer Street, Oxford	WB		31/12/2011	451258	205914

112	n/a	EOX4661	Excavations at Blackfriars in 1972-6	EX		31/12/1976	451253	205778
113	n/a	EOX4692	Watching Brief at 13-18 Queen Street and 35 Pembroke Street in 1976	WB		31/12/1976	451094	206136
114	n/a	EOX4700	Excavations in Albion Place in 1983	EX		31/12/1983	451243	205821
115	n/a	EOX4857	Watching Brief at Pembroke College in 2000	WB		31/12/2000	451350	205972
116	n/a	EOC6404	Watching brief during geotechnical test pitting, Library Quad, Pembroke College, Oxford	WB		10/08/2018	451362	205967
117	n/a	EOC6452	Evaluation at the Story Museum, Pembroke Street, Oxford	EV		24/08/2018	451325	206051
118	n/a	EOX3883	Watching brief during St Aldates Resurfacing, Oxford	WB		31/12/2008	451398	205992
119	n/a	EOX3885	Watching brief on Land at Albion Place, Oxford	WB		31/12/2008	451278	205828
120	n/a	EOX3896	Excavation and watching brief at new Electricity Substation, Littlegate Street, Oxford	EX		31/12/2009	451233	205977
121	n/a	EOX3897	Watching brief at the Kitchen Hall and Beef Lane Cycle Stands, Pembroke College, Oxford	WB		31/12/2010	451247	205980
122	n/a	EOX3905	Excavations at the Littlegate in 1971	EX		31/12/1971	451209	205956

123	n/a	EOX3915	Excavations at Albion Place in 1973	EX		31/12/1973	451230	205897
124	n/a	EOX4281	The Churchyard of St Aldates Church, Oxford	WB		31/12/2003	451384	205999
125	n/a	EOX4320	Excavations at Christ Church in 1954-5	EX		31/12/1955	451427	205919
126	n/a	EOX4367	Watching brief for proposed access stair at Beef Lane, Pembroke College Staircase 11, Oxford	WB		31/12/2006	451259	206005
127	n/a	EOX4478	Evaluation at Brewer Street, Oxford	EV		31/12/2008	451263	205936
128	n/a	EOX4947	Investigations at St Aldate's Church in 1999	EX		31/12/1999	451365	206001
129	n/a	EOX5099	Borehole Survey in St Ebbe's Street in 1971	BL		31/12/1971	451209	205965
130	n/a	EOX5100	Borehole Survey at Westgate in 1967	BL		31/12/1967	451095	206045
131	n/a	EOC6618	Phase 1 Evaluation at the Deaf and Hard of Hearing Centre, Littlegate, Oxford	EV		30/11/2020	451219	205838
132	n/a	MOX25515	Find Spot - Finds from St Ebbe's Church and Rectory, 1971	FINDSPOT	Handaxe	Palaeolithic	451331	206000
133	n/a	MOX25403	Find Spot - Find from Littlegate in c1869	FINDSPOT	Fibula	Roman	451202	205902
134	n/a	MOX11491	UAD - Roman Bronze Fibula	FINDSPOT		Roman	451210	205900
135	n/a	MOX11711	UAD - Medieval Town Defences, Littlegate Street	PIT; FINDSPOT; TOWN		Early medieval	451200	205960

				DEFENCES; FINDSPOT				
136	n/a	MOX25186	Find Spot - Excavations at the Littlegate in 1971	FINDSPOT	UNIDENTIFIED OBJECT (Small quantity) (Medieval to Post Medieval - 1300 AD to 1540 AD) FLAKE (2) (Early Neolithic to Early Bronze Age - 4000 BC to 2200 BC) SHERD (Small quantity) (Early Medieval/Dark Age - 850 AD to 1050 AD)	Early medieval	451217	205955
137	n/a	MOX24946	Find Spot - Excavation and watching brief at new Electricity Substation, Littlegate Street, Oxford	FINDSPOT	Pottery scatter	Early medieval	451233	205977
138	n/a	MOX25144	Find Spot - Excavations at Pembroke College, Brewer Street, Oxford	FINDSPOT	Sherd, animal bones	Early medieval	451260	205925
139	n/a	MOX25143	Find Spot - Excavations at Pembroke College in 1976	FINDSPOT	Sherd	Early medieval	451316	205980
140	n/a	MOX25423	Find Spot - Find from Pembroke College	FINDSPOT	Pin beater	Early medieval	451319	205976
141	n/a	MOX25346	Find Spot - Excavations in the inner quadrangle of Pembroke College in the early 1940s	FINDSPOT	Sherd	Early medieval	451330	205961

142	n/a	MOX25058	Find Spot - Watching Brief at Pembroke College in 2000	FINDSPOT	Various objects	Early medieval	451354	205972
143	n/a	MOX11570	UAD - Anglo Saxon Turf Rampart, Brewer Street (Town Defences)	RAMPART		Early medieval	451361	205934
144	n/a	MOX25541	Find Spot - Investigations at St Aldate's Church in 1999	FINDSPOT	Various objects	Early medieval	451378	205998
145	n/a	MOX24999	Find Spot - Excavations at 89-91 St Aldate's in 1982	FINDSPOT	Various objects	Early medieval	451394	205906
146	n/a	MOX25316	Find Spot - Excavations in St Aldate's c1890	FINDSPOT	Gold interlaced ring in stone coffin found c. 1890, in St. Aldate's St. when excavating for a drain opposite the first gateway of Christ Church; apparently of Viking/Late Saxon period.	Early medieval	451399	205982
147	n/a	MOX25318	Find Spot - Excavations in St Aldate's in 1883	FINDSPOT	Spur	Early medieval	451403	205969
148	n/a	MOX11489	UAD - Anglo Saxon Gold Ring (St Aldates Street)	FINDSPOT		Early Medieval/Dark Age	451397	205980
149	n/a	MOX11520	UAD - Site of St Michael's Saxon/Medieval Chapel, Christ Church, St Aldates	CHAPEL		Early Medieval/Dark Age to Medieval	451410	205940
150	n/a	MOX11393	UAD - Little Gate, St Ebbe's	GATE		Medieval	451220	205950
151	n/a	MOX25326	Find Spot - Excavations in St Ebbe's Street in 1894	FINDSPOT	Jug	Medieval	451228	205965
152	n/a	MOX25231	Find Spot - Excavations in Albion Place in 1983	FINDSPOT	Coins, sherds, animal remains, tile	Medieval	451238	205846

153	n/a	MOX23776	UAD -Anglo Saxon Trill Mill Stream fills and other features, Pembroke College	Monument	LAND RECLAMATION; PIT; LINEAR FEATURE	Medieval	451250	205920
154	n/a	MOX25229	Find Spot - Excavations in Albert Street in 1870	FINDSPOT	Coffin	Medieval	451256	205843
155	n/a	MOX24983	Find Spot - Excavations at 40 Albert Street in 1945	FINDSPOT	Coffin	Medieval	451265	205832
156	n/a	MOX25250	Find Spot - Excavations in Chapel Quad, Pembroke College	FINDSPOT	Sherd	Medieval	451279	205973
157	n/a	MOX11400	UAD - South Gate, St Aldates (site of)	GATE		Medieval	451390	205930
158	n/a	MOX11914	UAD - Site of Medieval Bridge (Causeway), Opposite No 92 St Aldates	CAUSEWAY		Medieval	451408	205920
159	n/a	MOX11892	UAD - Site of Medieval Frideswide's Lane	ROAD		Medieval	451410	205980
160	n/a	MOX11635	UAD - Site of No 11, Beef Lane	HOUSE		Post-medieval	451290	206000
161	n/a	MOX11918	UAD – Post-medieval Road Surface, Near NW Buttress of Tom Tower, Christ Church College	ROAD		Post-medieval	451400	205990
162	n/a	MOX25596	Find Spot - Watching Brief at 36-37 Pembroke Street in 1981	FINDSPOT	Sherd, clay pipe	Post-medieval	451280	206047
163	n/a	MOX25142	Find Spot - Excavations at Pembroke College in 1869	FINDSPOT	Sherd	Post-medieval	451309	205981
164	n/a	MOX26883	Find spot- artefacts recovered during building works at Pembroke College Events Room	FINDSPOT	Clay pipe, wine glass	Post-medieval	451329	205978

165	n/a	MOX25649	Find Spot - Watching Brief in Pembroke College Bursary in 1970	FINDSPOT	Sherd, clay pipe	Post-medieval	451330	205976
166	n/a	MOX25608	Find Spot - Watching Brief at Catacombs Club, Littlegate Street, in 1971	FINDSPOT	UNIDENTIFIED OBJECT (1) FOX9823 UNIDENTIFIED OBJECT (Small quantity) FOX9824 PLANK (Small quantity) FOX9825 NAIL (Small quantity)	Undated	451195	205880
167	n/a	MOX25007	Find Spot - Excavations at Albion Place in 1973	FINDSPOT		Undated	451225	205890
168	n/a	MOX25141	Find Spot - Excavations at Pembroke College in 1820-7	FINDSPOT	Sherd	Undated	451252	205974
169	n/a	MOX25391	Find Spot - Find from Champion Hall, 5 Brewer Street, in 1935	FINDSPOT	Jug	Undated	451315	205913

APPENDIX B BIBLIOGRAPHY AND LIST OF SOURCES CONSULTED

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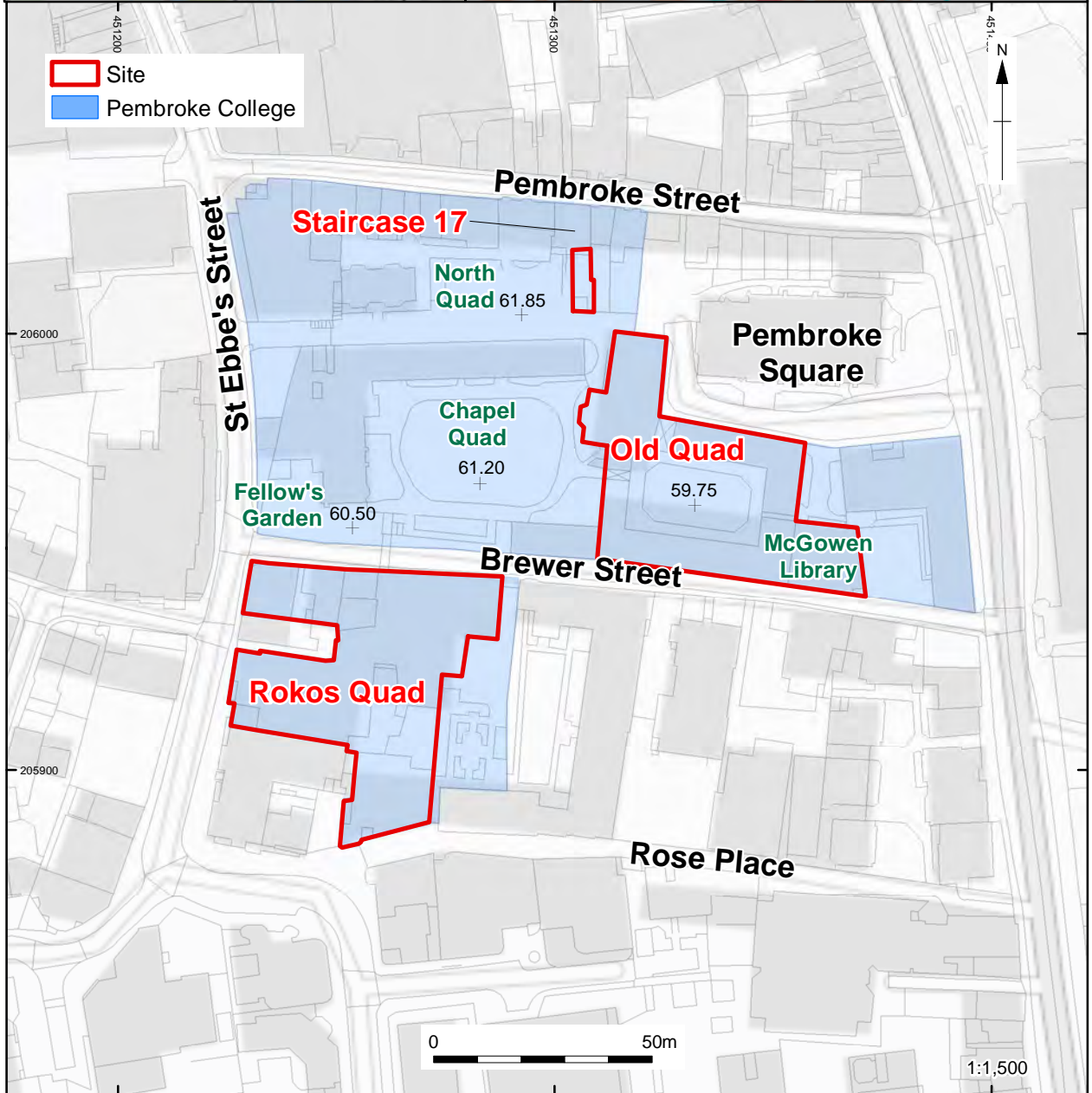
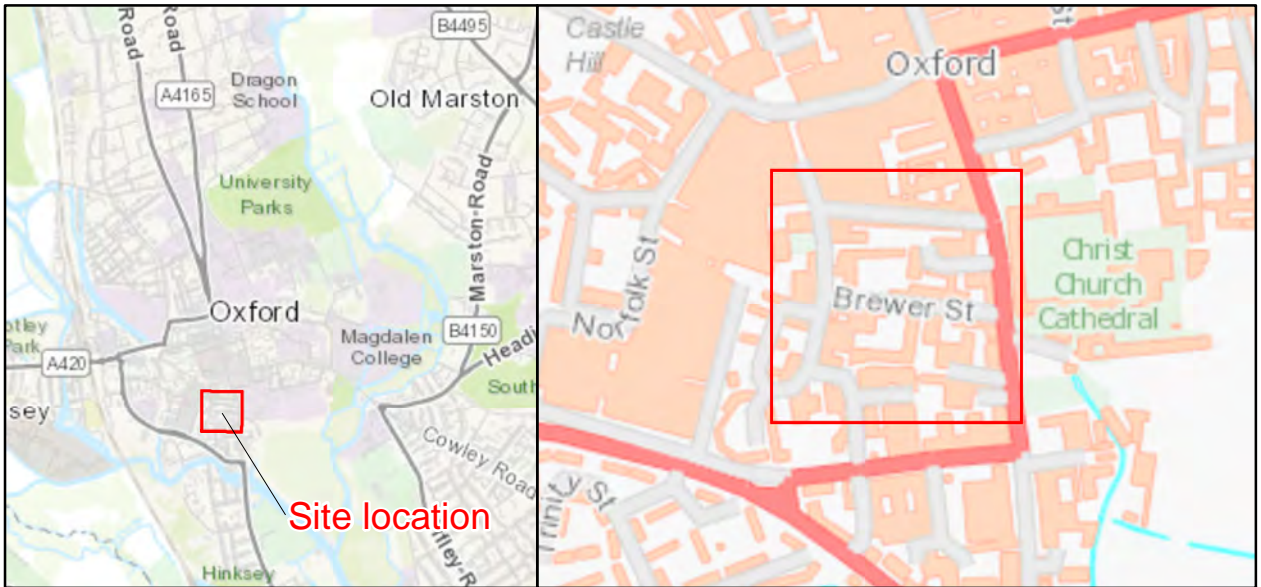
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Figure 1: Site location map

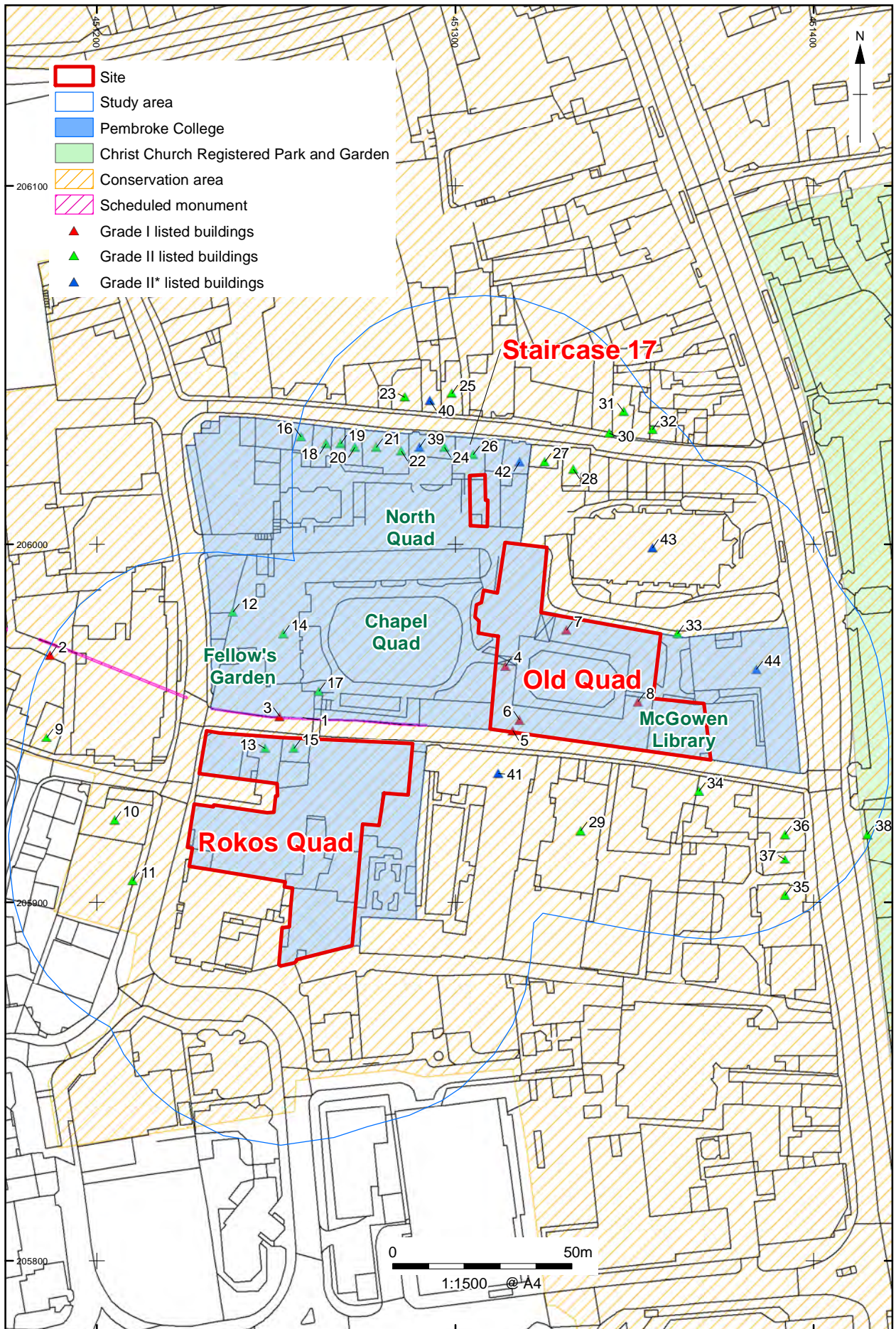


Figure 2: Designated heritage assets

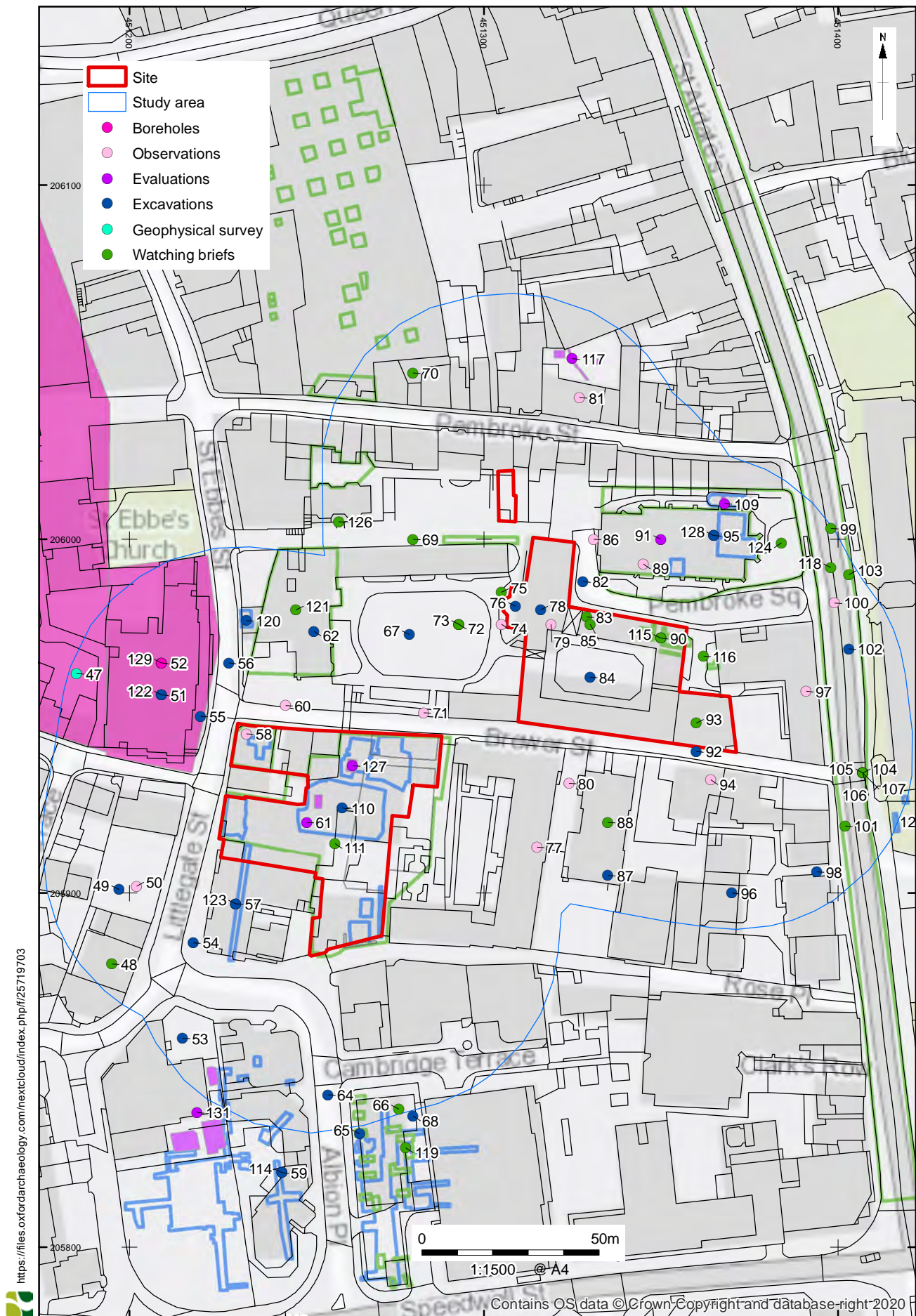


Figure 3: Previous archaeological interventions

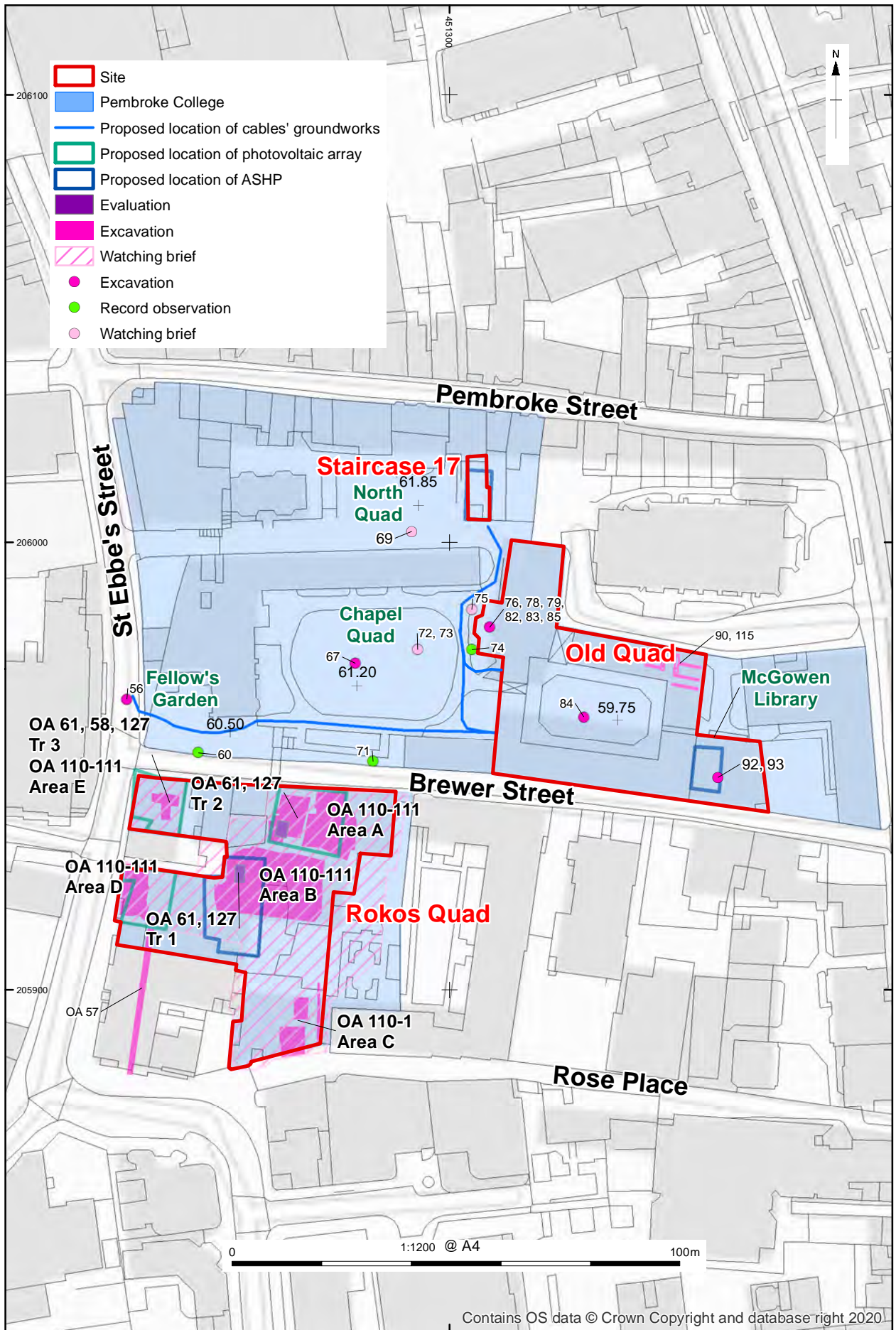
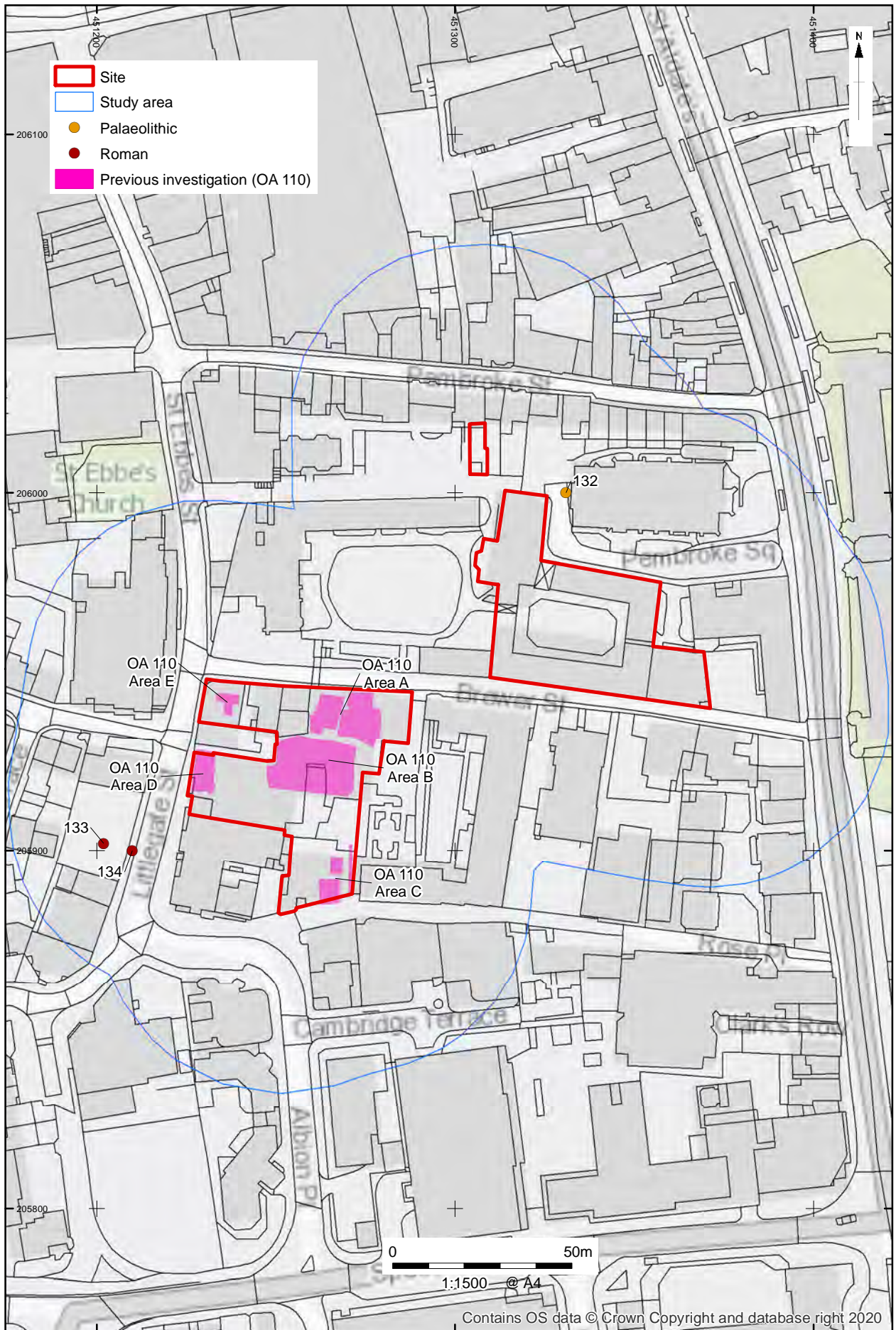


Figure 3a: Previous archaeological interventions within the site compared to locations of proposed development



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Figure 4: Non-designated heritage assets: prehistoric and Roman

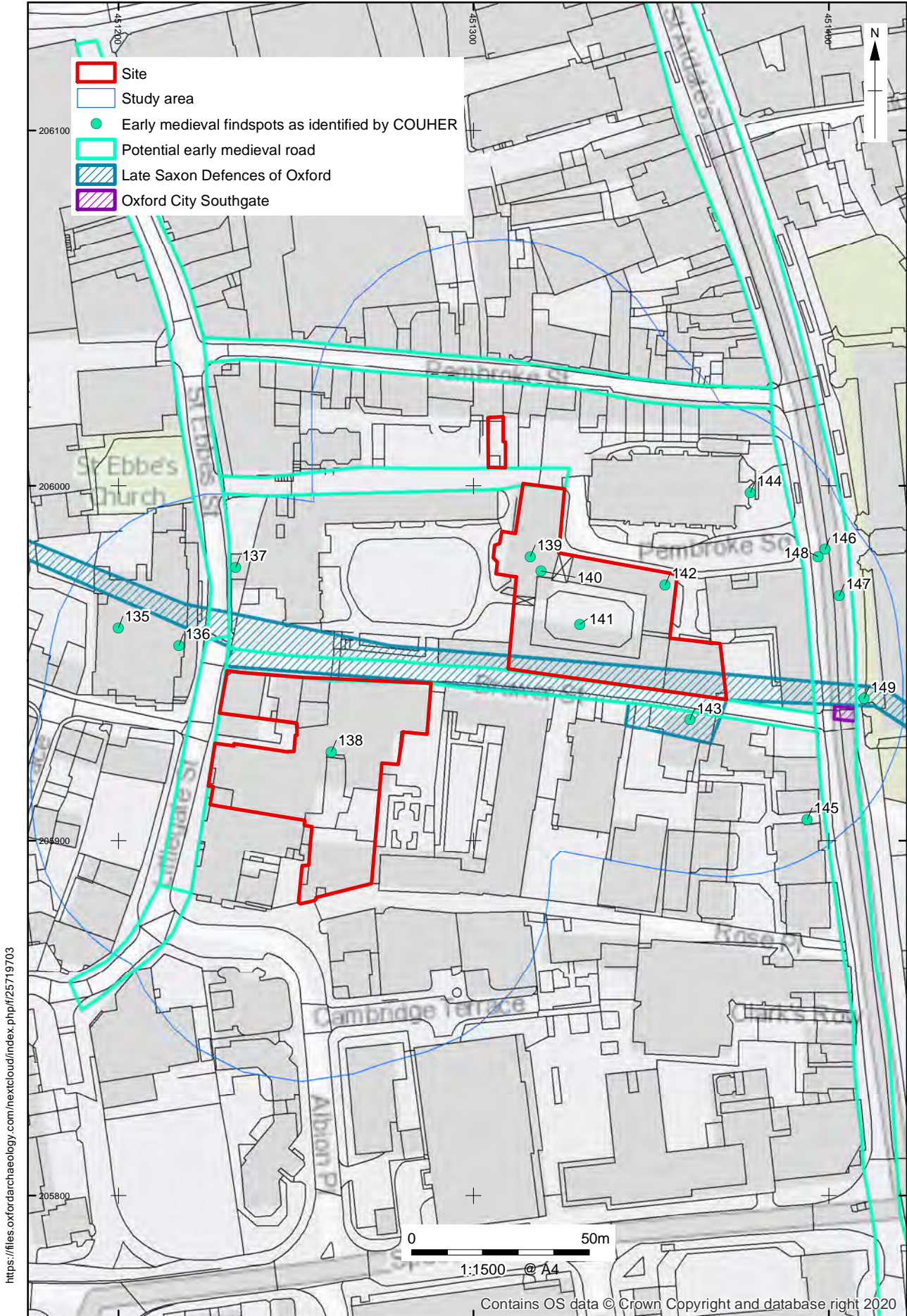


Figure 5: Non-designated heritage assets: early medieval

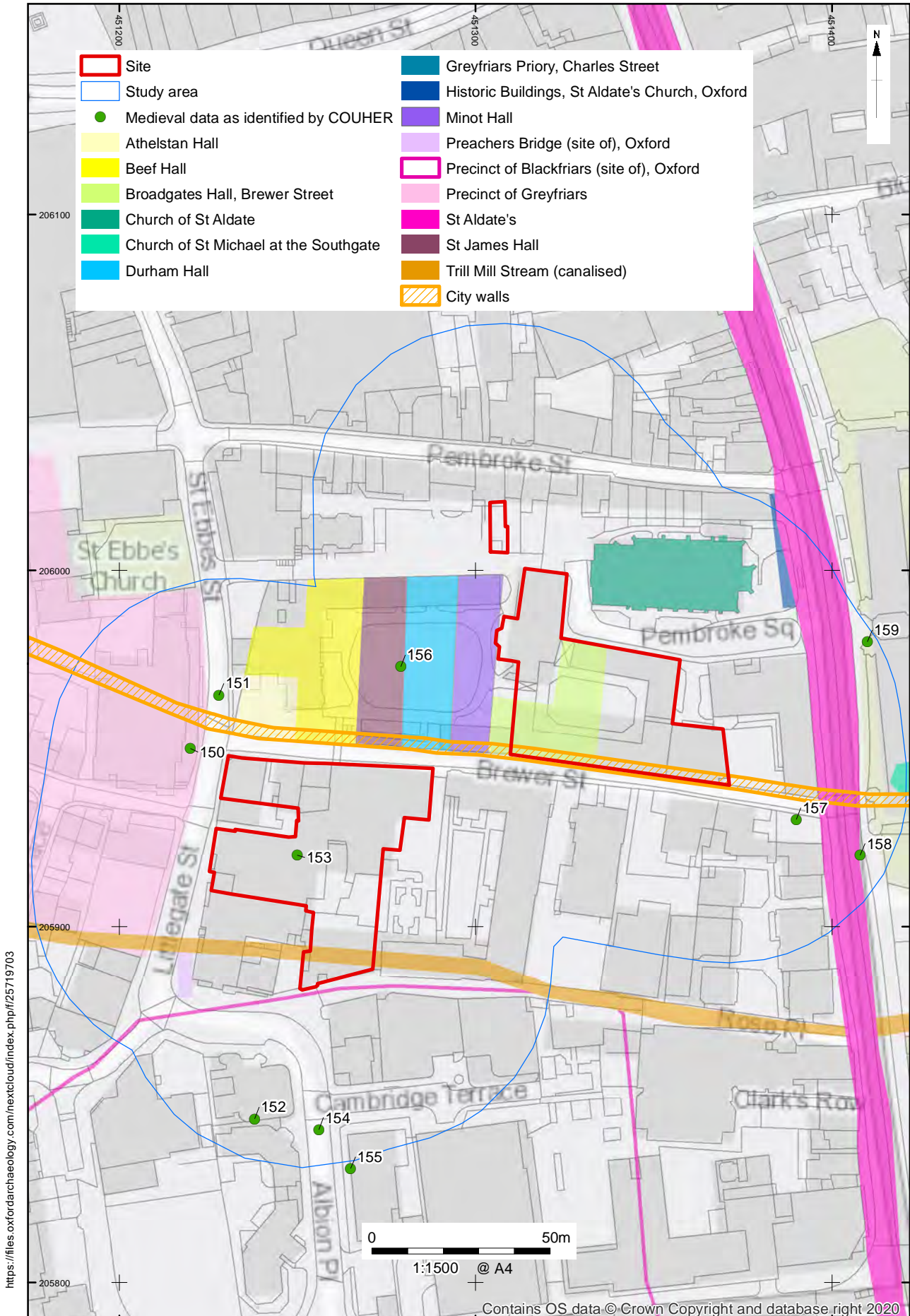


Figure 6: Non-designated medieval heritage assets and the location and extent of major properties in medieval south-west Oxford

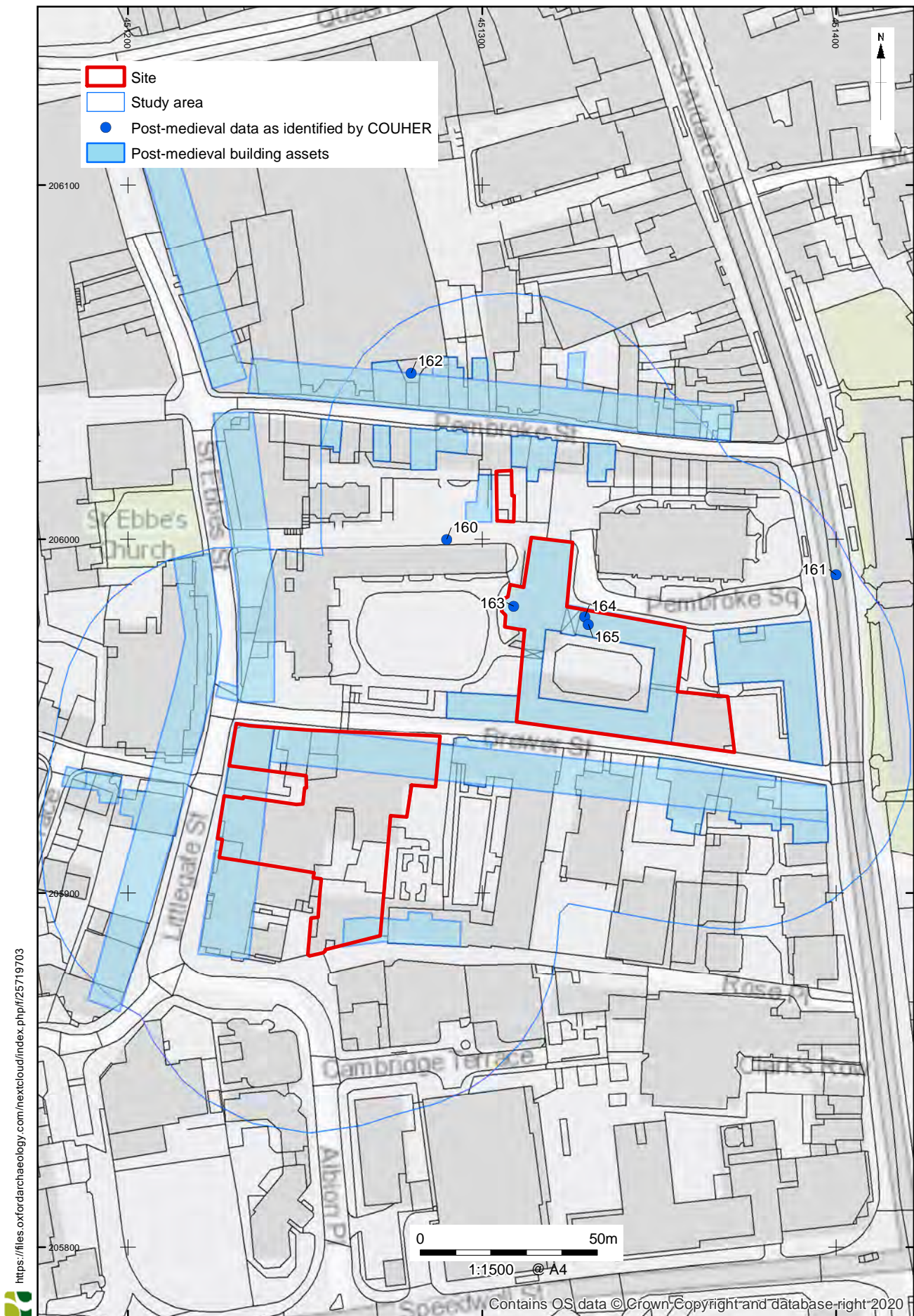


Figure 7: Non-designated heritage assets: post-medieval

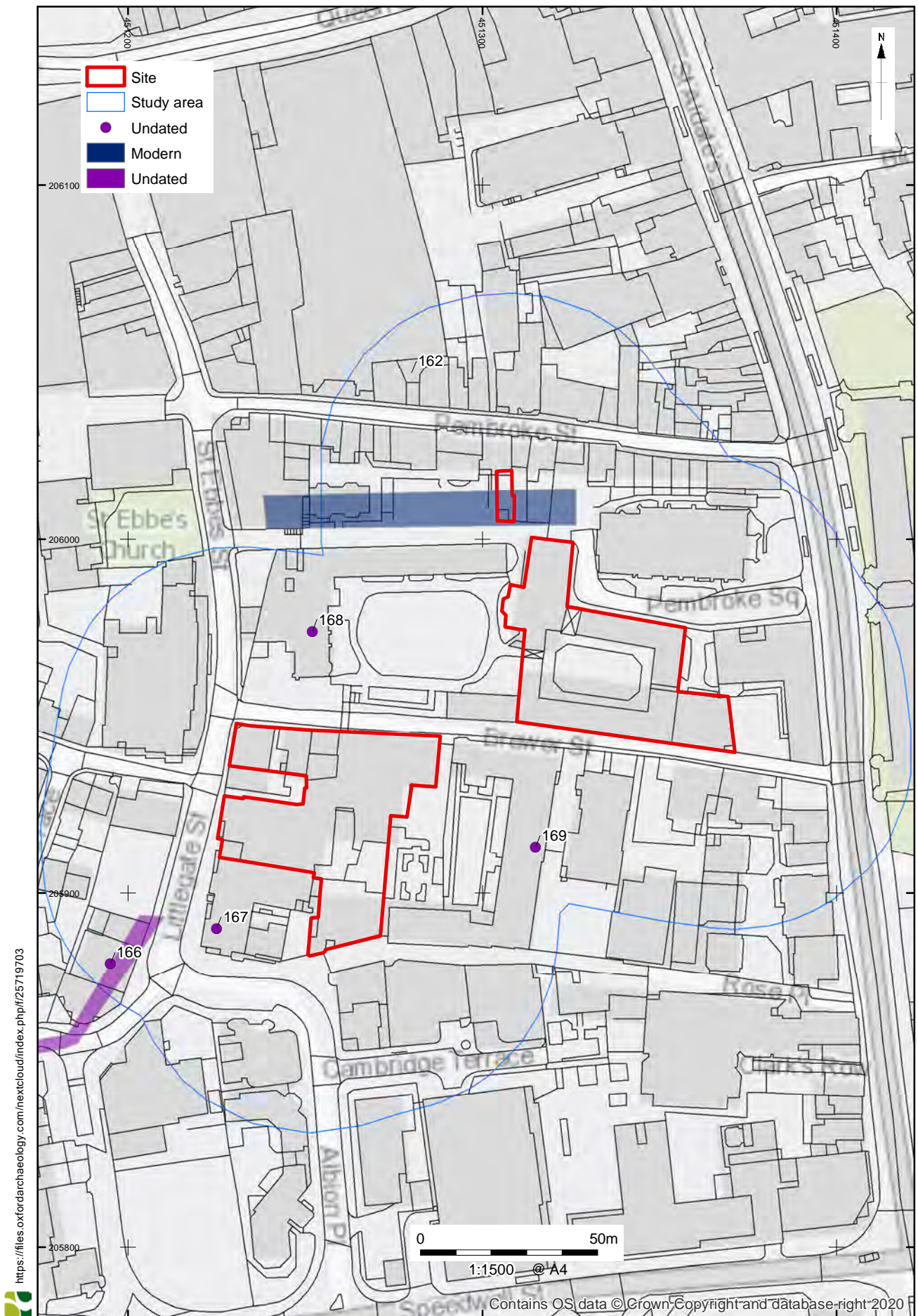


Figure 8: Non-designated heritage assets: modern and undated

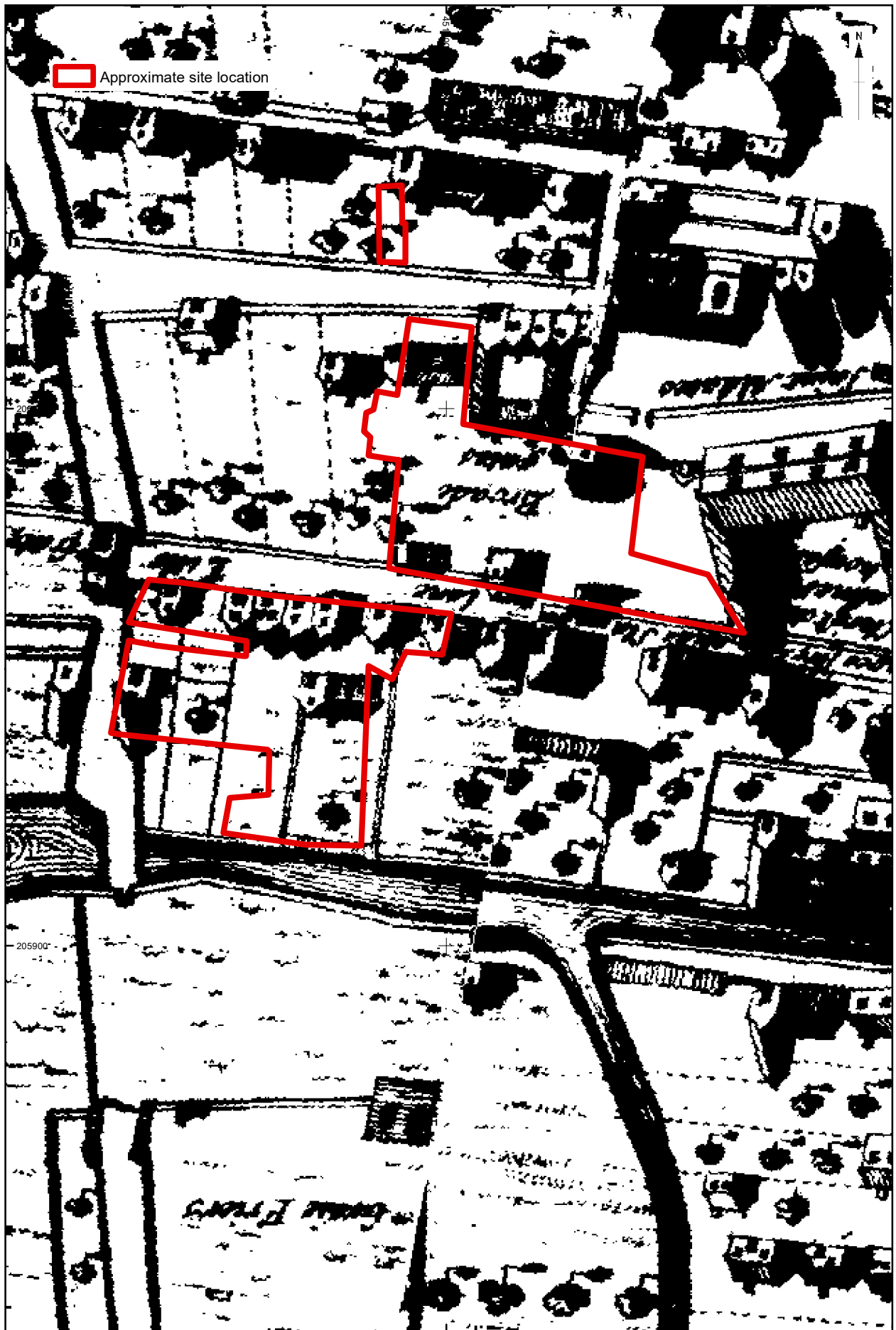


Figure 10: Extract from Agas's map of Oxford 1578, not to scale (18th-century re-engraving)



Figure 11: Extract from Loggan's 1675 view of Oxford (not to scale)



Figure 12: Extract from Taylor's map of Oxford, 1750 (not to scale)

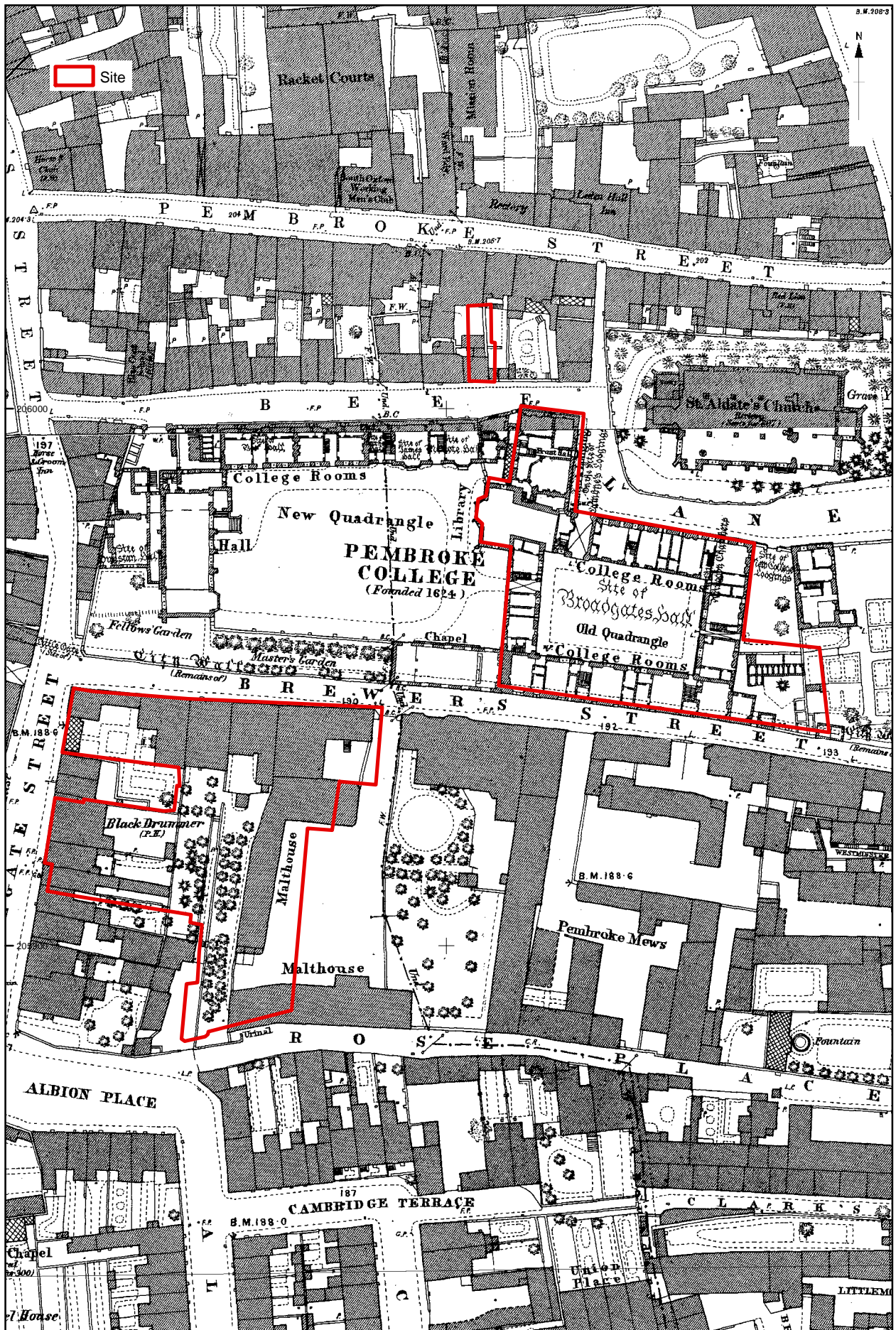


Figure 13: Extract from OS town plan of Oxford, 1878 (not to scale)

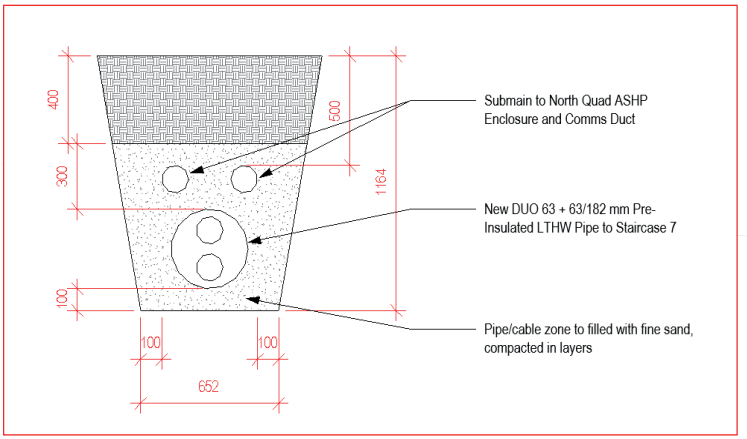
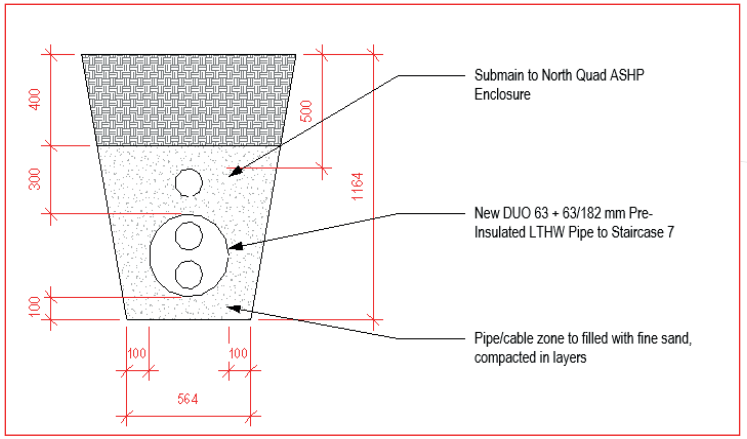
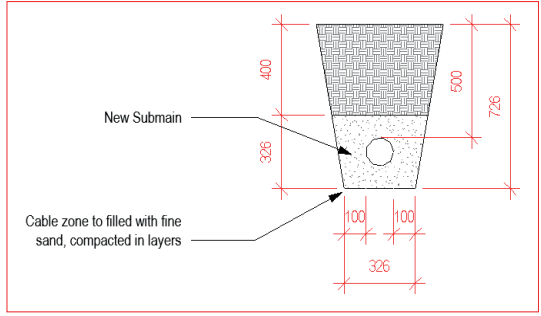
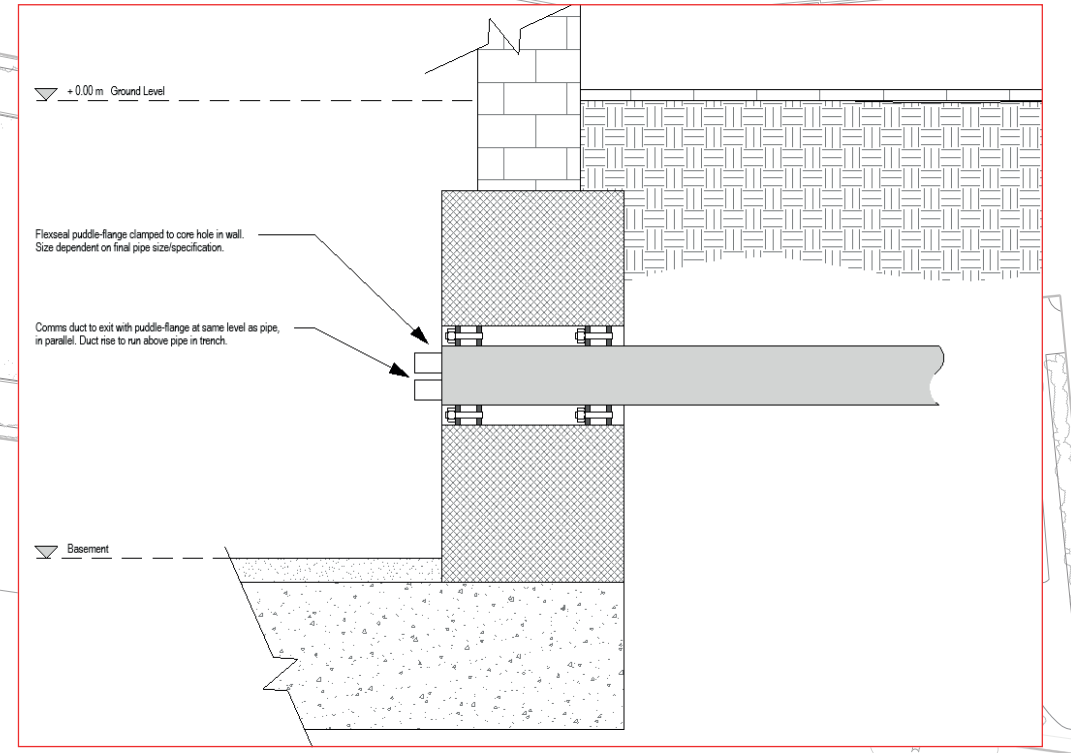
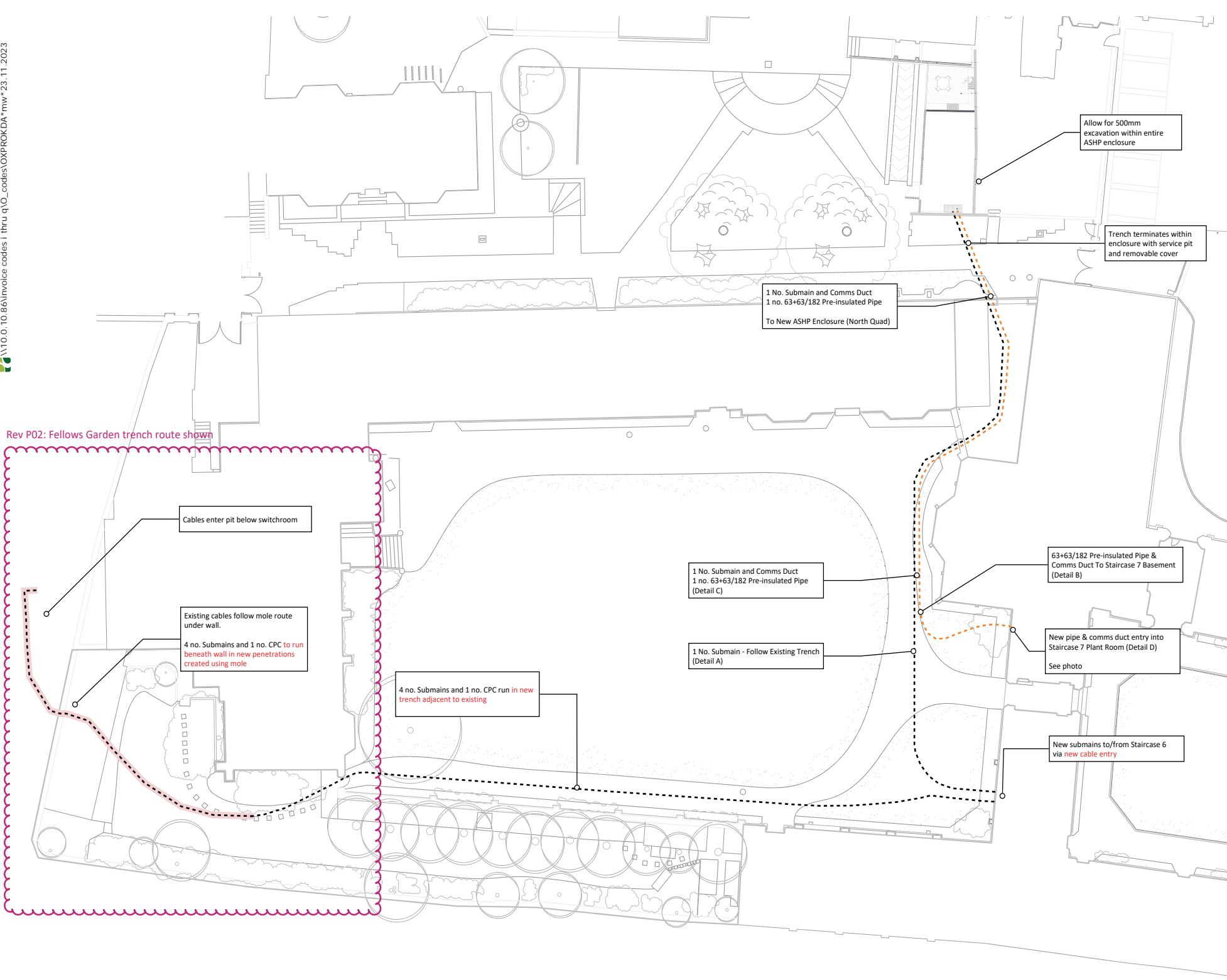
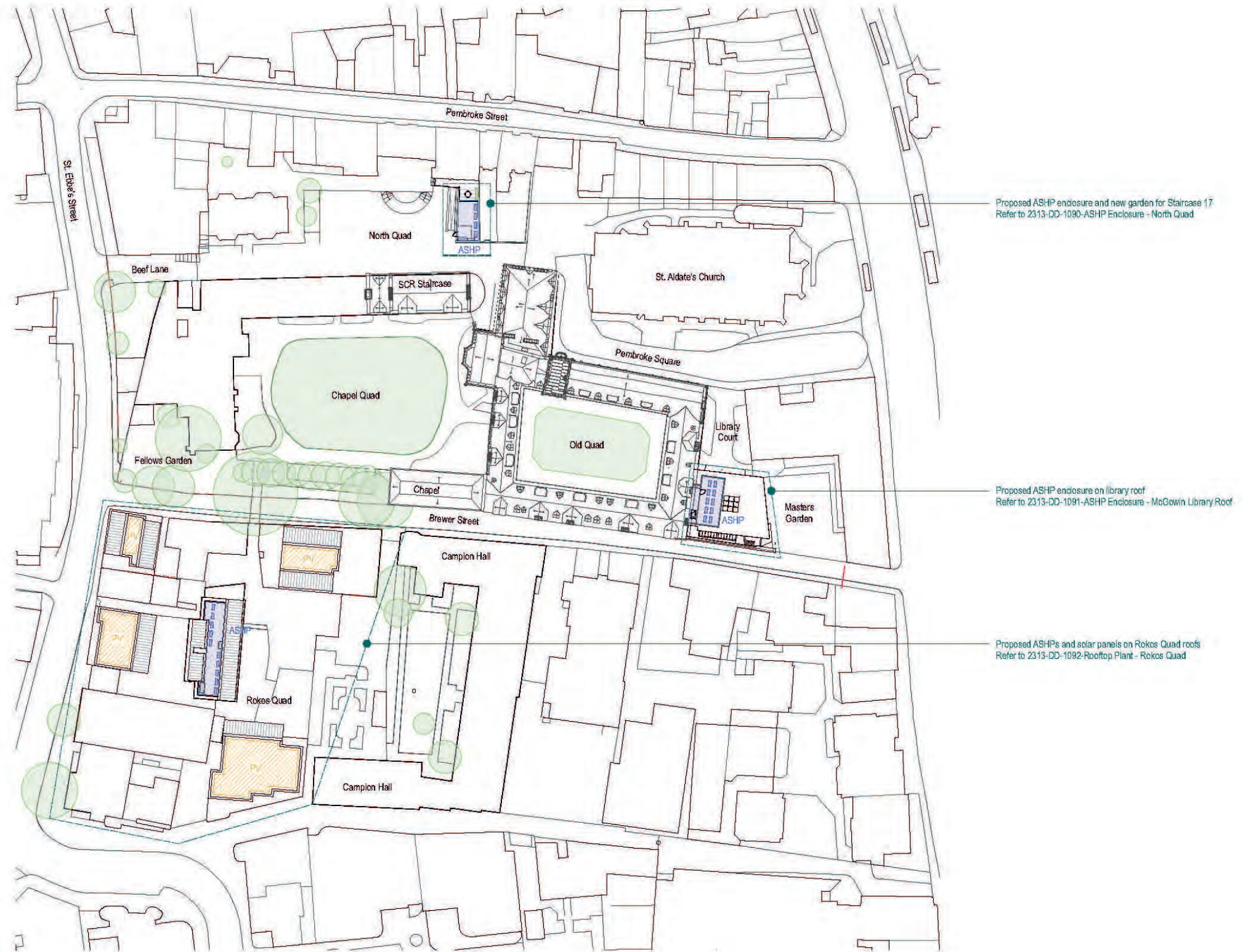


Figure 14: Proposed development



Key

- Proposed location of photovoltaic array
- Proposed location of air source heat pumps

Notes





Rev Data Amendment
17.10.23 Issued for Pre-App

PRE-APPLICATION

WALTERS & COHEN ARCHITECTS		2 Wilkin Street London NW5 3NL		Telephone 020 7428 9751 mail@waltersandcohen.com	
		Pembroke College Rokes and Old Quad		Proposed Site Plan	
Checked by TL	Scale 1:500 @ A1	Date Drawn 04.06.23	Job No. 2513	Drawing No. DD-1699	Revision -

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Figure 15: Proposed development



Plate 1: The Old Quad, view looking west



Plate 2: McGowen Library, view looking towards south and the rooftop



Plate 3: Traces of existing cabling trenches within the Old Quad



Plate 4: South-western portion of the Old Quad, view looking east



Plate 5: View of the southern side of Chapel Quad court, looking towards east and the Old Quad



Plate 6: The Fellow's Garden, view looking north-east



Plate 7: The Fellow's Garden, view looking towards north-west and the western wall of Pembroke College



Plate 8: Cabling route along the western wall of the Old Quad, view looking north



Plate 9: Ground in front of Staircase 17, view looking north



Plate 10: Shed, detail



Plate 11: Garden, detail



Plate 12: Rooftop on Rokos Quad, view looking south

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