

MILTON MOUNT CHURCH,
CLARENCE PLACE, GRAVESEND,
KENT, DA12 1LD

LEVEL 3 HISTORIC BUILDING RECORD
WRITTEN SCHEME OF INVESTIGATION

NGR: TQ 64928 73521
SITE CODE: MMC23

Commissioned by
Siri Guru Nanak Darbar

Prepared by HB Archaeology & Conservation Ltd
Project No. 2023535
March 2023

1.0 INTRODUCTION

- 1.1 HB Archaeology and Conservation Ltd has been commissioned by Siri Guru Nanak Darbar to carry out a programme of historic building recording during remedial works to inform alterations to the former Milton Mount Church, Clarence Place, Gravesend, Kent, DA12 1LD (henceforth referred to as 'the property'). The site is centred on National Grid Reference (NGR) TQ 64928 73521 and its location is shown in Figure 1.

Planning Application 20220728

- 1.2 Permission has been granted to convert the existing building to 14 residential apartments and ancillary facilities subject to the following conditions:

Archaeology

Condition 5:

Prior to the commencement of works, including demolition the applicant, or their agents or successors in title, has secured the implementation of a programme of building recording in accordance with a written specification and timetable which has been submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that historic building features are properly examined and recorded in accordance

Historic England Level 3 Survey

Condition 6:

Prior to the commencement of works, including demolition, a Historic England Level 3 survey and report shall be made of the building for future record and research. The report shall be submitted to and approved in writing by the Local Planning Authority prior to works commencing.

Reason: To ensure a suitable record is made of the building before works start in accordance with Policy CS20 of the Gravesham Core Strategy (September 2014).

- 1.3 The following document represents a *Written Scheme of Investigation* that sets out the scope and requirements of the recording action intended to fulfil the conditions set out above. All work will be undertaken in accordance with this document. All phases of the project will be undertaken and managed by Maggie Henderson (Director: archaeology), with specialist input from Justin Russell (Illustrator) as required.

2.0 LOCATION, GEOLOGY AND TOPOGRAPHY

2.1 Location

- 2.1.1 The property occupies a prominent position central to the north side of Clarence Place just to the northeast of the Grade II Listed Gravesend War Memorial on the south side of the road List entry No.1432908). The buildings extend across a large plot that is bounded on the south side by Clarence Place and the north side by

William Street, the former is the principal front, set back from the pavement, behind low wall with gated access, the latter is the rear elevation bordered by the pavement alone.

2.2 Geology and topography

- 2.2.1 The latest data from the British Geological Survey describes the underlying solid geology of the site as Thanet Formation - sand (BGS 2023). The property lies at c. 30 metres above Ordnance Datum.

3.0 HISTORIC BACKGROUND

- 3.1.1 The foundation stone for the congregational Church at Clarence Place was laid on the 29th of April 1873 by Thomas Scrutton, Treasurer of the Milton Mount College.¹ The church was built to a design by Sir John Sulman, intended to accommodate 750 worshippers following a split in the congregations of Gravesend and Milton, in addition to serving as the chapel for Milton Mount College, a boarding school for the daughters of congregational ministers.²
- 3.1.2 Sir John Sulman (1849-1934) was responsible for the design, solely or in collaboration with John W. Rhodes, of c. 70 churches in England; he is however better known for his work in Australia, as an architect and a leader in the field of town planning.³
- 3.1.3 This church subsequently survived bomb damage incurred during WWII, re-opening in 1949. In 1955 the church was sold to Wholesale Trading Supplies Ltd, becoming Shore Valley house, in use as a warehouse following consent gained for a change of use in 1962.⁴ In November 1968, the property opened as the Gurdwarra or Sikh Temple, at the time, the largest in England.⁵
- 3.1.4 The Sikh community moved to a new location in 2008 and the property closed. The church was subsequently included in the local list as a building of interest, reflecting its contribution as a landmark within the Windmill Hill Conservation Area.

¹ <http://www.sulman150.org.uk/history/>

² http://edithsstreets.blogspot.com/2015/04/railway-from-london-bridge-to-gravesend_24.html

³ <https://www.britainfromabove.org.uk/en/map?country=global&view=map#0,262466,52493474324,609599,6708161779>

³ <https://www.savebritainsheritage.org/news/item/83/Gravesend-Temple-Escapes-Bulldozers-after-Successful-Legal-Challenge>

⁴ <http://www.sulman150.org.uk/history/>

4.0 DESIGNATIONS

4.1 Non-Designated Heritage Asset

- 4.1.1 The former church is not included in the National Heritage List for England, it is however included in the local list and has been identified, as set out above, as a landmark and a building that makes a positive contribution to the Windmill Hill Conservation Area. The former church has been recognised as a non-designated heritage-asset of '*considerable architectural and historic interest*' (HCUK, 2022:5 quoting the appeal decision APP/K2230/W/20/3255909).

4.2 Conservation Area

- 4.2.1 The property is situated within the confines of the Windmill Hill Conservation Area first designated in 1975, extended to its current extent on the 14th of February 2001.⁶

5.0 METHODOLOGY

5.1 Historic Building Record

- 5.1.1 The following specification has been prepared drawing upon the requirements set out in the document '*Archaeological Guidance of Historic Building Assessment and Interpretative Survey*' provided by Kent County Council in addition to Historic England (HE) 2016 version of '*Understanding Historic Buildings, A Guide To Good Recording Practice*'.

Level 3 Survey:

- 5.1.2 A **Level 3** record is an **analytical** record. The survey is in essence a combination of a written, drawn and illustrative record of the building or buildings as they now stand intended to provide a systematic account of its origin, development and use.
- 5.1.3 The survey will comprise the following: a drawn record– items **2** and one or more of items **3 – 12** as necessary, photography – items **1 - 9** as far as is possible, and written record – items **1- 4, 6 – 9** and **11-13** (Historic England's *Understanding Historic Buildings: A Guide to Good Recording Practice*, 2016).

5.2 The Drawn Record

- 5.2.1 The existing digital survey drawings provided by the client's agents will be used for the base-line record. Any phases of construction or significant features relevant to the building's origin and development will be indicated on the plans. Additional long and cross-sections will be included as necessary to illustrate the building's form. The site drawings will be produced using AutoCAD; scaled illustrations will be included in the report and in digital format as part of the archive.

⁶ <https://www.gravesham.gov.uk/downloads/file/378/windmill-hill->

5.2.2 The plans will be used to indicate the locations of the digital photographic record.

5.3 **The Photographic Record**

5.3.1 The digital photographic record will include as a minimum:

- General view(s) including setting
- External appearance, including a series of oblique views to show all visible external elevations and give an overall impression of extent and form, where individual elevations include complex historical information it may also be appropriate to take views at right-angles to the plane of the elevation
- Further views may be desirable to reflect the original design intentions of the builder or architect, where these are known from documentary sources or can be inferred from the building or its setting.
- Detail, structural or decorative, relevant to design, development or use
- The photographic record includes as standard the structure in relation to its setting in addition to its external and interior appearance

5.3.2 The general record will be supplemented by a series of photographs relevant to the analysis, design and form of the building. Any date stones, graffiti or inscriptions are also recorded. Any machinery or fittings significant to the use and development of the building are also photographed.

5.3.3 A fully indexed digital photographic record will be made with photographic locations shown on site plans together with a photograph register describing each shot. It is proposed that the full detailed survey is carried out in digital format. The digital record will be made using a Nikon D3200 24.2 mp with a maximum output resolution of 6016 × 4000.

5.3.4 Photographs included as plates within the report will be at no less than 300 dpi resolution; those required for future publication will be no less than 600 dpi.

5.4 **The Written Record**

5.4.1 The written record will include the location of the building, any statutory designation, the date the record was undertaken and by whom and the intended location of the archive. An outline of the circumstances that the record was made under - aims, objectives, methods, scope and limitations will be provided.

5.4.2 This report will summarise the building's form, function, structure, materials, and layout, date of construction and phases of development together with the evidence to support the analysis. Discussion of past and present relationship of the building to its setting will also be provided with an assessment of its significance.

6.0 REPORTING

- 6.1 The report will be prepared in accordance with '*Understanding Historic Buildings, A Guide to Good Recording Practice*' Historic England, 2016).
- 6.2 As a minimum the report will include the following
- The written record as outlined above in section 4.4
 - Planning history, in brief, including nature of proposed development, relevant Local Planning Authority, applicant, and planning application reference number (where applicable)
 - Function of the report
 - Location of site by OS map reference (5 figures easting, 5 figures northing)
 - A location plan of the site, with boundary clearly marked, on an OS base map of not less than 1:2500 scale (smaller scale for large sites only), showing Grid North, and tied in to the OS Grid (Grid lines to be numbered)
 - Reproduced extracts of relevant historical maps, with site boundary superimposed and clearly shown
 - Dates of fieldwork - beginning and end
 - Site Code
 - Staff Structure - Project Manager, Site Supervisor(s)
 - Name of developer, person or body commissioning the archaeological contractor
 - An abstract of the background and findings of the report of about 100-200 words
 - Principal author and (at the head of each specialist report) names of contributors to the report
 - Discussion and Conclusions
 - References
 - Historic Environment Record summary form
- 6.3 Suitable digital images will also be included where appropriate in order to better illustrate the character of the building and its setting.
- 6.4 As a rule, a draft report will be submitted within twelve weeks of completion of fieldwork, pending completion of any specialist reporting which may be required. The draft report will be submitted in the first instance to the client prior to submission to KCC Archaeology Section for approval. Once any required amendments have been made, the approved final report will be formally submitted to KCC for inclusion in the Historic Environment Record. A digital copy of the full report, in .pdfA format will also be supplied on CD-ROM to the KCC Historic Environment Record.

7.0 ARCHIVING

- 7.1 It is intended to deposit the digital components of the archive with the Archaeology Data Service.
- 7.2 On completion of the fieldwork an OASIS (Online Access to the Index of Archaeological Investigations) form will be completed for the project. A summary of the form will be included as an appendix to the final report.
- 7.3 As stated above, a digital copy of the full report, in .pdfA format, will also be supplied on CD-ROM to the KCC Historic Environment Record.

8.0 HEALTH AND SAFETY

- 8.1 A risk assessment for the project will be prepared by HBAC Ltd prior to the commencement of work. All relevant health and safety regulations will be adhered to.

9.0 INSURANCE

- 9.1 HBAC Ltd will ensure that sufficient employers and public/products liability insurance and professional indemnity insurance is in place prior to commencement of the fieldwork

10.0 REFERENCES

BGS 2018. *Geoindex* <http://mapapps2.bgs.ac.uk/geoindex/home.html>

Gravesham Borough Council. 2007, *Windmill Hill Conservation Area Character Appraisal*

HCUK Group. 2022. *Heritage Impact Assessment. Former Guru Nanak Darbar Gurdwara, Clarence Place, Gravesend*. Project Reference 1851

Historic England, 2016 *Understanding Historic Building: A Guide to Good Recording Practice*

Kent County Council, 2021, *KCC Archaeological Guidance for Historic Building Assessment and Interpretative Survey*. KCC Heritage Conservation, 2021