

UT 235

**Report of Archaeological Desktop &
Walkover Survey
Kessock Water Mains Renewal Project
NH 6399/4840 - NH 6660/4880**

Client: Halcrow Group Ltd on behalf of Scottish Water

**By
Stuart Farrell
B.A A.I.F.A F.S.A.Scot.
May 2004**

Contents

1. Introduction
2. Acknowledgements
3. Objectives
4. Survey Results
5. Conclusions
6. Archive
7. Discovery and Excavation
8. References

Non-Technical Summary

Stuart Farrell was commissioned by Halcrow Group Ltd in May 2003 to undertake an archaeological desktop and walkover survey for the Kessock Water Mains Renewal Project (NH 6399/4840 - NH 6660/4880).

Work revealed no archaeological sites to be affected by the proposed mains. A number of previously unrecorded sites were noted as part of the project, including a farmstead.

No recommendations for further archaeological work have been made.

1. Introduction

This report is for an archaeological desktop and walkover survey conducted for Halcrow Group Ltd on behalf of Scottish Water by the author for the Kessock Water Mains Renewal Project, Highland.

The fieldwork was conducted on May 25th 2004.

2. Acknowledgements

I would like to thank the following for their help during the work:

- Mr. A Barnett, of Halcrow Group Ltd;
- Staff of Highland Council Archaeology Unit;
- Staff of Highland Council Archives.

Stuart Farrell
39a Park Street
Nairn
Highland
IV12 4PP

Figure 1: General Survey Location 1:50,000
Copyright Ordnance Survey. Licence 100041016.
Area of survey circled.



3. Objectives

To conduct a desktop and walkover survey to record those features that would be affected by the new proposed water renewals scheme. This survey to follow those guidelines as proposed by the Institute of Field Archaeologists (IFA, 1999).

4. Archaeological Survey

Desktop & Walkover Results

A desktop survey was conducted using the following sources:

- Highland Council Sites and Monuments Record;
- National Monuments Record of Scotland, Edinburgh;
- Highland Council Archives;
- Inverness Library.

Map coverage was limited to the area of study as the 1st edition of 1870's was almost the same as the 2nd of 1906 and little survey work has been carried out in detail in the 20th century, with the next edition being late 1960's.

Only limited archaeological survey work has been conducted in the past. The only survey of Kessock has been one of the coastal area conducted by the Centre for Field Archaeology in 1998 as part of the Coastal Assessment of the Inner Moray Firth (CFA, 1998) which only identified those sites close to the shore, including piers and a few listed buildings.

The village of Kessock (comprising Charlestown and Craigton) dates from the early 19th century (Gifford, 1992) but has expanded with recent development in the past 40 years around it.

The following 7 archaeological sites were to be found on the route or close to the pipeline (proposed new pipelines are highlighted in red on the accompanying maps with sites numbered). Sites are as follows:

HSMR – Highland Sites and Monuments Record
NMRS - National Monuments Record of Scotland
N/a – not available

Recommendations are given after each site.

1 – Charlestown
HSMR – NH64NW 108
NMRS – N/a
Grid Ref: NH 64617/48257
Type – Mill

Noted in HSMR of 'Cluster of buildings to W of Cornmill (HSMR NH64NW 107) at Charlestown. Buildings called Mill Croft in line. "Mill lade" to the N of this and another building N of lade. This suggests that this is also a mill site.'

Site named as Mill Croft on 1st edition OS, comprised of 1 long building and 2 smaller buildings. 2nd edition OS shows only 1 building partly roofed. Removed by latest OS map and site built over by 2 modern houses.

Walkover reveals 2 modern houses on site with gardens to rear. Area by stream heavily overgrown, with no indication of any buildings.

No recommendations to be made as pipeline to be to the south of this site.

2 – Glack of Kessock

HSMR – N/a

NMRS – N/a

Grid Ref: NH 65469/48455

Type – Farmstead

A two-compartment building is depicted on 1st and 2nd edition OS maps and latest.

Walkover reveals 3 compartment building of rubble with rectangular building at W end forming L-shape. Small platform to front of house, with clearance material to E side of house against bank. Sits in an improved field on a slight south facing slope. Walls up to 1.5m high and up to 0.6m thick.

Recommend that new route follow close to existing to the west of this site.

Top: View of site facing NE.

Below: View of site facing W.



3 – Glack of Kessock

HSMR – N/a

NMRS – N/a

Grid Ref: NH 65521/48443

Type – Building

A two-compartment building and a small building (possibly a shed) are depicted on the 1st edition OS. Shown as partly roofed on 2nd edition, with smaller building in different location. Building not marked on latest OS map.

Walkover reveals no trace of building only area of dense vegetation.

No recommendations to be made

4 – North Kessock

HSMR – NH64NE 174

NMRS – NH64NE 151

Grid Ref: NH 6558/4782

Type – Pier

Noted in HSMR and NMRS of 'Early 19th century by Thomas Telford. Pier uses as ferry point until 1982 when Kessock Bridge opened'.

Walkover reveals site still to be in use as pier for boats.

No recommendations to be made.

Below: View of pier facing E.



5 – Craigton

HSMR – N/a

NMRS – N/a

Grid Ref: NH 66009/48014

Type – Building

Range of 3 buildings depicted on 1st and 2nd edition OS maps. Area depicted as road on latest OS map.

Walkover reveals no trace of buildings, only area of tarmacadam road with grass fields on both sides.

No recommendations currently to be made as route not close to this site.

6 – Craigton

HSMR – N/a

NMRS – N/a

Grid Ref: NH 66028/48150

Type – Building

Single rectangular building depicted on 1st and 2nd edition OS maps. Not shown on latest OS map.

Walkover reveals no trace of building, 2 modern houses on site. Some dressed rubble sandstone in garden wall, which may be remnants of building.

No recommendations to be made.

7 – Craigton

HSMR – N/a

NMRS – N/a

Grid Ref: NH 66040/48177

Type – Buildings

Group of 3 buildings and 1 smaller building depicted on 1st and 2nd edition OS maps. Only 1 building depicted on latest OS map.

Walkover reveals no trace of building, modern house on site.

No recommendations to be made

5. Conclusions

Overall most of the sites revealed relate to the village as it was at the turn of the 20th century. Most of these sites being removed in the past 50 years as the village has expanded.

As the village is relatively modern in date and the proposed work will involve excavations close to existing services (as to enable connections to existing valve chambers) it is likely that no earlier deposits will be revealed only areas of previous disturbance.

Any unexpected archaeological discoveries made during construction work should be notified to the Highland Council Archaeology Unit.

Any finds made of human remains during construction work should be reported to the police and the Highland Council Archaeology Unit.

6. Archive

A copy of this report is to be deposited in the National Monuments Record in Edinburgh and the Highland Council Sites and Monuments Record.

7. Discovery & Excavation in Scotland

A short summary of the results of this project will be submitted to the Council for Scottish Archaeology's publication *Discovery & Excavation in Scotland*.

8. References

CFA (1998) Coastal Assessment Survey Inner Moray Firth – Inverness to Dingwall. Volume 1. Centre for Field Archaeology. Unpublished report – copy held by HSMR report no.184.

Gifford, J (1992) The Buildings of Scotland: The Highlands and Islands. Penguin. Edinburgh.

Highland Sites and Monuments Record database entries for NH64NE.

IFA (1999) By-laws, Standards and Policy Statements of the Institute of Field Archaeologists. Reading.

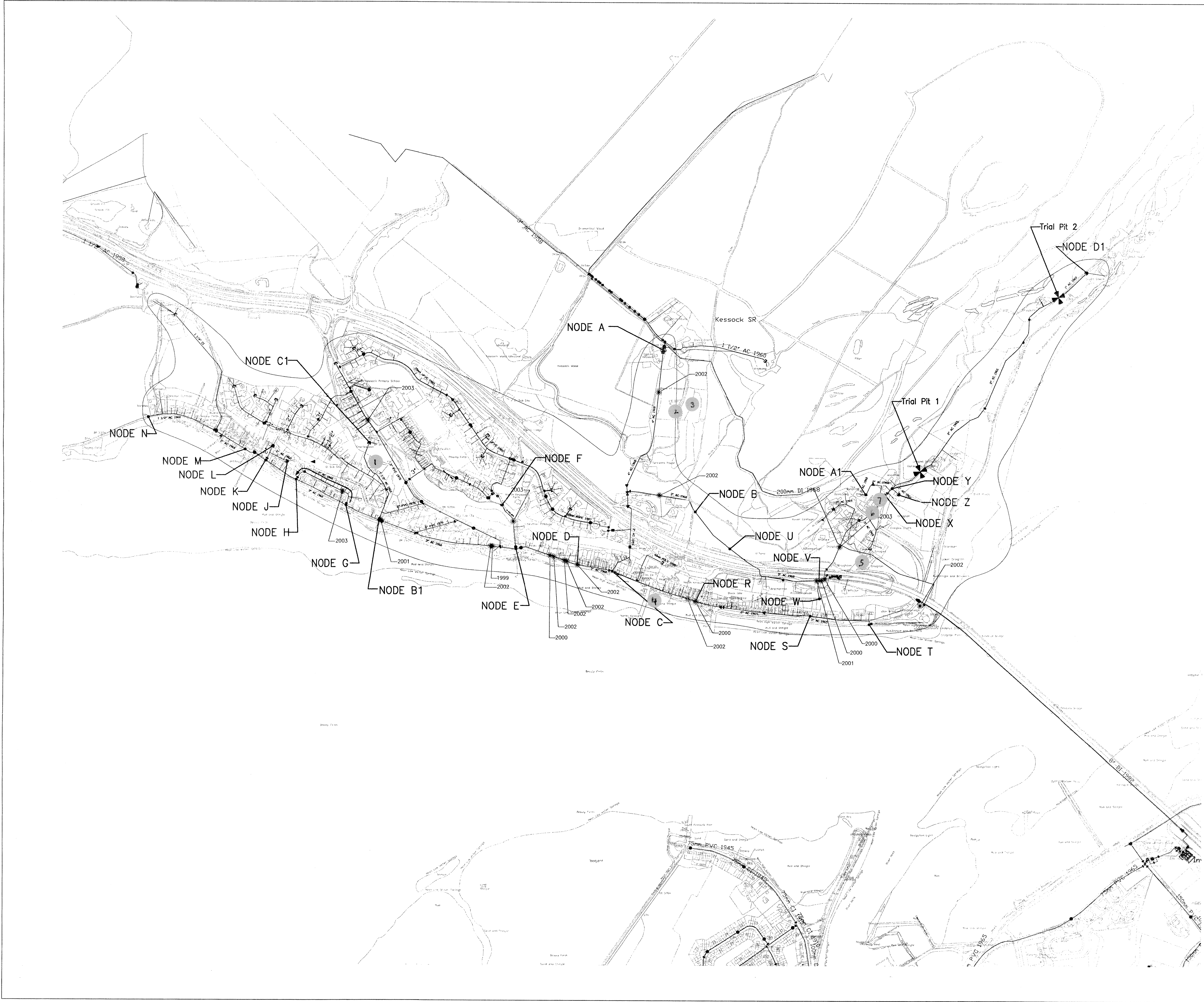
National Monuments Record of Scotland CANMORE entries for NH64NE.

OS Maps Consulted

Ordnance Survey 1st edition 6inch-mile sheet 100 Ross & Cromarty of 1880 surveyed 1874-6.

Ordnance Survey 2nd edition 6inch-mile sheet **100** Ross & Cromarty of 1906 revised 1904.

Ordnance Survey map NH64NE for 1991 1:10,000.



Key Plan:

Notes:

LEGEND

☼ — BURST

☼ — TRIAL PIT

Burst Data

| Node | Length km | Bursts | Year | Equivalent Bursts km/year |
|------|-----------|--------|------|---------------------------|
| ABCD | 1.0 | 3 | 2002 | 3 |
| D-M | 1.0 | 3 | 2002 | 3 |
| G-H | 0.21 | 1 | 2003 | 3 |
| P-Q | 0.33 | 1 | 2003 | 3 |
| E-F | 0.13 | 1 | 2003 | 3 |
| C-R | 0.25 | 1 | 2002 | 3 |
| R-S | 0.33 | 1 | 2000 | 3 |
| UVW | 0.33 | 1 | 2001 | 3 |
| VYZ | 0.66 | 2 | 2002 | 3 |

Replacement Recommendations

| Node | Length km | Qualifying |
|-------|-----------|-----------------------|
| ABCD | 1.0 | Meets burst criteria |
| D-M | 1.0 | Meets burst criteria |
| G-H | 0.21 | Meets burst criteria |
| P-Q | 0.33 | Meets burst criteria |
| E-F | 0.13 | Meets burst criteria |
| C-R | 0.25 | Meets burst criteria |
| R-S | 0.33 | Meets burst criteria |
| UVW | 0.33 | Meets burst criteria |
| VYZ | 0.66 | Meets burst criteria |
| JKL | 0.1 | Engineering judgement |
| M-N | 0.3 | Engineering judgement |
| S-T | 0.18 | Engineering judgement |
| B-U | 0.14 | Engineering judgement |
| X-A1 | 0.1 | Engineering judgement |
| B1-C1 | 0.3 | Holapad Scorecard |
| Y-D1 | 0.87 | Holapad Scorecard |
| TOTAL | 6.23 | |

| Rev | By | Chkd | Apprd | Date | Description |
|-----|----|------|-------|------|-------------|
|-----|----|------|-------|------|-------------|

Client

SCOTTISH WATER

SCOTTISH WATER
Torrison House
Beechwood Business Park
Inverness
IV1 3BW
TELE: 01463 228100
FAX: 01463 228102

Halcrow Group Limited
Nevis House, Beechwood Business Park, Inverness IV2 3BW
Tel: 01463 231707 Fax: 01463 243726
www.halcrow.com



Project

**WATER MAIN RENEWAL PROJECT
WATER SUPPLY ZONE -
KESSOCK**

Drawing

**PIPE BURST RECORD
& CONDITION SURVEY**

| | |
|--------------|----------|
| Drawn by: | Date: |
| Checked by: | Date: |
| Approved by: | Date: |
| Drawing No. | Revision |
| WMRP/736/300 | 0 |

Drawing Scale: 1:5000

Drawing file path & name:
X:\reference file path
Use and not date