



Health Centre at St Clare's, Penzance, Cornwall  
Archaeological watching brief

Cornwall Archaeological Unit

Report No: 2018R026



# Health Centre at St Clare's, Penzance, Cornwall

## Archaeological watching brief

<b>Client</b>	<b>Rosmellyn Surgery</b>
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## **Acknowledgements**

This study was commissioned by James Stanger of Bilfinger GVA on behalf of Rosmellyn Surgery and carried out by Cornwall Archaeological Unit, Cornwall Council.

The fieldwork was carried out by Jo Sturgess and Carl Thorpe.

The Project Manager was Jo Sturgess.

The views and recommendations expressed in this report are those of Cornwall Archaeological Unit and are presented in good faith on the basis of professional judgement and on information currently available.

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## **Cover illustration:**

Excavation of the footings for the new health centre (taken in February 2018).

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## Abbreviations

CAU	Cornwall Archaeological Unit
CIfA	Chartered Institute for Archaeologists
CRO	Cornwall Record Office
HER	Cornwall and the Isles of Scilly Historic Environment Record
MCO	Monument number in Cornwall HER
NGR	National Grid Reference
OD	Ordnance Datum – height above mean sea level at Newlyn
OS	Ordnance Survey

## **1 Summary**

An archaeological watching brief was commissioned by Bilfinger GVA during the development of a new health centre at St Clare, Penzance. Conditional planning permission for the demolition of an existing non-listed swimming pool building and the Grade II Listed Quadrangle building in order to erect a new healthcare building (application number PA16/08512) was granted in January 2017. Condition 4 of the planning permission required a programme of archaeological work to be undertaken which included a historic building record to be made of the Quadrangle and Link building prior to demolition and also an archaeological watching brief to be undertaken during the construction works for the new healthcare centre. Following the completion of the historic building record undertaken in April 2017 and the subsequent demolition of the Quadrangle and Link buildings, groundworks for the new development (accompanied by the archaeological watching brief) commenced in January 2018.

During the watching brief it was soon discovered that the ground level around the former Quadrangle building had been raised during its construction in the late 1930s. Because of this the only areas where groundworks associated with the new development reached the depths where archaeological features might be encountered were located in the east and south of the development area. However, no archaeological features were uncovered in these areas but a few unstratified pottery sherds dating from the 15<sup>th</sup> to the 19<sup>th</sup> century were recovered.

Along the southern boundary of the site a decorative 17<sup>th</sup> century kneeler stone from the gable end of a building was found, being reused as a garden feature (possibly originally from the demolished St Clare Cottage that stood at SW 46588 30799 on the site of the present fire station to the west of the site).



Figure 1. Location map.



Figure 2. Site extent showing locations of demolished buildings and new building.



## 2 Introduction

### 2.1 Project background

The archaeological watching brief, undertaken during groundworks for the new health centre development, was commissioned by Bilfinger GVA on behalf of Rosmellyn Surgery (Figs 1 and 2). Conditional planning permission for the demolition of an existing non-listed swimming pool building and the Grade II Listed Quadrangle building, as well as the redevelopment of the site to erect a new healthcare building (application number PA16/08512) was granted in January 2017. Condition 4 of the planning permission required a programme of archaeological work to be undertaken which included a historic building record to be made of the Quadrangle and Link building. Following the completion of the historic building record undertaken in April 2017 and the subsequent demolition of the Quadrangle and Link buildings, groundworks for the new development (accompanied by the archaeological watching brief) commenced in January 2018.

The requirements for the archaeological watching brief were determined by Sean Taylor, Senior Development Officer (Historic Environment, Cornwall Council) and are outlined in the Written Scheme of Investigation (WSI) prepared by CAU (Appendix 2).

### 2.2 Aims

The aims were to:

- Undertake an archaeological watching brief during those ground works which would result in below ground disturbance to establish the presence/absence of archaeological remains.
- Determine the extent, condition, nature, character, date and significance of any archaeological remains encountered.
- Establish the nature of previous human activity in this area of Penzance.
- Retrieve and identify any artefacts relating to the prehistoric, medieval and later occupation of St Clare's.

### 2.3 Methods

All recording work was undertaken according to the Chartered Institute for Archaeologists *Standards and Guidance for Archaeological Investigation and Recording*. Staff followed the CIfA *Code of Conduct* and *Code of Approved Practice for the Regulation of Contractual Arrangements in Archaeology*. The Chartered Institute for Archaeologists is the professional body for archaeologists working in the UK.

For full details of the fieldwork methods see the WSI to the rear of this report (Appendix 2).

#### 2.3.1 Fieldwork

During groundworks associated with the new development an archaeological watching brief was undertaken to record any archaeological features uncovered.

#### 2.3.2 Post-fieldwork

During this phase the results of the fieldwork were collated for archiving and the results drawn together in this report.

## 3 Location and setting

The development site covering an area of roughly 0.75 Ha lies within the parish of Penzance (Fig 1) on the north-west side of the town of Penzance (centred at NGR SW 4663 3068) on the site of the former Council Offices (Fig 2). The Quadrangle and Link Building which formerly occupied the area were attached to the north end of York House a Grade II Listed Building (Fig 2). The site occupies a slight south facing slope which gently slopes from 64m OD in the north, down to 60m OD in the south.

The site lies within an area of known prehistoric activity with an important Iron Age/Romano British settlement lying immediately to the north (Cox and Chandler 1995). It also lies within and is part of the medieval settlement of St Clare.

York House is one of several large 19<sup>th</sup> century villas to have been built on the outskirts of Penzance. These villas, arranged in an arc around the western side of the town, form an important part of the historic development of Penzance and are significant both in their own right and as part of a group representing a particular period of major expansion around Penzance (see Figs 3-8, showing development of the area between 1809 and 1946).

Geologically, the underlying bedrock of the site is Devonian unnamed extrusive rocks consisting of mafic lava, pillow lava, and spilites (BGS 1984).

## **4 Designations**

York House lies immediately south-west of the development area and along with its adjoining buildings is a Grade II Listed Building (1210312).

The grounds surrounding York House which includes the development area are part of the curtilage of the Listed Building.

There are no Scheduled Monuments within the site and it lies outside the Conservation Area for Penzance. There are no other designations within the area.

## **5 Site history**

The St Clare site lies in an area of known prehistoric settlement activity. During recent redevelopment work at Penwith College, which lies to the north of the St Clare site, Iron Age and Romano-British settlement and burial remains were identified (Gossip and Thorpe 2010).

Previous work in this area has also identified Late Iron Age or Romano-British settlement within a 'round' or prehistoric enclosure on the site of the cricket ground (Cox and Chandler 1995; Valentin and Cox 1995) immediately north of the development area. There is also documentary evidence of the discovery of Bronze Age urns and Roman coins (MCO8025) found during Penzance cemetery extension to the north-west of the site in the late 19<sup>th</sup> century.

Some knowledge about the area during the medieval period does exist. It is clear that the development area fronts the main medieval route between Penzance and Madron (St Clare Street and Nancealverne) and that the place name St Clare derives from a medieval chapel which once stood here. The earliest reference to this chapel is in a lease dated 1584 which mentions "...a certain chapel situate below the high road between Pensance and Madderne" (Sheppard 1980). In the early part of the 19<sup>th</sup> century the foundations of a building, said to be the St Clare's chapel (MCO10112), were discovered located in the southern part of the present cricket ground close to the Grade II Listed boundary stone and opposite the St Clare site (SW 46656 30840).

It seems that during the early post-medieval period there was at least one house in St Clare. The evidence for this is given in a rental agreement dating to 1584. It reads: 'one waste parcel of land adjoining a certain chapel situated within the high road between Penzance and Madderne, at the annual rent of 4d.; and a garden at the same place, called the Hemp Garden, adjoining the house of one John Beachym, gent, now or lately in the occupation of Thomas Clies, at the annual rent of 6d., lately parts of the lands of Henry, Earl of Rutland'.

It seems likely that this house was St Clare Cottage which was also known as Chapel St Clare and York Cottage. This building stood until the late 20<sup>th</sup> century on the site of the present fire station (SW 46588 30799). A reference to the house in the early 19<sup>th</sup> century suggests that it was much older in date, stating: 'Chapel St. Clare was merely

a cottage in 1825; some parts of the old building still remain at the back of the present house' (Courtney 1878). Although St Clare Cottage no longer survives, its northern garden wall remains *in situ* immediately north-west of the fire station. This wall fronts a surviving early route or hollow way which once led to Nancealverne House (MCO15792) the settlement of which is of medieval origin being first mentioned in 1598 (Gover 1948). The hollow way still survives as a stretch between the entrance to the fire station on Nancealverne, leading westwards along the northern boundary of the St Clare's site (Sturgess 2015).

During the post-medieval period after the charter for the Borough of Penzance was granted in 1614 by James I, four boundary stones were erected in 1687 to show where the main roads into the borough crossed the boundary (Cornwall HER). It is not known whether this boundary followed the same extent of the medieval borough boundary, but one of these boundary stones (MCO55871) was located at Chapel St Clare immediately adjacent to the St Clare's site on the north side of Nancealverne. This stone survives and is now designated as a Grade II Listed Building (1408102). The development area in the eastern half of the St Clare's site was included within the borough of Penzance at this date (Sturgess 2015).

The construction of York House (Grade II Listed Building 1210312) was begun in 1825 for Henry Pope, a local business man. Unfortunately Henry died in 1828 before completion, leaving it to his nephew, John Pope Vibert, who was responsible for finishing the building work. During the late 19th century the house changed hands several times and various extensions were added and alterations made (Sturgess 2015).

In 1929 York House (and the neighbouring St Clare Cottage) was purchased by West Cornwall College. This later became known as West Cornwall School for Girls which had moved here from earlier premises on Chapel Street. The site was owned by the school until 1969 but the school itself closed in 1967.

During this time many of the buildings on the site were added including the Quadrangle Building (built as new classrooms and an assembly hall in 1938 and opened in 1939) and the swimming pool built in the 1950s or 60s. The pool was initially built as an open air pool but later roofed over (Sturgess 2015).

In 1970 Penzance Borough Council acquired the property and in 1974 it became the offices of Penwith District Council (Dudley 2016).

At some point after 1974, most probably in the 1980s, the Link Building was built. This structure is first shown on the 1988 OS map, but is not illustrated on the 1968 OS map. In 2009 the District Council was subsumed as part of Cornwall Council under the new unitary authority and the site was then owned and occupied by Cornwall Council up until 2017 (Dudley 2016).

## 6 Archaeological results

The archaeological watching brief was undertaken intermittently over a period of several weeks between January and March 2018. It was carried out during the groundworks for the new health centre and associated landscaping. The two areas subjected to the watching brief included the eastern part of the development area (phase 1) along with the trenching for the foundations of the new building in the southern part of the site (phase 2) (Fig 9). Phase 1 was located to the east (centred at SW46723 30740), whilst phase 2 was focused around the footprint of the new building (centred at SW 46685 30717). An area to the north-west (centred at roughly SW 46680 30765) that contained the footprint of the demolished Quadrangle Building was not examined as the ground was seen to have been heavily truncated by the building. In addition the area formerly occupied by the swimming pool in the south-east corner of the site was not examined for the same reason.

Phase 1 examined the eastern part of the site to the north of the swimming pool (Fig 9). During excavation it was soon discovered that the ground in this area had been raised during the construction of the Quadrangle building in the 1930s. Both the topsoil and subsoil removed whilst excavating the foundations for the Quadrangle building had been spread across the entire area, burying the original ground surface so that it lay at a depth of between 0.6 and 1m below the redeposited material. A sample section (profile 1) through the layers was recorded at SW 46740 30730. The table below records the layers encountered.

<b>Context</b>	<b>Type</b>	<b>Depth</b>	<b>Thickness</b>	<b>Description</b>
(1)	Topsoil	0m – 0.3m	0.3m	Dark greyish brown silty clay with occasional stone fragments.
(5)	Redeposited natural subsoil	0.3m – 0.6m	0.3m	Mid orangey brown silty clay with occasional charcoal flecks, pottery and brick fragments.
(6)	Buried topsoil	0.6m – 1m	0.4m	Dark greyish brown silty with dark brown organic material near base.
(7)	Topsoil/subsoil interface	1m - 1.15m	0.15m	Mid orangey brown silty clay with occasional charcoal flecks.
(9)	Decayed natural bedrock	1.15m – 1.30m	0.15 recorded Not fully excavated	Mid/ light yellowy orange silty clay with occasional stone fragments.

This profile was fairly consistent across the area examined. No features of archaeological interest were recorded but a small collection of post-medieval finds, all unstratified, was made (Appendix 1). Of note, a single sherd of 15<sup>th</sup> or 16<sup>th</sup> century pottery was recovered.

Phase 2 of the watching brief focused on the footprint of the new medical centre (Fig 9). This lay in the southern part of the site. Unfortunately (with the exception of a couple of areas) the full soil profile could not be recorded due to the topsoil having already been removed and the area covered by a layer of grey clay and crushed cement to provide an even surface and working area for the subsequent work. As a result only the sides of the trenches excavated for the footings could be examined for archaeological features such as pits, ditches or walls that would be visible in section.

The majority of the footing trenches were 0.8m wide and they varied between 0.8m and 3.1m deep (Figs 13 and 14).

Soil profiles (2-16) were recorded (Fig 10) across this part of the site, four of which are presented here to illustrate the nature of the stratigraphy. Details of the remaining profiles can be found in the project archive, although the variation between them was minimal.



**Profile 2**

Context	Type	Depth	Thickness	Description	
(1)	Topsoil	0m - 0.1m	0.1m	Dark greyish brown silty clay with grass and roots.	Stripped to this level before excavating for foundations. ↓
(2)	Layer	0.1m - 0.2m	0.1m	Pale greyish brown silty clay with stone fragments.	
(3)	Layer	0.2m - 0.4m	0.2m	Mid greyish brown silty clay	
(4)	Layer	0.4m - 0.8m	0.4m	Mixed greyish brown, and reddish brown silty clay.	
(5)	Redeposited natural subsoil	0.8m - 1m	0.2m	Mid orangey brown silty clay with occasional charcoal flecks.	
(8)	Levelling layer spread across area prior to excavating footings	1m - 1.6m	0.6m	Light greyish brown silty clay with crushed cement fragments.	
(9)	Decayed natural bedrock	1.6m - 3.1m	1.5m recorded Not bottomed	Mid/ light yellowy orange silty clay with occasional stone fragments.	

**Profile 4**

Context	Type	Depth	Thickness	Description	
<b>Upper layers removed</b>					
(8)	Levelling layer spread across area prior to excavating footings	0m - 0.3m	0.3m	Light greyish brown silty clay with crushed cement fragments.	↑ Stripped to this level before excavating for foundations.
(9)	Decayed natural bedrock	0.3m - 0.6m	0.3m recorded Not bottomed	Mid/ light yellowy orange silty clay with occasional stone fragments.	

**Profile 15**

Context	Type	Depth	Thickness	Description	
<b>Upper layers removed</b>					
(8)	Levelling layer spread across area prior to excavating footings	0m – 0.3m	0.3m	Light greyish brown silty clay with crushed cement fragments.	↑ Stripped to this level before excavating for foundations.
(6)	Buried topsoil	0.3m – 0.35m	0.05m	Dark greyish brown silty clay with roots.	
(7)	Topsoil/subsoil interface	0.35m – 0.4m	0.05m	Mid orangey brown silty clay with occasional charcoal flecks.	
(9)	Decayed natural bedrock	0.4m – 1.6m	1.2m recorded Not bottomed	Mid/ light yellowy orange silty clay with occasional stone fragments.	

**Profile 16**

Context	Interpretation	Depth	Thickness	Description	
<b>Upper layers removed</b>					
(8)	Levelling layer spread across area prior to excavating footings	0m – 0.3m	0.3m	Light greyish brown silty clay with crushed cement fragments.	↑ Stripped to this level before excavating for foundations.
(6)	Topsoil	0.3m – 0.35m	0.05m	Dark greyish brown silty clay with roots.	
(7)	Topsoil/subsoil interface	0.35m – 0.4m	0.05m	Mid orangey brown silty clay with occasional charcoal flecks.	
(9)	Decayed natural bedrock	0.4m – 1.2m	0.3m recorded Not bottomed	Mid/ light yellowy orange silty clay with occasional stone fragments.	

It can be seen from the recorded profiles that their nature did not vary greatly across this part of the development area. No archaeological features were recorded, and no further artefacts recovered.

At roughly SW 46664 30708 adjacent to the southern boundary of the development area a 17<sup>th</sup> century, scroll moulded, granite kneeler stone was found (Fig 11). A kneeler stone is a horizontal projecting stone at the base of each side of a gable of a building to

support the inclined coping stones above (see Fig 12 for examples). It had been reused in this location as a garden feature and set vertically into the ground with its scroll end facing upwards. The kneeler stone is likely to have come from a building close-by and was quite possibly from St Clare's Cottage which formerly stood on the site of the present fire station. Some 0.75m of the stone stood above ground level (it could not be determined how much lay below ground as it was decided to leave the stone *in situ*). As part of its reuse, two holes had been drilled into the scroll end of the stone, perhaps to take iron railings (Fig 11).

## 7 Conclusions/discussion

The watching brief revealed that the eastern and southern parts of the development area had been significantly raised in level during the construction of the Quadrangle building in the 1930s. This resulted in a thick spread of redeposited subsoil overlain by a layer of topsoil, both of which sealed the original ground surface below. Because of the greater depth of the original ground surface, the groundworks for the new development in much of the area did not reach the depth required to assess archaeological survival. The correct depths, however, were reached in the eastern and southern parts of the site (as shown in Fig 9) where no archaeological features were identified. A few unstratified finds dating from the 15<sup>th</sup>/16<sup>th</sup> century through to the 19<sup>th</sup> century were collected. These indicate that the site is likely to have been used throughout the post-medieval period.

The 17<sup>th</sup> century kneeler stone found being reused as a garden feature possibly came from St Clare Cottage which formerly stood on the site of the fire station at SW 46588 30799. Records indicate that there had been a house at this location since the late 16<sup>th</sup> century.

## 8 References

### 8.1 Primary sources

- Ordnance Survey First Edition One Inch Map c1809 (licensed digital copy at CAU)  
Ordnance Survey, c1880. 25 Inch Map First Edition (licensed digital copy at CAU)  
Ordnance Survey, c1907. 25 Inch Map Second Edition (licensed digital copy at CAU)  
Ordnance Survey, c1935. 25 Inch Map (licensed digital copy at CAU)  
Ordnance Survey, 2007. Mastermap Digital Mapping  
Tithe Map and Apportionment, c1840. Parish of Penzance (licensed digital copy at CRO)  
CRO AD2128/7: Order of Proceedings for opening of new school buildings March 28<sup>th</sup> 1939  
British Geological Survey, 1984. 1:50,000 sheet 351/358 Penzance.

### 8.1 Publications

- Courtney, L, 1878. *Half a Century in Penzance (1825-1875)* taken from [www.west-penwith.org.uk/pz1.htm](http://www.west-penwith.org.uk/pz1.htm)  
Dudley, P, 2016. *St Clare, Penzance, Cornwall Heritage Impact Assessment*. CAU Archive report 2016R025.  
Gossip, J and Thorpe, C, 2010. *Penwith College, Penzance, Cornwall. Archaeological recording following controlled topsoil strip*: CAU Archive Report 2010R040.

Cox, P and Chandler, J, 1995. *An Archaeological Evaluation of the Site of a Proposed New Sports Hall, Penzance Cricket Ground (NGR SW46703095); Results of the Phase 1 Evaluation* (AC Archaeology, report 4595/1/0).

Gover, JEB, 1948. *Place-Names of Cornwall* (manuscript at RCM, Truro).

Sheppard, PA, 1980. *The Historic Towns of Cornwall*. Cornwall Committee for Rescue Archaeology, Truro.

Sturgess, J, 2015. *St Clare, Penzance, Cornwall Heritage Assessment*. CAU Archive report 2015R076.

Valentin, J and Cox, P, 1995. *An Archaeological Evaluation of the Site of a Proposed New Sports Hall, Penzance Cricket Ground (NGR SW46703095), Results of the Phase 2 Evaluation* (AC Archaeology, report 4595/2/0).

## 8.2 Websites

<http://www.heritagegateway.org.uk/gateway/> English Heritage's online database of Sites and Monuments Records, and Listed Buildings

## 9 Project archive

The CAU project number is **146680**

The project's documentary, photographic and drawn archive is housed at the offices of Cornwall Archaeological Unit, Cornwall Council, Fal Building, County Hall, Treyew Road, Truro, TR1 3AY. The contents of this archive are as listed below:

1. A project and information file containing site records and notes, project correspondence and administration (file no 146680).
2. Field plans and copies of historic maps stored in an A2-size plastic envelope (GRE 903/1 - 4).
3. Digital photographs stored in the directory: \CAU\Live Projects\Penzance St Clare's WB 146680\DATA\Images
4. English Heritage/ADS OASIS online reference: cornwall2-312554
5. This report text is held in digital form as: \CAU\Live Projects\Penzance St Clare's WB 146680\Report





Figure 3. Extract from the OS First Edition One Inch Map c1809.

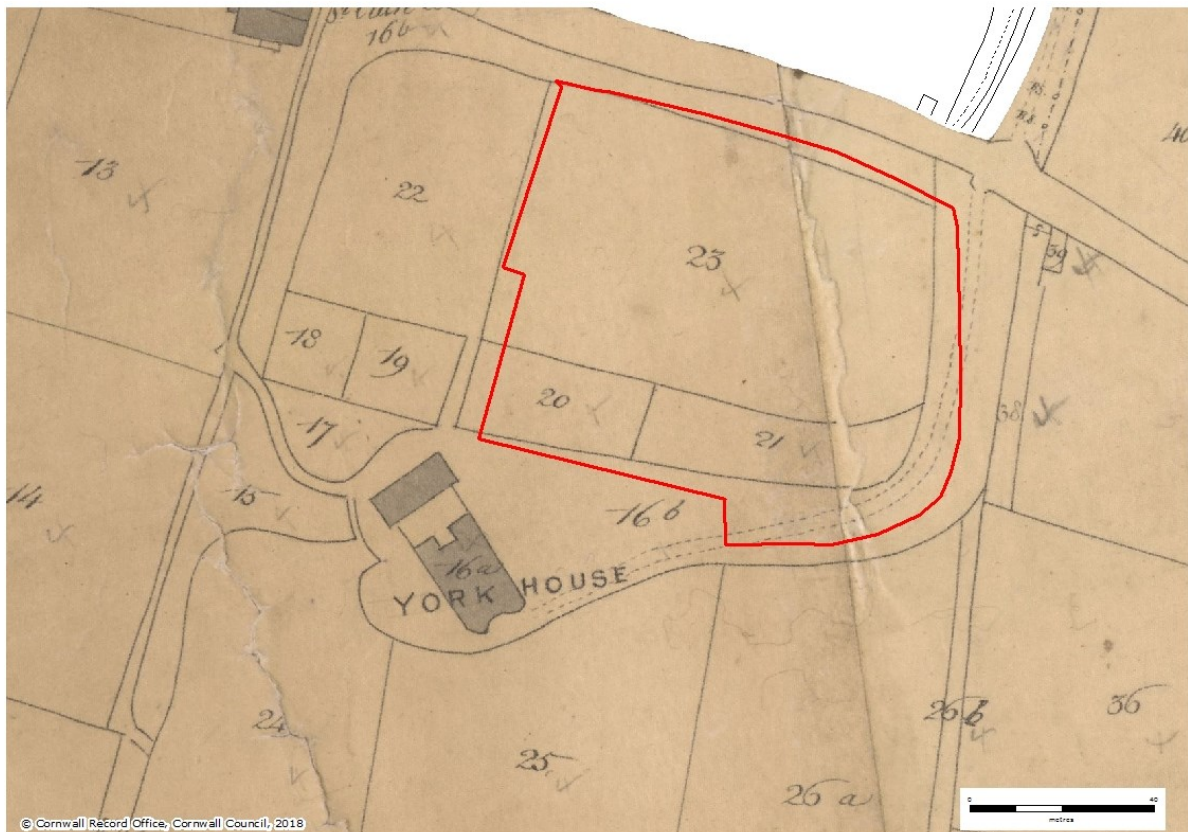


Figure 4. Tithe Map, c1840.

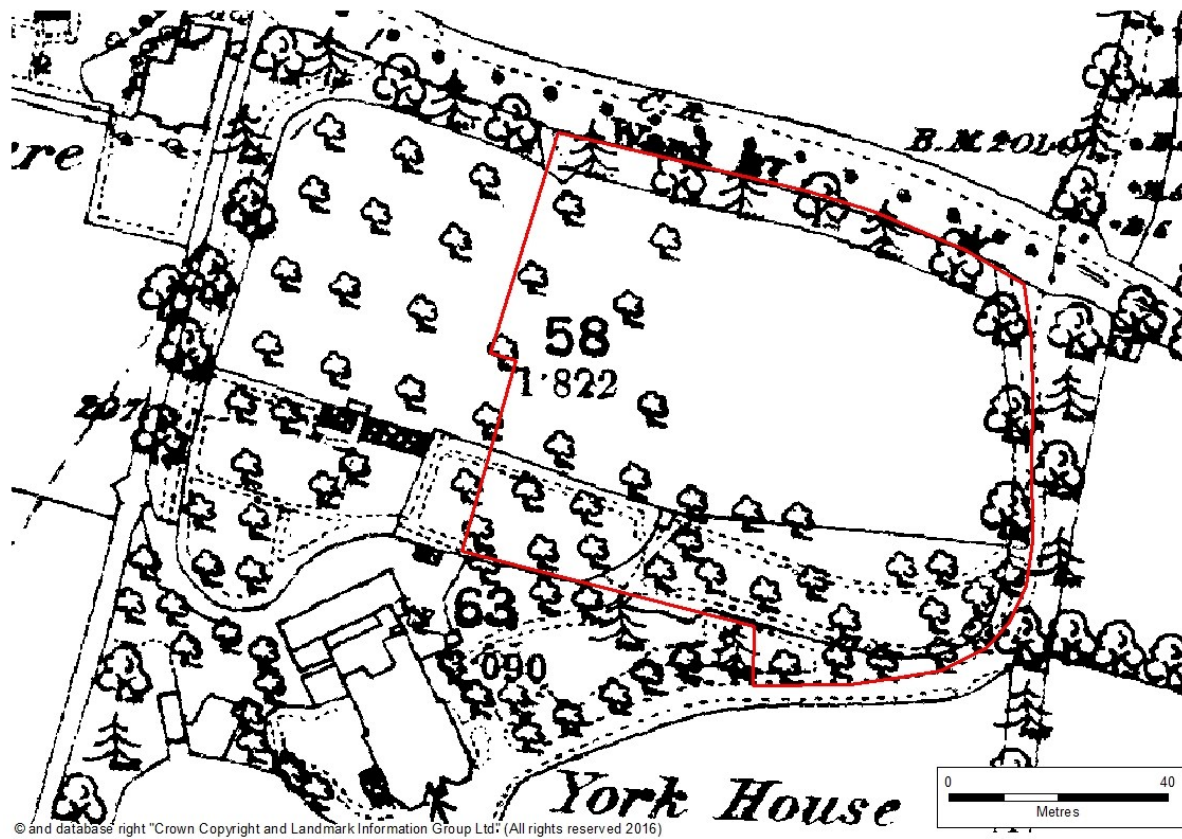


Figure 5. First Edition of the Ordnance Survey 25 Inch Map, c1880.

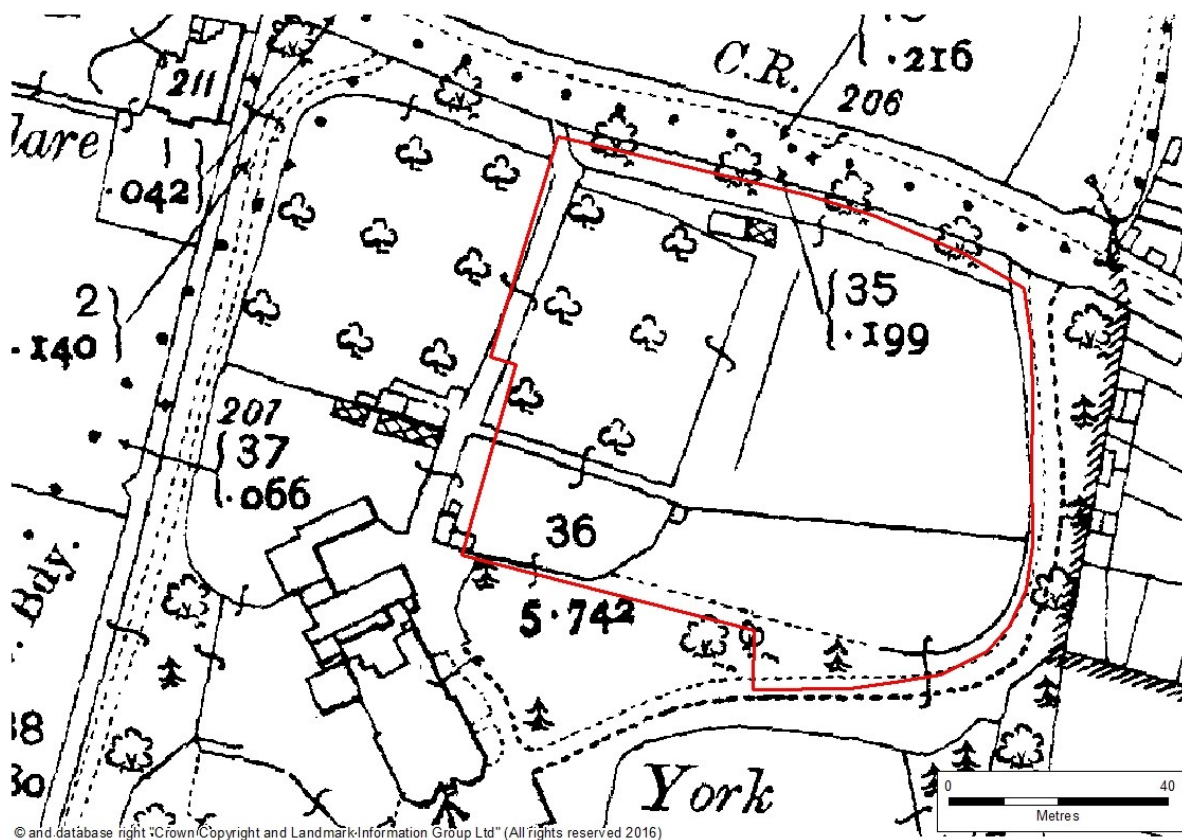


Figure 6. Second Edition of the Ordnance Survey 25 Inch Map, c1907.



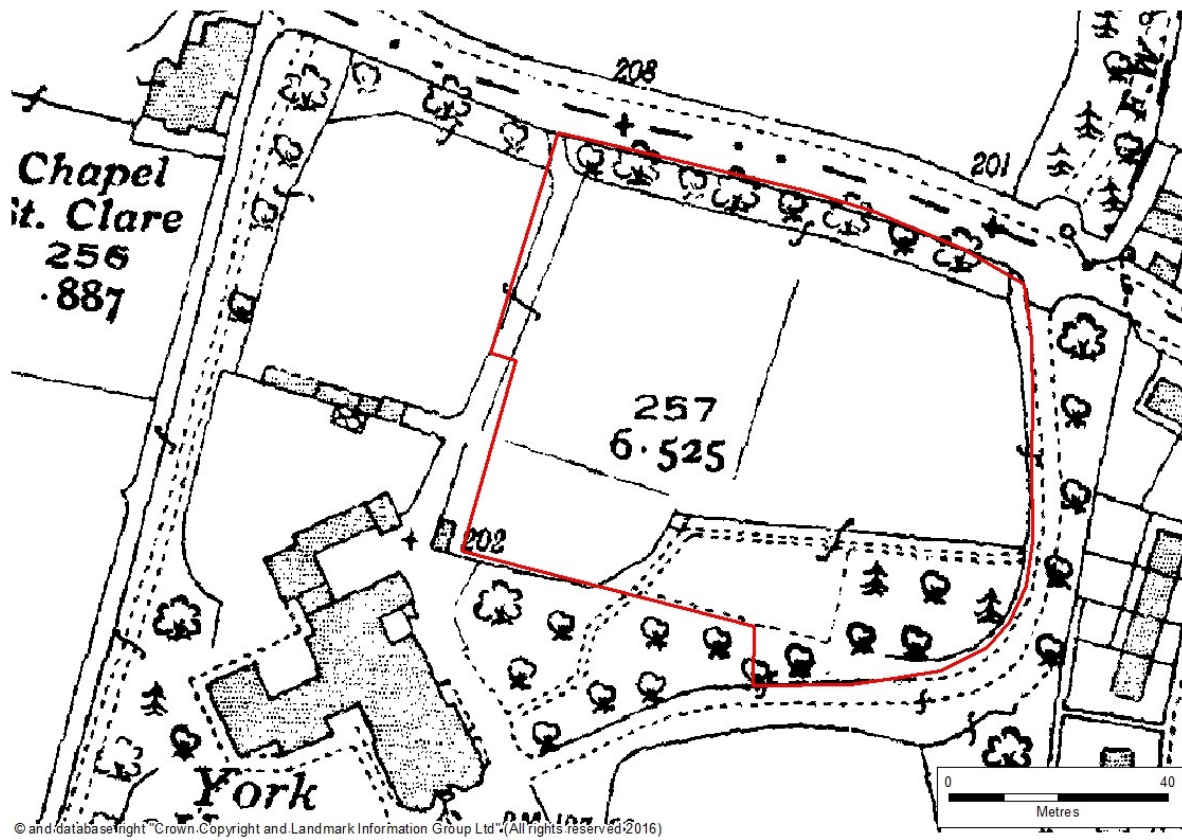


Figure 7. Ordnance Survey 25 Inch Map, c1935.



Figure 8. RAF vertical photograph, 1946.



Figure 9. Site plan showing watching brief areas hatched in pink.

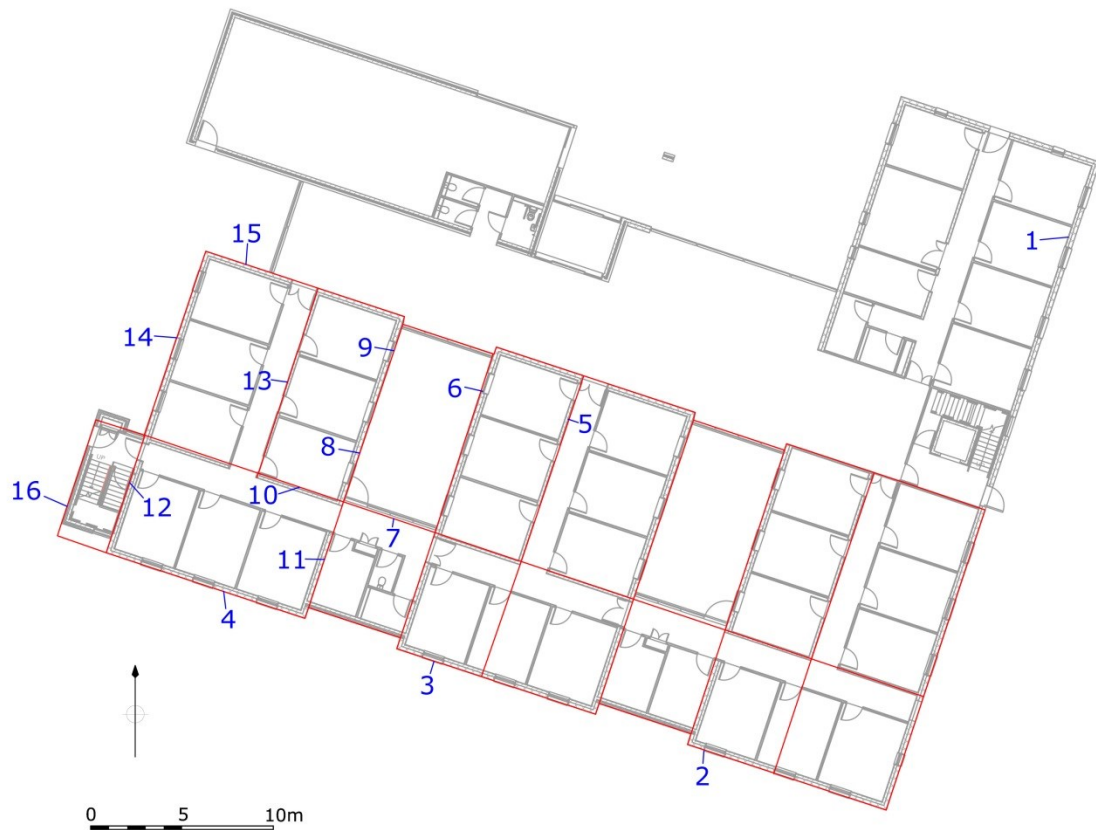


Figure 10. Ground floor plan of the new building with footings in red and showing locations of recorded soil profiles.





Figure 11. 17<sup>th</sup> Century kneeler stone.





Figure 12. Examples of kneeler gables.





Figure 13. Section showing buried topsoil and subsoil in the area of profile 1.



Figure 14. Overview of building foundation trenches in vicinity of profiles 13 and 15, looking south, clearly showing levelling layer (8) spread across the area overlying the natural (9).

## Appendix 1: Finds list

(Compiled by C. Thorpe)

**All items are unstratified.**

1 rimsherd of Cornish Late Medieval Coarseware. Rim from a large jug or cistern? Patchy glazing on exterior, interior of rim shows slight traces of a horizontal band of white paint. 15<sup>th</sup> to 16<sup>th</sup> centuries AD.

1 sherd of Surrey Hampshire Border ware. 16<sup>th</sup> to 18<sup>th</sup> centuries AD.

1 rimsherd of Post-Medieval Yellow Glazed Red Earthenware (Bristol/Staffordshire Ware). This is from a press moulded plate. 18<sup>th</sup> century AD.

1 sherd Post-Medieval Yellow Glazed Slipware (Bristol / Somerset Ware). 18<sup>th</sup> century AD.

1 abraded basal sherd of North Devon Post-medieval Gravel-Tempered Glazed Red Earthenware (Barnstaple Ware). 18<sup>th</sup> to 19<sup>th</sup> centuries AD.

2 sherds of North Devon Post-Medieval Glazed Red Earthenware (Barnstaple Ware). 18<sup>th</sup> to 19<sup>th</sup> centuries AD.

1 fragment of decorative terracotta brick, probably from Bridport. 19<sup>th</sup> century AD.

1 sherd Modern White Glazed Stoneware, 'Pearlware' with 'Blue and White' transfer print decoration. 19<sup>th</sup> to 20<sup>th</sup> centuries AD.

## Appendix 2: Written Scheme of Investigation

### Project background

Site location: St Clare's, Penzance, TR18 3QW (NGR SW 46694 30741).

The site is located within Cornwall Council's former 'St Clare's Offices' land holding. This was formerly the site of West Cornwall School for Girls but from 1974 to 2009, the offices of Penwith District Council.

The Site is occupied by the Quadrangle Building, which is Grade II Listed as part of the adjoining York House (Designation ID 1210312).

A new health centre will be built within the footprint of the Quadrangle Building and extend across a landscaped area to include the footprint of the swimming pool building (non-designated).

As part of the development the Quadrangle Building will be demolished. Planning permission has been granted with a condition for archaeological recording during ground disturbance (PA16/08512; see the full planning permission statement and Historic Environment Planning comments (10<sup>th</sup> and 23<sup>rd</sup> November 2016) on Cornwall Council's online planning register).

This WSI outlines the recording methodology to fulfil the condition.

### Site history

The history of the site is fully explained in the original assessment (Sturgess 2015) and the Heritage Impact Assessment (HIA) for the site (Dudley 2016).

In summary, the area lies in an area of known prehistoric archaeology. During recent redevelopment work at Penwith College, which lies to the north of the site, Iron Age and Romano-British settlement and burial remains were identified. Previous work in this area has also identified Late Iron Age or Romano-British settlement within a 'round' or prehistoric enclosure on the site of the cricket ground immediately to the north. There is also documentary evidence of the discovery of Bronze Age urns and Roman coins found during Penzance cemetery extension to the north-west in the late 19th century

In the early part of the 19th century the foundations of a building, said to be the St Clare's chapel, were discovered located in the southern part of the present cricket ground.

The construction of York House was begun in 1825 for Henry Pope, a local business man. Unfortunately Henry died in 1828 before completion, leaving it to his nephew, John Pope Vibert, who was responsible for finishing the building work. During the late 19th century the house changed hands several times and various extensions were added and alterations made.

In 1929 York House (and the neighbouring St Clare Cottage) was purchased by West Cornwall College. This later became known as West Cornwall School for Girls which had moved here from earlier premises on Chapel Street. The site was occupied by the school until 1969.

During this time many of the present buildings on the site were added including the Quadrangle Building (built as new classrooms and an assembly hall in 1938 and opened in 1939) and the swimming pool built in the 1950s or 60s. The pool was initially built as an open air pool but later roofed over.

The Quadrangle building is described by Dudley (2016, site 20) as, *'This Modernist building, built around a quadrangle, was constructed in 1938 and opened in 1939 as part of West Cornwall School. The architect was Mr G E Withers. The building remains in situ with many of its original fixtures and fittings intact, however, alterations have been made including modern fenestration (uPVC double glazing) and the knocking through to join a later block built in the 1960s/70s.'*

In 1970 Penzance Borough Council acquired the property and in 1974 it became the offices of Penwith District Council. In 2009 the District Council was subsumed as part of Cornwall Council under the new unitary authority.

## **Project extent**

The watching brief will cover the area of ground disturbance within the site boundary but avoid the footprint of the existing buildings which are to be demolished (see Fig 1 below).





Fig 1 The Site boundary is outlined in red and existing buildings in blue.

## Aims and objectives

The aims are to:

- Undertake an archaeological watching brief during those ground works which will result in below ground disturbance to establish the presence/absence of archaeological remains.
- Determine the extent, condition, nature, character, date and significance of any archaeological remains encountered.
- Establish the nature of previous human activity in this area of Penzance.
- Retrieve and identify any artefacts relating to the prehistoric, medieval and later occupation of St Clare's.

## Working methods

All recording work will be undertaken according to the Chartered Institute for Archaeologists *Standards and Guidance for Archaeological Investigation and Recording*. Staff will follow the CIfA *Code of Conduct* and *Code of Approved Practice for the Regulation of Contractual Arrangements in Archaeology*. The Chartered Institute for Archaeologists is the professional body for archaeologists working in the UK.

### Fieldwork: archaeological watching brief

In advance of the trenching CAU will discuss with the client:

- Working methods and programme.
- Health and Safety arrangements.
- Treatment of artefacts.

#### Recording – general

- Excavation of archaeological features will be undertaken to the necessary depth to adequately record them.



- The area will be excavated down to the level of the archaeology or the top of the natural subsoil by mechanical excavator/swing shovel fitted with a toothless (grading bucket). Any archaeological features revealed will be hand-cleaned, excavated and recorded.
- Site drawings (plans and sections) will be made by pencil (4H) on drafting film; all drawings will include standard information: site details, personnel, date, scale, north-point.
- All features and finds will be accurately located at an appropriate scale.
- All archaeological contexts will be described to a standard format linked to a continuous numbering sequence.
- Finds will be collected in sealable plastic bags, which will be labelled immediately with the context number or other identifier.
- Monochrome photography (prints and negatives) will be used as a primary record medium, with colour digital images also used to supplement this record and for illustrative purposes. In terms of colour photography this will be undertaken using a digital SLR camera (with a resolution of 10 million pixels or higher).  
CAU follows Historic England guidance on digital image capture and file storage (2014). The photo record will comprise:
  1. general views of the site,
  2. archaeological detail
- Detailed photographs will include a metric scale. A north arrow will also be included where the subject is shown in plan.
- The archive standard photographs will be accompanied by a register detailing as a minimum the feature number, location, and direction of shot.
- Difficulties of back-lighting will be dealt with where necessary by balancing the lighting by the use of flash.

If human remains are discovered on the site they will be treated with respect and the Senior Development Officer (Historic Environment), Cornwall Council and Public Health will be informed. All recording will conform to best practice and legal requirements.

In the unlikely event that complex archaeological features are revealed during the ground stripping and landscaping works a contingency has been allocated to allow time for further recording, analysis and reporting.

The contingency time will only be used following consultation with the Senior Development Officer (Historic Environment) and the client.

### **Treatment of finds**

The fieldwork could produce artefactual material.

All finds predating 1800 AD will be collected in sealable plastic bags which will be labelled immediately with the context number or other identifier. Any artefacts retrieved will be washed and marked (where appropriate) and catalogued.

If significant finds are found these will be processed in discussion with CAU's find officer and if appropriate, in discussion with staff at The Royal Cornwall Museum, Truro.

The long-term storage of the finds will be discussed with the client and Development Officer, Historic Environment, following the fieldwork and analysis stages. In the light of significant finds being found liaison with the Royal Cornwall Museum, Truro will be necessary to enable adequate long-term storage and deposition.

### **Creation of site archive**

To include:

- Digital colour photographs (stored according to Cornwall and Scilly HER guidelines with copies of the images made available to the client).

- Black and White negatives.
- Preparation of finished drawings in Auto CAD/GIS.
- A detailed site/building description in the form of a final report.
- Completion of OASIS online archive index.

## **Archive report**

A written report will include:

- Summary
- Project background
- Aims and objectives
- Methodology
- Location and setting
- Designations
- Site history
- Archaeological results
- Significance
- Conclusions
- References

## **Archive deposition**

A digital (PDF) copy of the report will be sent to the Cornwall Historic Environment Record via OASIS.

Digital copies of the report will be distributed to the client, with paper copies sent to key local archives and national archaeological record centres.

An index to the project archive will be created and the archive contents prepared for long term storage, in accordance with CAU standards.

The archiving will comprise the following:

1. All correspondence relating to the project, the WSI, a single paper copy of the report stored in an archive standard (acid-free) documentation box.
2. A2 drawn archive storage (plastic wallets for the annotated record drawings).
3. Digital data will be stored on the Cornwall Council network which is regularly and frequently backed up.
4. Any black and white negative negatives will be catalogued and deposited with the site archive.

The project archive will be deposited initially at ReStore PLC, Liskeard and in due course (when space permits) at Cornwall Record Office/Kresnen Kernow.

CAU uses the following file formats for stored digital data:

- DOCX Word processed documents
- XLSX Spreadsheets
- PDF Exports of completed documents/reports/graphics
- JPG Site graphics and scanned information
- DNG or TIF Digital photographs

DWG AutoCAD drawings, measured surveys  
MXD ArcView GIS (electronic mapping) data  
AI Adobe Illustrator graphics

## Timetable

The study is anticipated to commence in the summer of 2017.

CAU will require at least three weeks' notice before commencement of work, in order to allocate field staff and arrange other logistics.

The archive report will be completed within 3 months of the end of the fieldwork. The deposition of the archive will be completed within 3 months of the completion of the archive report.

## Monitoring and Signing Off Condition

Monitoring of the project will be carried out by the Senior Development Officer (Historic Environment). Where the SDOHE is satisfied with the archive report and the deposition of the archive written discharge of the planning condition will be expected.

1. The SDOHE will monitor the work and should be kept regularly informed of progress.
2. Notification of the start of work shall be given preferably in writing to the SDOHE at least one week in advance of its commencement.
3. Any variations to the WSI will be agreed with the SDOHE, in writing, prior to them being carried out.
4. If significant detail is discovered, all works must cease and a meeting convened with the client and the SDOHE to discuss the most appropriate way forward.

Monitoring points during the study will include:

- Approval of the WSI
- Completion of fieldwork
- Completion of archive report
- Deposition of the archive

## References

- Dudley, P, 2015. *St Clare, Penzance, Heritage Impact Assessment*, Cornwall Archaeological Unit, Cornwall Council (Report 2016R025)
- Historic England 2016. *Understanding Historic Buildings: A guide to good recording practice*. Historic England, Swindon
- Historic England 2015. *Guidance note on Digital Image Capture and File Storage*. Historic England, Swindon
- Sturgess, J, 2015. *St Claire, Penzance, Cornwall – Heritage Assessment*, Cornwall Archaeological Unit, Cornwall Council (Report 2015R076)

## Cornwall Archaeological Unit

Cornwall Archaeological Unit is part of Cornwall Council. CAU employs 20 project staff with a broad range of expertise, undertaking around 120 projects each year.

CAU is committed to conserving and enhancing the distinctiveness of the historic environment and heritage of Cornwall and the Isles of Scilly by providing clients with a number of services including:

- Conservation works to sites and monuments
- Conservation surveys and management plans
- Historic landscape characterisation
- Town surveys for conservation and regeneration
- Historic building surveys and analysis
- Maritime and coastal zone assessments
- Air photo mapping
- Excavations and watching briefs
- Assessments and evaluations
- Post-excavation analysis and publication
- Outreach: exhibitions, publication, presentations

## Standards



CAU is a Registered Organisation with the Chartered Institute for Archaeologists and follows their Standards and Code of Conduct.

<http://www.archaeologists.net/codes/ifa>

## Terms and conditions

### Contract

CAU is part of Cornwall Council. If accepted, the contract for this work will be between the client and Cornwall Council.

The views and recommendations expressed will be those of CAU and will be presented in good faith on the basis of professional judgement and on information currently available.

### Project staff

The project will be managed by a nominated Archaeology Projects Officer who will:

- Discuss and agree the detailed objectives and programme of each stage of the project with the client and the field officers, including arrangements for health and safety.
- Monitor progress and results for each stage.
- Edit the project report.
- Liaise with the client regarding the budget and related issues.

Work will be carried out by CAU field staff, with assistance from qualified specialists and sub-contractors where appropriate. The project team is expected to include:

*Jo Sturgess, BA*

Jo has a wide range of experience in recording historic buildings, landscapes, excavation, post-excavation and characterisation. Past historic building works have included City Wharf, Truro; Harvey's Foundry, Hayle; Boswednack Serpentine works; Porthmeor farm; Bartle's Foundry, Pool; Manor Tannery, Grampound; Duchy Palace, Lostwithiel, Cutmadoc Farmhouse, Lanhydrock, the Piggery and Cider House at Godolphin, Poltesco Mill House and variety of other domestic buildings, mine sites, farm buildings and industrial buildings. Other projects include Gwithian's past excavations, Lemon Quay excavation, Goonhilly Earth Station survey, Lower Boscaswell and Trevesa in West Penwith landscape surveys. Expertise includes use of Total Station, CAD software and GIS. Holder of a CSCS card and qualified first aider.

*Francis Shepherd, BA (Hons), PGCE inc DTTLs*

Since 2004, Francis has worked on various sites, watching briefs, evaluations and assessments. He has an HND in Multimedia Design, specialising in animation and digital image manipulation. Previously he has taught various different IT applications, including Microsoft Office and Adobe Photoshop, to students aged from 16 to 70. He now works exclusively for Cornwall Archaeological Unit, both in the field and as part of post excavation using AutoCAD, Adobe graphics packages, and ArcGIS. He has illustrated several publications most notably the forthcoming A30 Publication and is currently working up illustrations for the forthcoming West Penwith monograph. As well as other tasks his current role sees him managing IT provision for the department, creating specialist graphics and illustrations and working on Historic England's National Mapping Project.

## **Copyright**

Copyright of all material gathered as a result of the project will be reserved to Cornwall Archaeological Unit, Cornwall Council. Existing copyrights of external sources will be acknowledged where required.

Use of the material will be granted to the client.

## **Freedom of Information Act**

As Cornwall Council is a public authority it is subject to the terms of the Freedom of Information Act 2000, which came into effect from 1st January 2005.

CAU will ensure that all information arising from the project shall be held in strict confidence to the extent permitted under the Act. However, the Act permits information to be released under a public right of access (a "Request"). If such a Request is received CAU may need to disclose any information it holds, unless it is excluded from disclosure under the Act.

## **Health and safety statement**

CAU follows Cornwall Council's *Statement of Safety Policy*.

Prior to carrying out on-site work CAU will carry out a Risk Assessment.

## **Insurance**

CAU is covered by Cornwall Council's Public and Employers Liability Insurance, with a policy value of £50m. The Council also has Professional Negligence insurance with a policy value of £10m.

*Jo Sturgess*

*Archaeology Projects Officer*

*29/03/2017*

## **Cornwall Archaeological Unit**

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