

NEWBYRES HALL, GOREBRIDGE, MIDLOTHIAN



JULY 2015

CARRIED OUT ON BEHALF OF NEWBYRES NURSERY

 **archaeology**
Connolly Heritage Consultancy

BUILDINGS ARCHAEOLOGIST AND HERITAGE CONSULTANT

OLD SCHOOLROOMS
LUGGATE BURN
WHITTINGEHAME
EAST LOTHIAN
EH41 4QA

T : 01620 861643

E : INFO@BAJR.ORG

1. SUMMARY	2
2. INTRODUCTION	4
2.1 Site location	4
2.2 Site History	4
3. OBJECTIVES	7
4. METHODOLOGY	7
5. RESULTS	10
5.1. Fieldwork	Error! Bookmark not defined.
6. CONCLUSIONS AND RECOMMENDATIONS	13
Appendix 1 - Photo Register (Digital)	14
References	16
Discovery and Excavation Scotland entry	17

ILLUSTRATIONS

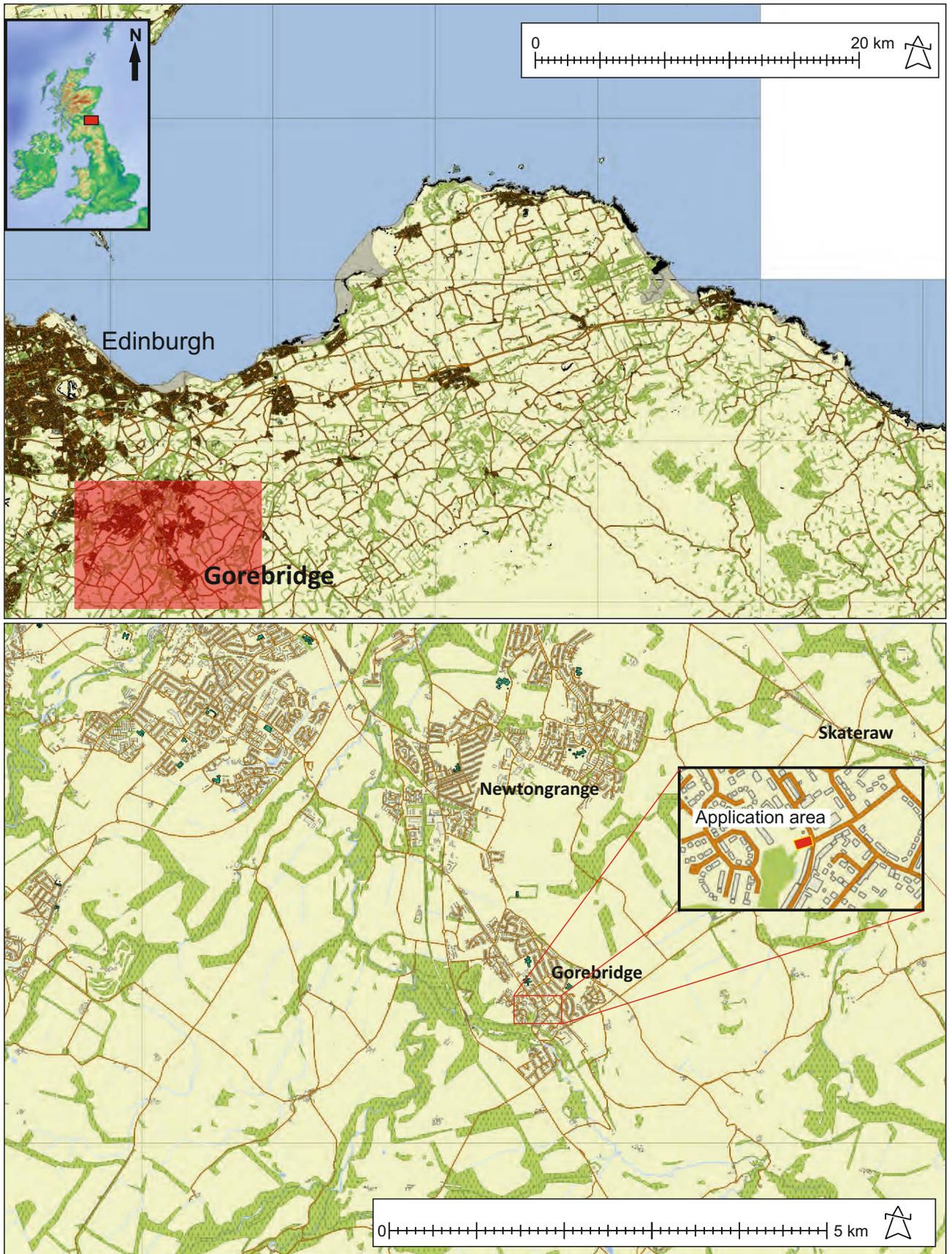
Figure 1: Location plan

Figure 2: Ordnance survey plans showing the appearance of the structure post 1st Edition

Figure 3: Ground and first floor plan of site, showing phases.

Figure 4: Annotated and phased principal elevation before and after the removal of the front extension

Figure 5: Annotated and phased rear elevation before and after the removal of the extension with earlier gabled extension shown in green.



Contains OS data © Crown Copyright [and database right] 2015

Figure 1: Site Location Map

1. SUMMARY

- 1.1 An archaeological monitored strip was undertaken due to planning application requirements for 15/00088/DPP relating to the complete renovation of the existing structure and the demolition of the later 20th century extensions both front and rear. (Figure 1,2,3)
- 1.2 The work consisted of visual inspection of the foundations to a depth of up to 1.5 metres and the imaging of both the exterior and salient interior features. The work was undertaken on the 9th July 2015 and 23rd July 2015 in bright but overcast conditions.
- 1.3 The work will enable the archaeological officer for East Lothian Council to decide on the requirements for any further work, and they were kept informed of all activities during the process. The final decision rests with Mr Andrew Robertson, the East Lothian Council Archaeological Officer.
- 1.4 The OASIS ID for this project is: **connolly1-220020**



Ordnance Survey Edinburghshire Sheet 13, Surveyed: 1852-53, Published: 1854

Ordnance Survey Edinburghshire Sheet XIV.NE, Surveyed: 1892, Published: 1895

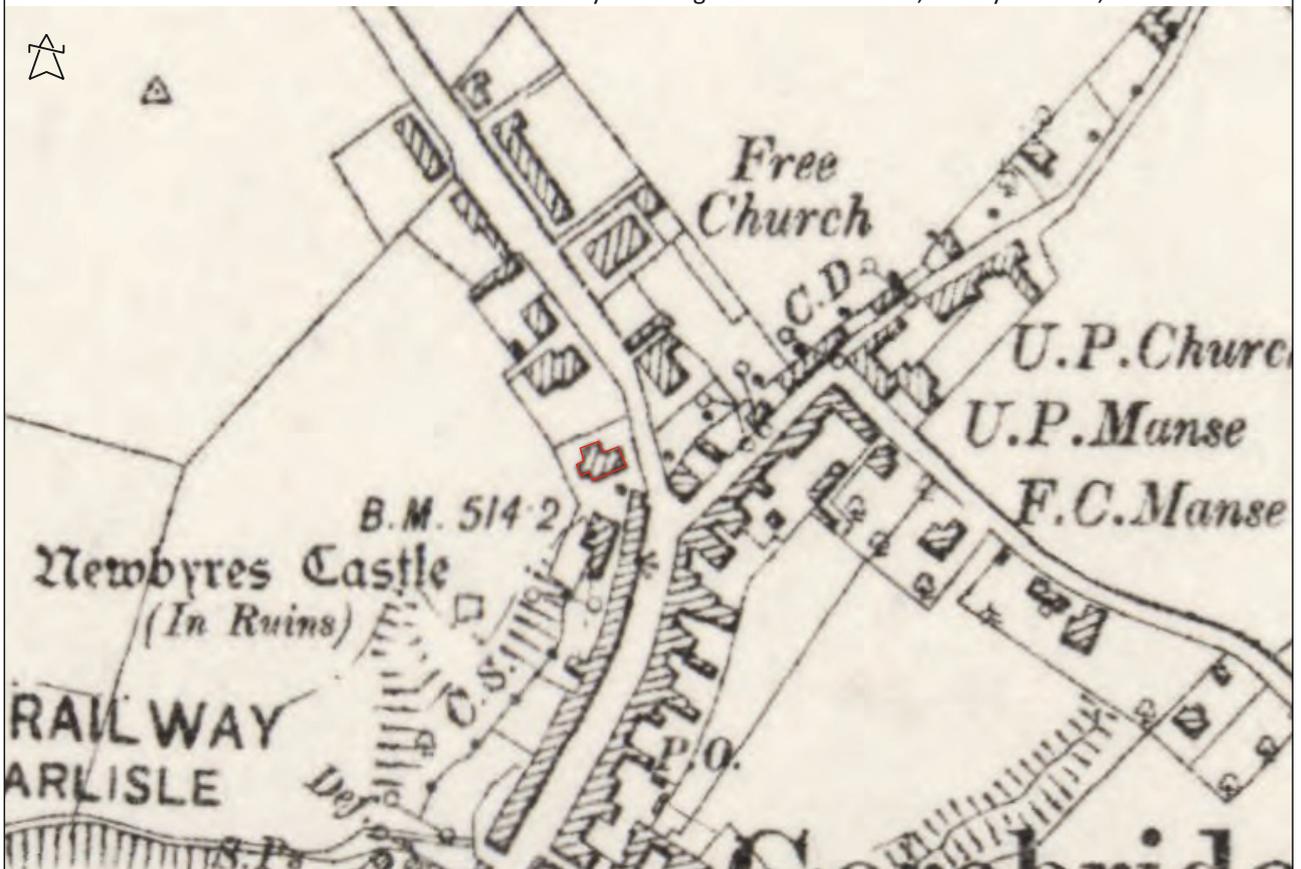


Figure 2: Map regression showing site empty on 1st edition OS mapping and with extension already in place on 2nd Edition

2. INTRODUCTION

2.1 SITE LOCATION

- 2.1.1. The site is located at 5 Hunterfield Road, Gorebridge, Midlothian to the north of the Gore Water and Newbyres Castle, in an area that was developed in the 19th century. **Canmore ID 317802 Site Number NT36SW 233**

2.2. SITE HISTORY

- 2.2.1. Map regression (Figure 2) identifies no structures on the 1st edition six-inch Ordnance Survey map (1854). The building first appears on the 1895 second edition, by which time the original structure has already been extended and developed.
- 2.2.2. The structure was constructed as a church in 1858, it was then purchased by Robert Dundas and extended to the north to form a community hall in 1882 along with a probable rear extension to reach the newly created first floor. The front east elevation also contained a small gabled porch. Latterly in use as a masonic hall (Lodge 1039) with later additions / replacements of the stair extensions to front and rear in the 1970s. The building was last used by a catering company.
- 2.2.3. Robert Dundas paid for extending Newbyres Hall as he believed in the social benefits that a local Working Men's Institute would have on the community. It would provide an alternative choice to the public house and the Hall had a policy of no gambling or drinking of liquor in the place.
- 2.2.4. The Newbyres Hall offered newspapers and periodicals, chess, draughts, dominoes and membership of the 1,500 volume Arniston Lending Library to its customers. – However other Institutes even offered baths, gymnasiums and billiard rooms. The most famous of these Institutes were those created by the Gothenburg Trust, some of which can still be seen in Newtongrange, Dalkeith and Prestonpans.¹

¹ Pathfinder Pack on Working Men's Institutes, **Resources for Learning in Scotland**

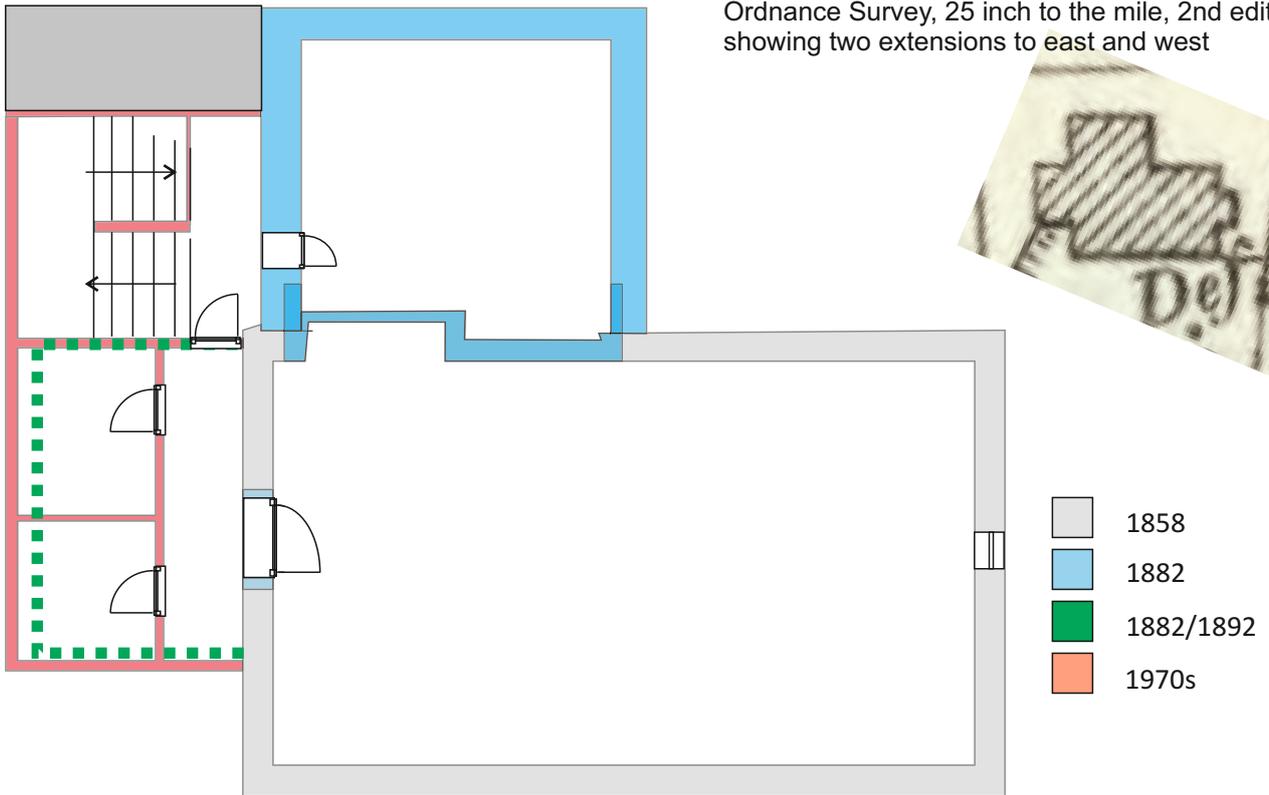
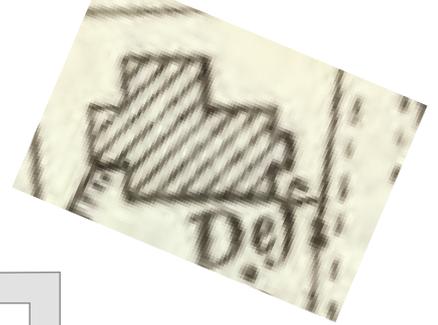
<http://rls.org.uk/database/record.php?usi=000-000-001-352-L>

- 2.2.5. The local masonic brethren got together around 1907 and agreed to petition the Grand Lodge for a Charter and that the name of the Lodge be Gorebridge Dundas. The reason for was obvious, as Sir Robert Dundas, First Baronet of Arniston being a great benefactor to the village already was also a Past Master of Lodge Dalkeith Kilwinning No.10.
- 2.2.6. The founder members felt it would be a fine way to perpetuate the family name. The choice of the first Right Worshipful Master fell upon Bro. Sir Edward Moss of Middleton Hall, London Hippodrome, Empires and Music-Hall owner. The petition was signed by the founder members and sponsors was presented to Grand Lodge craving permission to practice speculative Masonry in Gorebridge and the charter was granted on the 6th February 1908.
- 2.2.7. In 1912 Sir Henry Dundas. Sir Henry was appointed Sub-Grand Master of the Grand Lodge and became Right Worshipful Master of Lodge Gorebridge Dundas No.1039 in 1914.
- 2.2.8. After 100 years in the village of Gorebridge, economic pressure made it necessary to sell the Lodge premises in 2009, resulting in the brethren at Gorebridge accepting the offer from Lodge Newbattle St Mary No.1036 to share premises in Newtongrange.²
- 2.2.9. There has been no previous archaeological investigation of this site and the building is unlisted, however it forms an integral and prominent part of the street frontage of the expanded Gorebridge settlement.

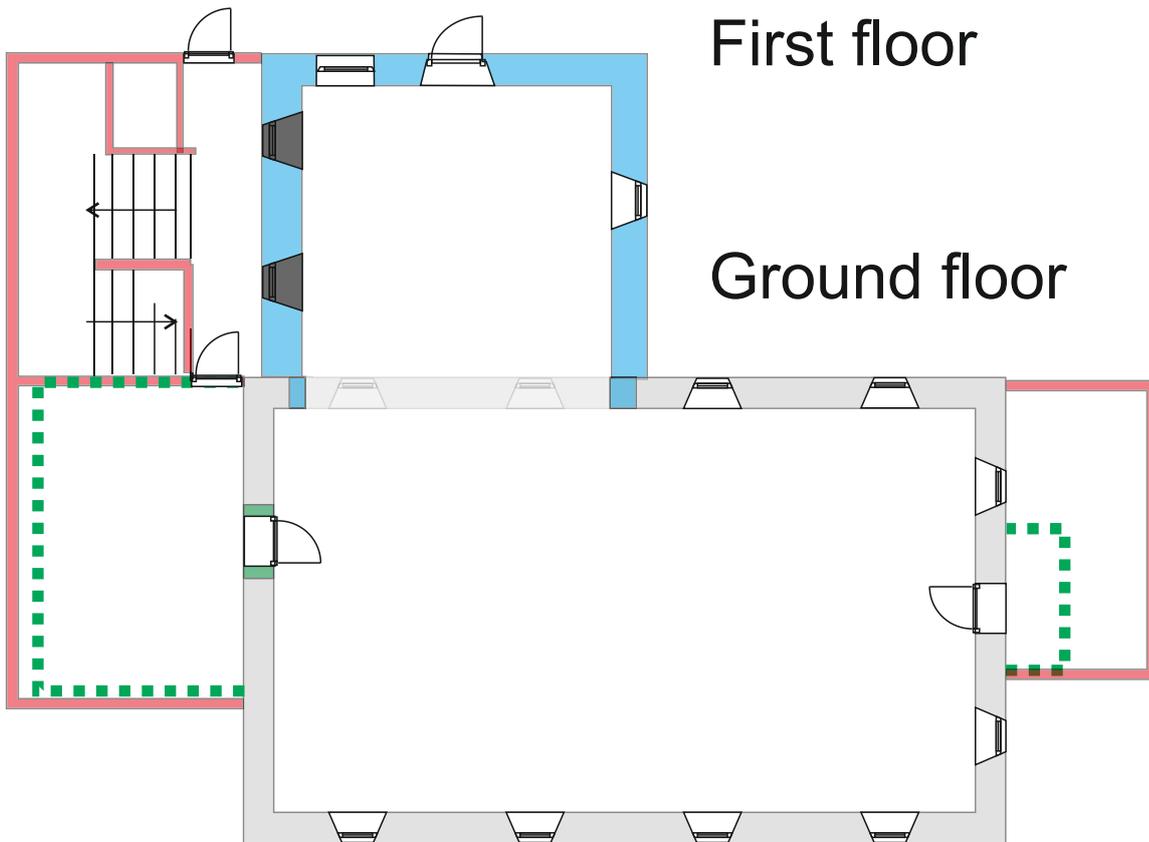
² History of Lodge 1039, **Provincial Grand Lodge of Midlothian**

<http://www.pgIm.co.uk/index.php?CATEGORY=M-Gorebridge+Dundas+No.+1039>

Ordnance Survey, 25 inch to the mile, 2nd edition - 1892 showing two extensions to east and west



First floor



Ground floor



Figure 3: Floor Plans

3. OBJECTIVES

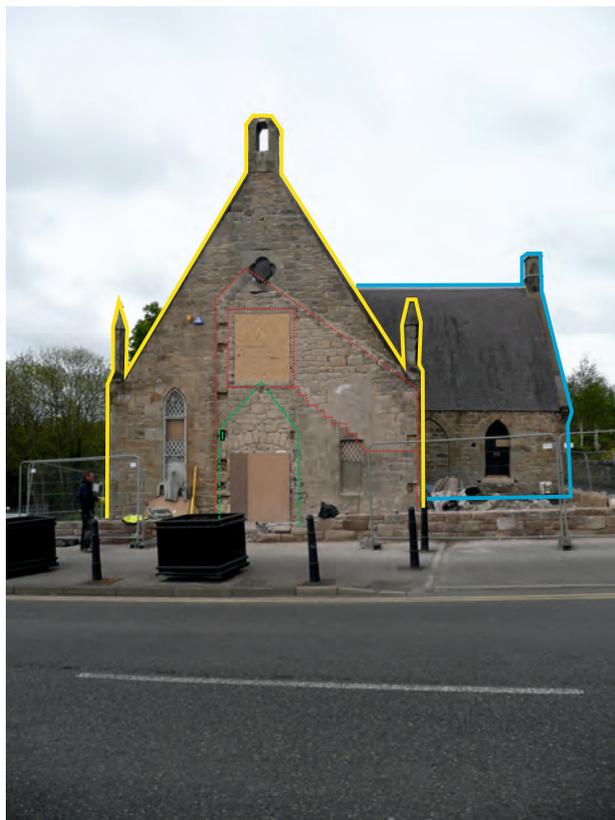
- 3.1** To record the phasing and current state of the building, while adding or collating the known history of the building.

4. METHODOLOGY

- 4.1** In keeping with the format and approved guidance on carrying out a Basic Level of Building record, supplied by ELCAS, the following methodology was proposed
- 4.2** Field survey using annotated photographs and sketches both inside and out would show the main phasing of the building and the constructional history.
- 4.3** A series of digital images were taken to record the process and the site recorded.
- 4.4** The site was recorded using images for 3D modelling, which is publicly available here: <https://sketchfab.com/models/b013ed1e293d4a569eb9a7719952c183>

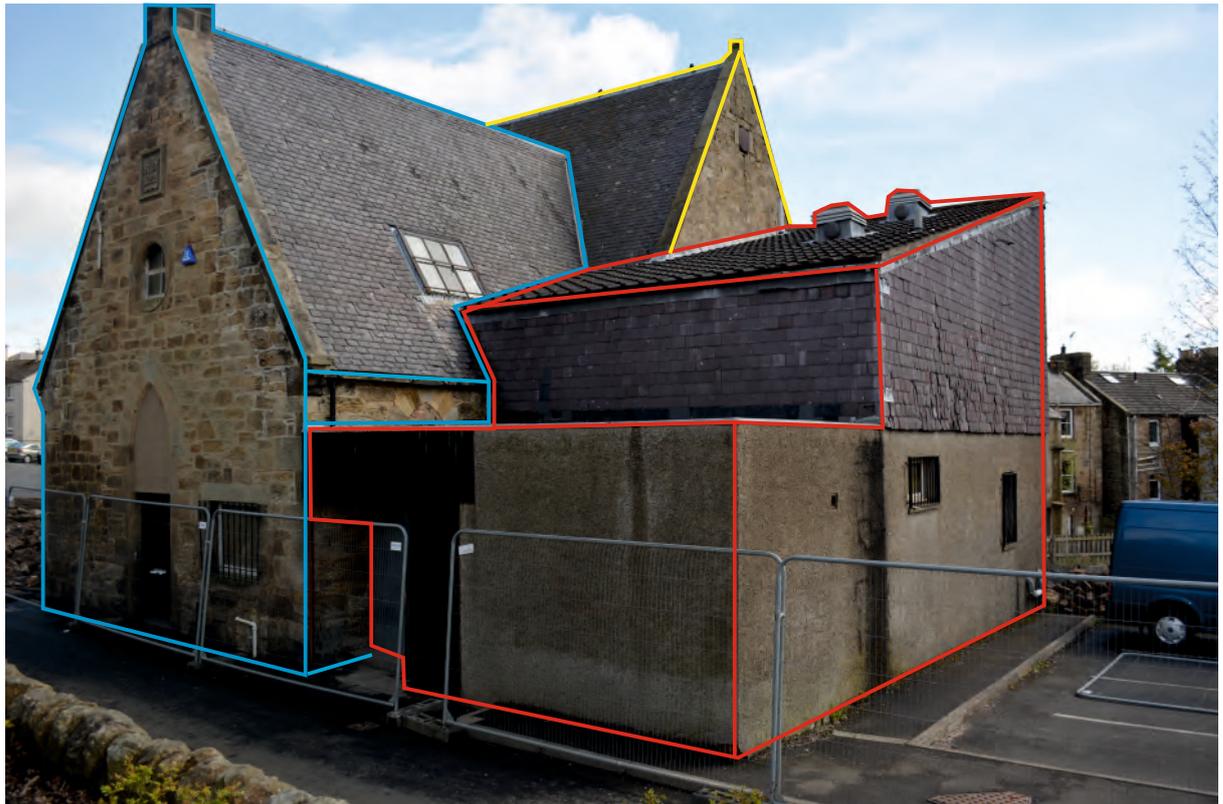


Plate 1: the 1882 extension to the north with datestone



- 1858
- 1882
- 1882/1892
- 1970s

Figure 4: Principal east elevation before and after removal of late 20th century extension



- | | | | |
|--|------|---|-----------|
|  | 1858 |  | 1882/1892 |
|  | 1882 |  | 1970s |

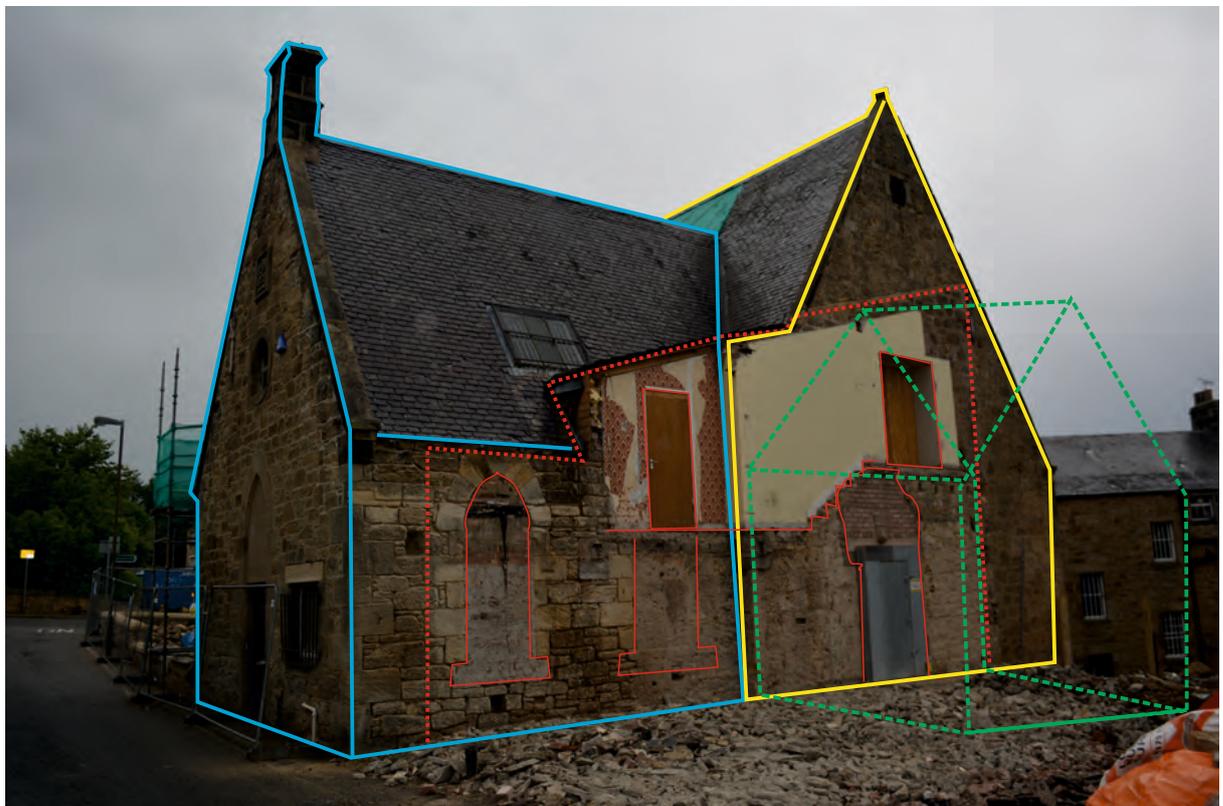


Figure 5: Principal west (rear) elevation before and after removal of late 20th century extension

5.1. EXTERIOR (FIGURES 3,4 AND 5)

- 5.1.1 The single story church building was built in 1858 from local yellow sandstone ashlar masonry, with gabled east and west elevations. The steeply pitched roof is of slate with the principal elevation gable having two matched pinnacles above the skewputs and a ridge mounted bellcote. A quatrefoil window pieces the east gable and two gothic long windows flank the central doorway. The east frontage has between 1858 and 1894, been provided with a pitch roofed porch, which can be seen in the scarfed joist holes around the central doorway. (Clearly an addition, as the wall was not bonded to the main building fabric and would have formed a risband joint (butted as opposed to tied in). The later 1970s stair extension would have removed this porch and joins the groundfloor to a new opening at first floor level.
- 5.1.2 The south facing exterior has an equal fenestration of 4 gothic style long windows and the entire structure is set above a steep slope down towards the Gore Water.
- 5.1.3 The west elevation contains a further mix of constructional detail. With the original 1858 church structure, extended to the north by a further steep gabled structure with slate roof. The pitch terminates with a solid stone ashlar chimney breast. Once again there are the traces of a secondary extension to the rear of the church that may have related to the necessity for a access staircase to the upper story (post 1882). The excavation of the rubble to the rear of the property clearly showing that brick constructed boxes holding rubble from the original gable wall, has been used as a stable foundation for this extension. (it clearly appears on the 1892 OS plan of the site (Figure 3).
- 5.1.4 The standing 1882 extension is set back some 20cm from the line of the west elevation and contains two blocked windows of similar gothic style to the rest of the building, however are noticeably wider. A dormer window services the upper roofspace.
- 5.1.5 The later 1970s extension was like the front extension, constructed of brick and girders with cement renders and shallow pitched or flat roofs. The rear extension designed to carry a suite of store rooms, toilets and staircase to the first floor.
- 5.1.6 THE north elevation shows the gable elevation of the 1882 extension and the north wall of the original church. The extension gable contains a ground floor door with ashlar surround and a square window to the right that has been forced through with concrete lintel and surround. A small oculus (circular) window pierces the gable pitch to provide some light to the roofspace but has had a square windowframe

oddly inserted (perhaps when the roofspace becomes part of the first floor. Above is a square datestone, with the initial RD with 1882 below – The RD standing for Robert Dundas. Again this northern 1882 extension is made from the local yellow sandstone.

- 5.1.7 The entire construction is simple yet pleasing and forms an imposing structure at the base of Hunter square and the junction of Hunterfield Road and Gorebridge Main Street.



Plate 2: Interior view within rear extension up stairs with 1970s style flock wallpaper panels

5.2. INTERIOR (FIGURE 3)

- 5.2.1 The Simple interior contains few architectural details that are not evidence on the exterior elevations, and much of the interior has been stripped back or altered by later developments. However, there are some elements that are worthy of comment, relating to the buildings history and phasing.
- 5.2.2 It is clear that originally the main church building was to be a single simple rectangular space with window light provided on the north and south by four matched gothic windows with internal splays on each elevation. However, this was soon extended to the north by Robert Dundas' Workers Institute extension in 1882. (with probably the porch at the east end.) The extension would also have been full height, given the lack of upper floor fenestration and the supply of only a single oculus in the gable pitch and no internal staircase within the extension.

- 5.2.3 Between 1882 and 1892 however, the first rear extension is built. Clearly to give access to an upper floor. The first floor allows more use of the space and doubles the usable area, but requires a staircase to access; the simple solution is an external stairwell.



Plate 3: Upper floor utilising the roof space, with 1970s opening in east gable.

- 5.2.4 The 1970s extensions continue this theme, but with the addition of a further set of stairs to the east, it does allow a secondary access and escape route from the buildings upper floor in the event of a fire.
- 5.2.5 Interestingly, there is clear evidence for a fire in the roofspace that has been repaired – however, no documentary evidence was uncovered – consisting of charred and replacement timbers in the extension roofspace. (see plate 4).



Plate 4: Charred timbers and replaced sarking and rafters

6. CONCLUSIONS AND RECOMMENDATIONS

- 6.1** The programme of archaeological recording has uncovered a fascinating social history embedded within a simple utilitarian structure of 19th century date, with no earlier features within the areas to be impacted by development, there is no compelling case for further intrusive works. The final decision will lie with the Archaeologist for East Lothian Council.



Plate 5: Newbyres Hall in setting and during redevelopment

APPENDIX 1 - PHOTO REGISTER (DIGITAL)

ID	File	Description	Direction	Date
1	DSC_4807	General view of exterior	SW	09/05/2015
2	DSC_4809	General view of exterior	SW	09/05/2015
3	DSC_4814	General view of exterior	NW	09/05/2015
4	DSC_4816	General view of exterior	NW	09/05/2015
5	DSC_4817	General view of exterior	N	09/05/2015
6	DSC_4824	Rear (south) extension interior stairs to first floor	E	09/05/2015
7	DSC_4825	Rear (south) extension interior stairs from ground floor	NE	09/05/2015
8	DSC_4826	Rear (south) extension interior stairs from first floor	W	09/05/2015
9	DSC_4827	Toilets on first floor Rear (south) extension	W	09/05/2015
10	DSC_4828	First floor main room (church roofspace)	E	09/05/2015
11	DSC_4829	First floor main room (church roofspace)	E	09/05/2015
12	DSC_4830	First floor main room (church roofspace) showing window in east wall blocked after addition of front stair extension. Note green painted plaster	E	09/05/2015

NEWBYRES HALL, GOREBRIDGE, MIDLOTHIAN

ID	File	Description	Direction	Date
13	DSC_4831	Front extension stairs down	NE	09/05/2015
14	DSC_4832	Front extension (part of composite image)	SW	09/05/2015
15	DSC_4833	Front extension (part of composite image)	W	09/05/2015
16	DSC_4834	Front extension (part of composite image)	W	09/05/2015
17	DSC_4835	Front extension (part of composite image)	W	09/05/2015
18	DSC_4836	Front extension (part of composite image)	NW	09/05/2015
19	DSC_4837	Front extension (part of composite image)	W	09/05/2015
20	DSC_4838	Front extension (part of composite image)	W	09/05/2015
21	DSC_4839	Fragment of masonic linoleum tiled floor	Vert	09/05/2015
22	DSC_4840	Roofspace of 1882 extension showing burnt timbers from fire	S	09/05/2015
23	DSC_4841	Roofspace of 1882 extension showing burnt timbers from fire	E	09/05/2015
24	DSC_4847	General view of exterior	S	09/05/2015

ID	File	Description	Direction	Date
25	DSC_4867	General view of exterior	NE	09/05/2015
26	DSC_4874	Sandstone plaque bearing the name Newbyres Hall inserted into the front extension	W	09/05/2015
27	DSC_6049	Brick foundation bay to rear of property, filled with rubble from the west wall. Foundation for 1970s extension	E	02/07/2015
28	DSC_6063	Exterior shot of rear (west elevation) after removal of 1970s extension	SE	02/07/2015
29	DSC_6064	Composite image of interior of front extension, with door into first floor	W	02/07/2015
30	P1020991	Exterior shot of principal (east elevation) after removal of 1970s extension	W	02/07/2015

REFERENCES

- Ordnance Survey Map 1854 Edinburghshire
- Ordnance Survey Map 1895 Haddingtonshire
- Midlothian, an illustrated architectural guide (1995) Jane Thomas p 96
- Pathfinder Pack on Working Men's Institutes, **Resources for Learning in Scotland**
<http://rls.org.uk/database/record.php?usi=000-000-001-352-L>
- History of Lodge 1039, **Provincial Grand Lodge of Midlothian**
<http://www.pgIm.co.uk/index.php?CATEGORY=M-Gorebridge+Dundas+No.+1039>



DSC_4807.JPG



DSC_4809.JPG



DSC_4814.JPG



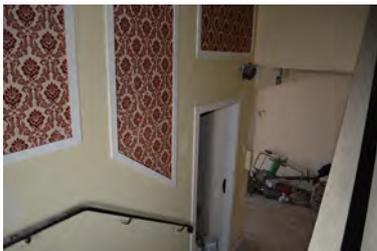
DSC_4816.JPG



DSC_4817.JPG



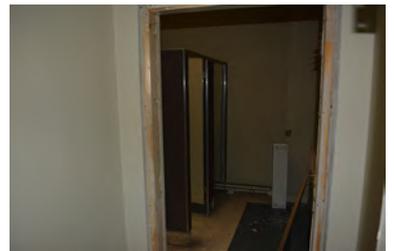
DSC_4824.JPG



DSC_4825.JPG



DSC_4826.JPG



DSC_4827.JPG



DSC_4828.JPG



DSC_4829.JPG



DSC_4830.JPG



DSC_4831.JPG



DSC_4832.JPG



DSC_4833.JPG



Interiorporchfront.jpg



DSC_4834.JPG



DSC_4835.JPG



DSC_4836.JPG



DSC_4837.JPG



DSC_4838.JPG



DSC_4839.JPG



DSC_4840.JPG



DSC_4841.JPG



DSC_4867.JPG



DSC_4874.JPG



P1020991.JPG



DSC_6049.JPG



DSC_6063.JPG

DISCOVERY AND EXCAVATION SCOTLAND ENTRY

LOCAL AUTHORITY:	Midlothian
PROJECT TITLE/SITE NAME:	Newbyres Hall, Gorebridge
PROJECT CODE:	NHG15
PARISH:	BORTHWICK
NAME OF CONTRIBUTOR:	David Connolly
NAME OF ORGANISATION:	(Connolly Heritage Consultancy)
TYPE(S) OF PROJECT:	Basic building record
NMRS NO(S):	-
SITE/MONUMENT TYPE(S):	OUTBUILDINGS
SIGNIFICANT FINDS:	-
NGR (2 letters, 8 or 10 figures)	NT 34484 61511
START DATE (this season)	10 th June 2015
END DATE (this season)	26rd July 2015
PREVIOUS WORK (incl. DES ref.)	-
MAIN DESCRIPTION: (May include information from other fields)	A basic photographic record both inside and out was taken of the Newbyres Hall as it was converted into a nursery. The exterior later extensions were removed under supervision and the elevations recorded. The history of the structures show it began life as a Free Church in 1858, before being turned into a village hall in 1882 and then

NEWBYRES HALL, GOREBRIDGE, MIDLOTHIAN

	altered again in the 70s when it was a masonic lodge hall. Windows have been reopened where possible and the rear elevation will have an extension rebuilt on the footprint of the 1880s? extension.
PROPOSED FUTURE WORK:	-
CAPTION(S) FOR ILLUSTRS:	-
SPONSOR OR FUNDING BODY:	Newbyres Nursery
ADDRESS OF MAIN CONTRIBUTOR:	Old Schoolrooms , Luggate Burn, East Lothian, EH41 4QA
EMAIL ADDRESS:	info@bajr.org
ARCHIVE LOCATION (intended/deposited)	RCAHMS (int), CHC