

**AN ARCHAEOLOGICAL WATCHING BRIEF AT  
16 SOUTH BAILEY, DURHAM,  
COUNTY DURHAM**

**ASSESSMENT REPORT**

**SEPTEMBER 2013**

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PRE-CONSTRUCT ARCHAEOLOGY

## DOCUMENT VERIFICATION

16 SOUTH BAILEY, DURHAM, COUNTY DURHAM

### ARCHAEOLOGICAL WATCHING BRIEF ASSESSMENT REPORT

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# **An Archaeological Watching Brief at 16 South Bailey, Durham, County Durham**

## **Assessment Report**

**National Grid Reference: NZ 27319 41911**

**Site Code: SBD 13**

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## 1. NON-TECHNICAL SUMMARY

- 1.1 Pre-Construct Archaeology was commissioned by Archaeo-Environment, on behalf of St. John's College, University of Durham, to undertake a scheme of archaeological and historic building monitoring and recording during a programme of alterations, repairs and refurbishment of 16 South Bailey, Durham. The building is Grade II listed and the work was a conditioned requirement of both Listed Building Consent and planning permission.
- 1.2 The central National Grid Reference for 16 South Bailey is NZ 27319 41911. Aside from the special architectural and historic interest of the standing building, the site is of archaeological interest due to its location on the peninsula of Durham City and within the boundaries of both the Durham Cathedral and Castle World Heritage Site and the Durham City Centre Conservation Area. It is located on the west side of South Bailey, to the south-west of the church of St. Mary the Less.
- 1.3 It is uncertain when the plot that No. 16 occupies was first developed, although it is likely to have been in the medieval period, possibly as early as the late 11th to 12th century. The current listed structure is a three-storey building in stone and brick, fully rendered externally. It is an irregular L-shape in plan, with an S-shaped single-storey extension and garden to the rear. The list entry description suggests that the street frontage portion is of early 19th-century date with possibly earlier elements to the rear. For the purposes of this work, the building was sub-divided into its frontage, northern rear and southern rear elements, and the S-shaped rear extension.
- 1.4 Archaeological excavation was required in a former ground floor reception room in the southern rear element. Reduction of the floor level required excavation and recording of important archaeological deposits down to formation level for a new floor. A substantial roughly north-south aligned sandstone wall was exposed, this of probable medieval date and potentially representing a former rear wall of the building. Remnants of probable internal floor surfaces were recorded to the east of the wall, as well as part of a shallow pit, all of likely medieval date. A single possible medieval deposit was recorded to the west of the wall. The construction cut for the sandstone wall of the existing cellar to the east was recorded; its backfill produced a single sherd of medieval pottery. Later, brick additions to the postulated original rear wall of the building were recorded, including a drain and a section of brick infill, both broadly dating to the late 17th to mid-18th century. Post-medieval levelling deposits, from which 17th- to early 18th-century pottery was recovered, were also excavated.
- 1.5 Monitoring and recording of exposed historic structural fabric of the building was required throughout the programme of work. Externally, historic fabric was recorded where exposed following removal of stucco render from the north-facing (side) elevation, all west-facing (rear) elevations and a small portion of the east-facing (front) elevation. Where roof replacement or repair was undertaken, a photographic record of exposed historic fabric was compiled, where possible. Internally, historic fabric was recorded where exposed by reconfiguration of some internal spaces, installation of new services, installation of ceiling level strengthening beams in some rooms and removal and replacement of areas of damaged wall plaster and flooring.



- 1.6 The building recording indicated that the standing structure includes probable medieval fabric in the lowermost stone-built portions of the frontage and northern rear elements. The earliest structure was evidently a two-storey building with a steep pitched roof to the front; the wall exposed during the excavation component of the work potentially represents the rear wall of that building.
- 1.7 The early, stone buildings were later extended in height, to three storeys, with a further rear extension added to the south, this extensive re-development being undertaken, for the most part using brick, probably in the late 18th or early 19th century. The aim seems to have been to unify the two earlier, separate buildings behind a fashionable façade to create a far more ostentatious 'later Georgian' house, at a time when numerous properties along the South Bailey and throughout the more affluent parts of Durham were likely being similarly re-developed. This Georgian house - the structure which essentially survives today - would have had a hall, drawing room, dining room and kitchen on its ground floor, with the upper floors used principally for bedrooms, but also with probable dressing rooms, closets, and possibly a library on the first floor, to the rear.
- 1.8 The rear S-shaped extension was added to provide an external kitchen and washroom facility during the mid-19th century, a period which also probably saw replacement of windows throughout and rendering of the external elevations. The 20th century saw, amongst other amendments, repair of chimneys, re-roofing, addition of a dormer window and partial rebuild of the rear S-shaped extension.

## **2. INTRODUCTION**

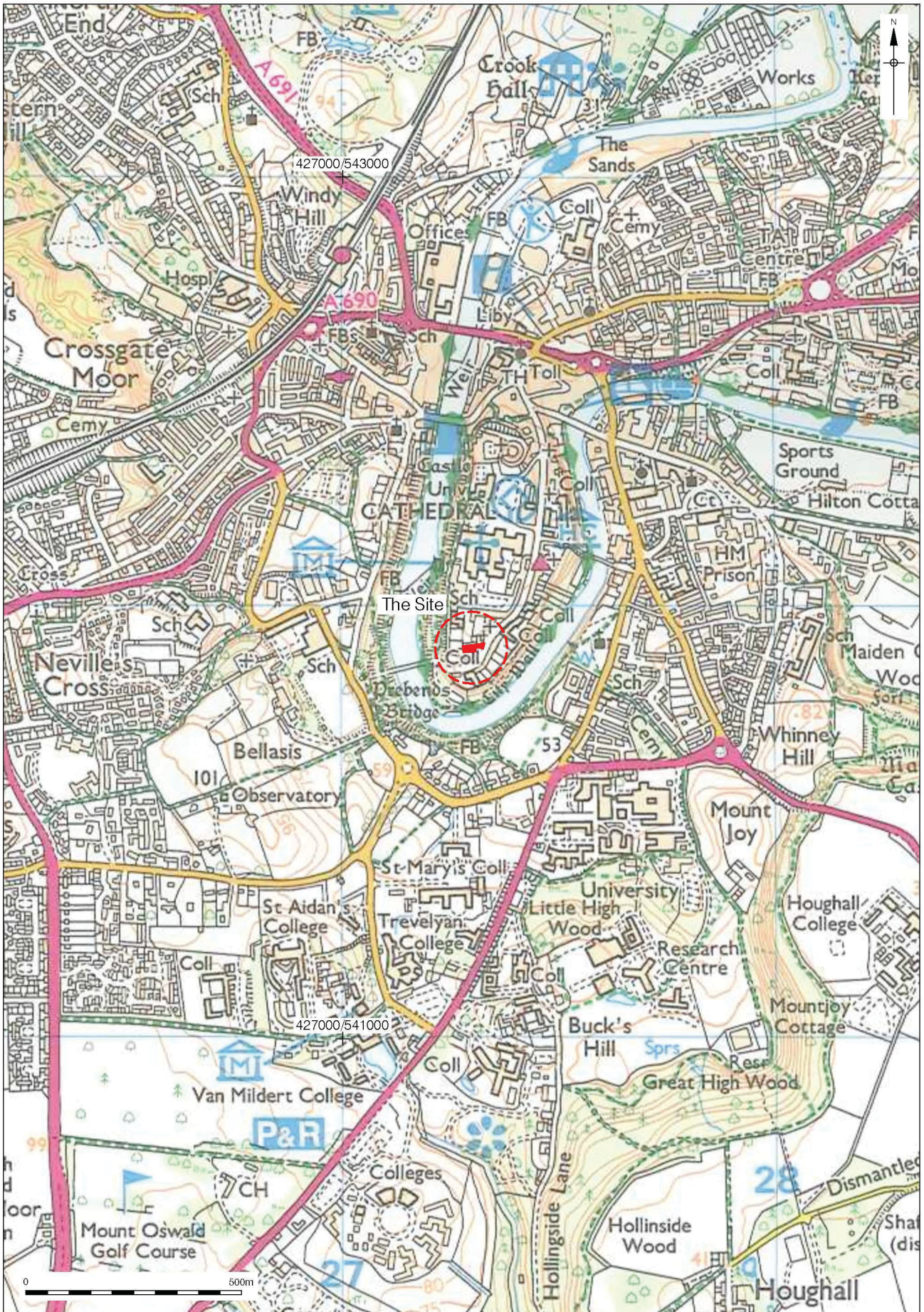
### **2.1 General Background**

- 2.1.1 This report details the results of a scheme of archaeological and historic building monitoring and recording undertaken in February-March 2013 at 16 South Bailey, Durham. The work was commissioned by Archaeo-Environment Limited, on behalf of St. John's College, Durham University (the Client), and undertaken by Pre-Construct Archaeology Limited (PCA). A programme of alterations, repairs and refurbishment was proposed for the property, a Grade II listed building, and the archaeological and historic building work was a conditioned requirement of both Listed Building Consent and planning permission granted by the Local Planning Authority (LPA), Durham County Council (DCC).
- 2.1.2 Aside from the special architectural and historic interest of the standing building, recognised by its Grade II listing, the site of No. 16 is of archaeological interest due to its location on the peninsula of Durham City, which has been occupied from at least the early medieval period. The site lies within the boundaries of both the Durham Cathedral and Castle World Heritage Site and the Durham City Centre Conservation Area. No. 16 is an irregular L-shaped, three-storey building in brick and stone, fully rendered externally. In advance of the work, core fabric of the building was thought to be of possible medieval origin. For the purposes of this work, the building was sub-divided into its frontage, northern rear and southern rear elements, and the S-shaped rear extension.
- 2.1.3 The consented works at No. 16 largely entailed external repairs and internal alterations, repairs and refurbishment. Monitoring and recording of any exposed or removed historic fabric of the building was required throughout the programme of work, along with excavation and recording of buried archaeological remains of significance, where necessary. A Heritage Assessment undertaken for four separate sites on the South Bailey concluded that the adjacent property to the north, No. 17, had high potential for below ground archaeological remains of 19th century or earlier activity (Archaeo-Environment 2010, 49).
- 2.1.4 The archaeological and historic building monitoring and recording work was undertaken in accordance with a Written Scheme of Investigation (Archaeo-Environment 2013), which was approved in advance of work by the Archaeology Section of DCC. The project was designed according to English Heritage guidelines set out in *Management of Research Projects in the Historic Environment* (English Heritage 2006a) and the work was carried out in accordance with *Standard and Guidance for an archaeological watching brief* (Institute for Archaeologists – IfA - 2008a) and in accordance with archaeological best practice as set out in a regional guidance document (West Yorkshire Archaeological Advisory Service 2011).

- 2.1.5 The historic building recording element of the project was conducted in accordance with the standards set out in *Understanding Historic Buildings; a guide to good recording practice* (English Heritage 2006b) and *Standard and Guidance for the archaeological investigation and recording of standing buildings or structures* (IfA 2008b). Existing plan and elevation drawings were used as the basis for all measured drawings that were compiled. Reduction of the floor level within a former reception room in the southern rear element required excavation and recording of important archaeological deposits down to formation level for a new floor. This element of the project was carried out according to *Standard and Guidance: for archaeological excavation* (IfA 2008c).
- 2.1.6 At the time of writing, the Site Archive, comprising written, drawn and photographic records and all artefactual material recovered, is housed at the Northern Office of PCA, Unit N19a Tursdale Business Park, Durham, DH6 5PG. When complete, the Site Archive will be deposited with the appropriate repository for archaeological archives generated by projects within the former Durham City District, under the site code SBD 13. The Online Access to the Index of Archaeological Investigations (OASIS) reference number for the project is: preconst1-151924.

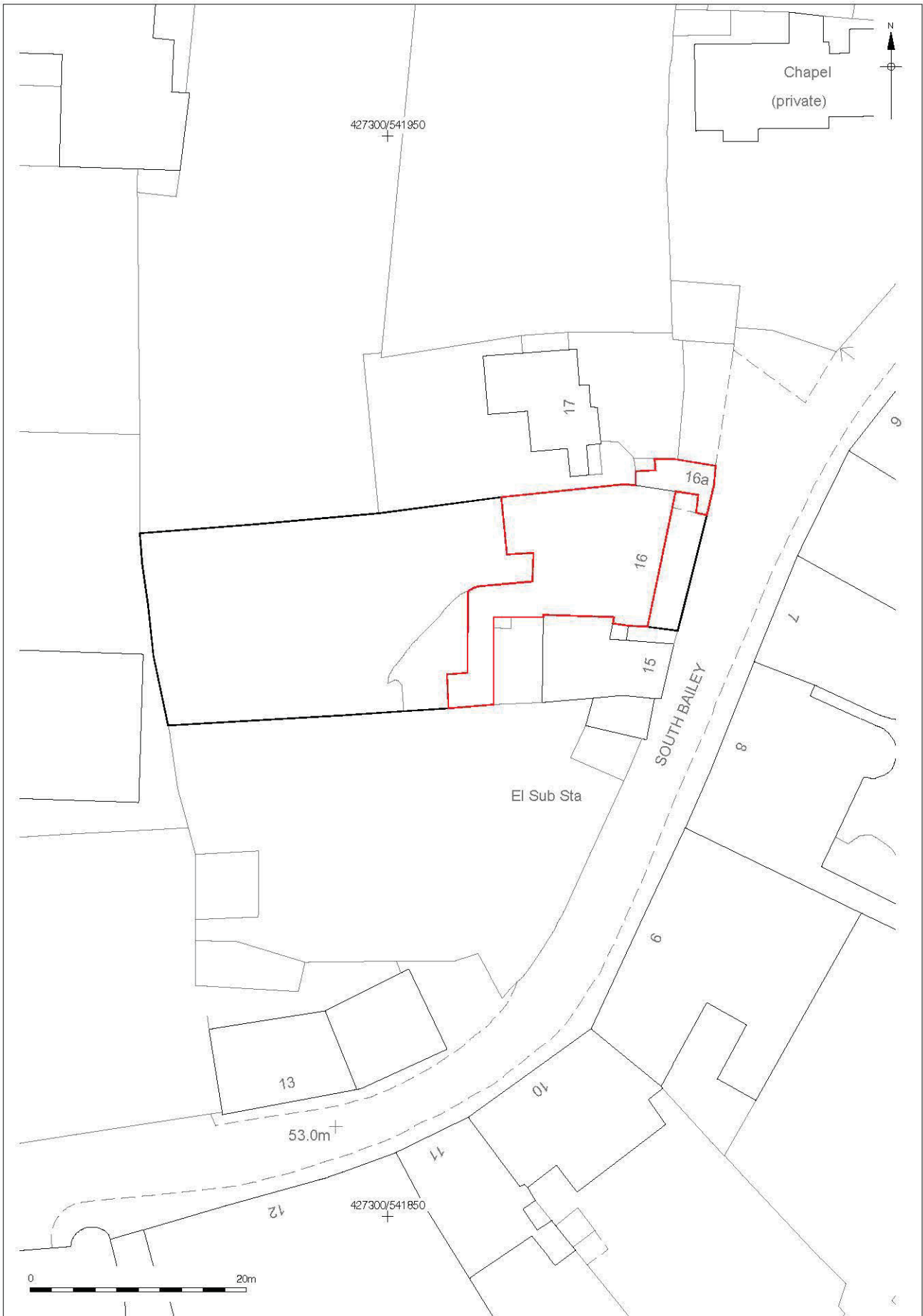
## **2.2 Site Location, Description and Topography**

- 2.2.1 The site is located within the southern portion of the Durham peninsula created by an incised meander of the River Wear and upon which the principal elements of the historic core of Durham were established (Figure 1). South Bailey runs along the south-eastern side of the peninsula, continuing from North Bailey, and No. 16 lies on its west side, with Nos. 15 and 17 immediately to the south and north, respectively (Figure 2). To the north-west, beyond No. 17, is the church of St. Mary the Less, now a private chapel of St. John's College.
- 2.2.2 The building at No. 16 is centred on National Grid Reference NZ 27319 41911 (Figure 1). It lies within the easternmost portion of the overall property, a roughly rectangular plot measuring up to c. 52m east-west by 18m north-south (Figure 2). A narrow strip of garden lies between the eastern (front) elevation and the cobbled street of South Bailey, while a small outbuilding/garage (No. 16a) at the north-eastern corner of the main building was demolished as part of the programme of works herein described. To the rear of the main building and its extension is a garden which extends to the western property boundary. The walls enclosing the garden comprise a substantial stone structure to the north and lesser, brick, walls to the west and south. As mentioned above, for the purposes of the work herein described, the main building was sub-divided into its frontage and northern and southern rear elements, along with the S-shaped rear extension (Figure 4). The main building had stucco render across all external elevations, while the brick rear extension was partly painted.
- 2.2.3 The site lies c. 0.7 km south of the Market Place, which occupies the narrow northern neck of the aforementioned river meander, and where ground level is c. 47m OD. On higher ground to the south of the Market Place lie the castle and cathedral, with access to the eastern side of the peninsula provided by Saddler Street, giving way to North Bailey and South Bailey. Street level in the immediate vicinity of No. 16 lies at a height of c. 57m OD, while during the work herein described, ground floor level within the building was recorded at a height of c. 56.60m OD.



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Figure 1  
 Site Location  
 1:12,500 at A4



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Figure 2  
 Detailed Site Location  
 1:500 at A4

## 2.3 Planning Background

2.3.1 Listed Building Consent (4/12/01033/LBC) and planning permission (4/12/01032/FPA) were granted in January 2013 by the LPA, for a programme of alterations, repairs and refurbishment at No. 16 South Bailey. The work was to be undertaken ahead of a change of use from a residential dwelling to office accommodation. Demolition of the small street frontage outbuilding/garage was an element of the alteration works.

2.3.2 Statutory protection for historically important buildings and structures is derived from the *Planning (Listed Buildings and Conservation Areas) Act 1990*. No. 16 is a Grade II listed building and the property lies within the boundary of the Durham City Centre Conservation Area, as well as that of Durham Cathedral and Castle World Heritage Site. Under the terms of national legislation and guidance relating to the protection of historic buildings and structures, as set out in Part 12 'Conserving and Enhancing the Historic Environment' of the *National Planning Policy Framework (NPPF)* (Department of Communities and Local Government 2012), the building is a 'designated heritage asset', given its listed status.

2.3.3 Until finalisation of the emerging County Durham Plan, the relevant planning document at a local level remains the 2004 *City of Durham Local Plan*. Various 'saved' Local Plan policies are of relevance to the work herein described:

- Policy E3 – World Heritage Site – Protection;
- Policy E6 - Durham City Centre Conservation Area;
- Policy E21 - Historic Environment;
- Policy E22 - Conservation Areas;
- Policy E23 - Listed Buildings;
- Policy E24 – Ancient Monuments and Archaeological Remains.

2.3.4 The archaeological policies of DCC are based on guidance given by the UK Government in paragraph 141 of the NPPF. The above mentioned saved 'Policy E24' of the 2004 City of Durham Local Plan, states:

*Archaeological remains of regional and local importance, which may be adversely affected by development proposals will be protected by seeking preservation in situ, and where preservation in situ is not justified by:*

*1. Ensuring that in areas where there is evidence that significant archaeological remains exist, or reasons to pre-suppose such remains exist whose extent and importance is not known, pre-application evaluation or archaeological assessment will be required, and*

*2. Requiring, as a condition of planning permission, that prior to development an appropriate programme of archaeological investigation, recording and publication has been made, in cases where the preservation in situ of archaeological remains is not justified.*

- 2.3.5 Due to the listed status of No. 16 and its location within a Conservation Area and World Heritage Site, there were clearly significant historic environment constraints to be taken into account in determining the applications for Listed Building Consent and planning permission. The LPA therefore included a conditioned requirement for a scheme of archaeological and historic building monitoring and recording along with the planning consents. The aforementioned WSI sets out in full the relevant conditions of the consents relating to the required archaeological and historic building work.

## **2.4 Archaeological and Historical Background**

*Much of the information below is taken from the aforementioned Archaeo-Environment Heritage Assessment and Written Scheme of Investigation and the research and writing of those responsible is gratefully acknowledged; those documents should be consulted for references.*

- 2.4.1 Despite its prominent topography and naturally defensible position, evidence of prehistoric activity on the Durham peninsula is somewhat limited. There is rather more evidence of Roman period occupation; by the 1st century AD parts of the peninsula were probably in use for small scale farming, with some of the natural tree cover having been cleared. However, by the time of the well documented arrival of St. Cuthbert's body in AD 995, much of the peninsula remained densely wooded, with only part of the central area evidently having been cleared for cultivation. The lower lying Elvet area, east of the peninsula, remains the assumed location for the focus of Anglo-Saxon settlement.
- 2.4.2 Construction of a castle at the northern end of the Durham peninsula began in 1072, this becoming the main residence and power base of the Bishops of Durham, with work on the cathedral, to the south of the castle, beginning in 1093. The bailey walls of the castle were erected 1099-1128 and North and South Baileys derive their name from being the confines of the east side of the outer castle bailey. Although they only appear in documentary records from the 14th century it is likely that long, narrow, tenement plots ('burgage' plots) were established along the Baileys much earlier. It is largely recognised that the outer bailey was the site of dwellings for palatine officials and the castle garrison by the end of the 12th century and in much of Durham such plots were probably established as early as the late 11th century.
- 2.4.3 By the 14th century, the Durham peninsula was a growing town, in addition to being a military stronghold and religious centre, with the parish church being St. Mary the Less on South Bailey. The parish of St. Mary the Less is one of the smallest parishes in England; the church was founded 1140. The northern boundary wall of No. 16 follows the fossilised route of the internal monastic precinct wall which subsequently became the parish boundary. This might also be closely associated with the layout of St. Mary the Less and with the possible location of a former tower depicted on Beer's map of 1690 on the line of a linking wall running along the west side of South Bailey and marking the monastic precinct.

- 2.4.4 Monastic properties on the peninsula passed into the ownership of the Dean and Chapter from 1541 and they administered leases on most of their properties on South Bailey. From their establishment, tenement plots along the Baileys appear to have been of a fairly uniform size. Across the peninsula as a whole during this time, the topography was the main constraint to development and, where space was limited, buildings inevitably increased in height rather than width. Access along tenements was gained by very narrow lanes known as vennels, but as pressure on land increased from the 15th century, these too were built over and now survive as closes or passages within properties. Vennels enabled the construction of buildings behind the original street frontage houses and although this process is evident from cartographic evidence to some extent on the relatively affluent South Bailey, it was undertaken to a greater extent on Silver Street and Saddler Street, the trading streets which gave access to the Market Place along the narrow neck of the peninsula.
- 2.4.5 Schweizer's map of 1595 and Beer's map of 1690 both depict street frontage properties along the western side of South Bailey. Medieval and later development along the Baileys would always have been of relatively high quality with the earliest houses built of local sandstone, although timber framing of upper floors may have been used before the 16th century. Some brick was used from the 17th century and rendering of buildings became fashionable in the Georgian era, particularly the later part of that period and into the Regency era. Roofing materials were probably stone slate in medieval times, with black thatch in poorer parts, some pantile possibly from the 17th century, with Welsh slate increasing in popularity with the improved rail transport in the mid-19th century. When properties were updated or rebuilt, their relationship to the street frontage largely remained constant and properties going back to the 13th century can still be identified from historic charters.
- 2.4.6 The backlots of tenements on the Baileys would have been used as gardens from the medieval period and from the 17th century their design appears to reflect national trends for formal design along with the relatively elevated status of the street. This is evident on historic mapping such as that by Thomas Forster of 1754 which shows a large square formal garden with geometric (probably symbolic) layout to the rear of the street frontage development at No. 16 and adjacent properties to the south. It was from this time that the peninsula became the focus of a number of picturesque studies, although the most popular views looked from the south up the left bank so that the romantic Prebends Bridge and Fulling Mill could be included along with the main subjects of the study, the cathedral and castle. However, there were also a more limited number of views from the south-east which looked across to the Baileys from St. Oswald's church and Mount Joy.
- 2.4.7 The list entry description for No. 16 South Bailey suggests that it has an early 19th-century frontage with possibly earlier elements to the rear. Historic mapping in fact demonstrates that the property has evolved from a street frontage property of early post-medieval or medieval date with later additions to the rear, resulting in the current irregular L-shape. On the north elevation, there are a number of features visible under the render relating to chimney flues which clearly derive from earlier versions of the building. The current roof is Welsh slate with brick chimneys, although some of the chimneys have been renewed.



- 2.4.8 John Wood's map of 1820 depicts a rectangular street frontage property with a square rear addition to its northern half; the property is annotated as belonging to 'Mr. Reed'. The Ordnance Survey 1st edition map of 1857 shows the property largely in the same form as it is today, with additions across the full width to the rear and an L-shaped extension to the south-western corner, this presumably an earlier version of the existing rear extension. To the rear of the northern portion of the building is an enclosed yard, with its west wall meeting the northern property boundary wall approximately at a right angle. The remainder of the rear portion of the plot, beyond the yard and the south-western extension, is a simple planned garden, with shrubbery depicted adjacent to much of the southern boundary wall. The overall property boundary is depicted largely as it is today. A small two-part extension at the north-eastern corner of the building likely survives in modified form as the existing outbuilding/garage; it is annotated 'CH', which the aforementioned Heritage Assessment suggest stands for coach or coal house.
- 2.4.9 By the Ordnance Survey 2nd edition map of 1897, the south-western extension of the main building had been amended to the S-shaped form which for the most part remains today. The 3rd edition of 1919 names the property as the 'Rectory' of 'St. Mary's Church'.
- 2.4.10 The aforementioned Heritage Assessment undertaken for four properties on the South Bailey, including the adjacent property to the north, No. 17, concluded that that site had high potential for below ground archaeological remains of 19th-century or earlier activity (Archaeo-Environment 2010, 49).

### **3. AIMS AND OBJECTIVES**

#### **3.1 Project Aims**

3.1.1 The LPA included a conditioned requirement for a scheme of archaeological and historic building monitoring and recording along with the planning consents as the mitigation strategy for the programme of alterations, repairs and refurbishment at No. 16 South Bailey.

3.1.2 Therefore, the overarching aim of the mitigation strategy, as set out in the aforementioned WSI, was to undertake an initial inspection/appraisal of the building to identify areas where consented works would likely expose or remove historic structural fabric or involve ground reduction, thereby potentially disturbing buried archaeological remains, then undertake a detailed and focussed programme of monitoring and recording in identified areas to record historic structural fabric and during any ground disturbance to record to an appropriate degree any archaeological remains encountered.

3.1.3 Specific aims of the overall project, also as set out in the WSI, were to:

- monitor consented works to allow recording of any historic structural fabric thus revealed, including buried archaeological remains, if relevant;
- recover and analyse artefacts and ecofacts recovered during consented works;
- undertake historic research and map analysis to provide background and aid understanding of the phasing and development of the building;
- produce an assessment report on the results of the work, including specialist assessment of any finds and samples recovered, as appropriate;
- produce a final report, archive and, where appropriate, publication of results, including completion of an OASIS record and short article for the annual *Archaeology in County Durham* magazine produced by the Archaeology Section of DCC.

#### **3.2 Research Objectives**

3.2.1 Specific research objectives to be addressed by the project were formulated with reference to an existing archaeological research framework, *Shared Visions: The North-East Regional Research Framework for the Historic Environment* (NERRF) (Petts and Gerrard 2006), which highlights the importance of research as a vital element of development-led archaeological work.

3.2.2 It was clear from the outset that the work at No. 16 would provide potential opportunities to both further understand the history of the plot itself, its former occupiers and owners, and also the evolution of land use on the Durham peninsula as a whole.

3.2.3 The research objectives of the archaeological project principally relate to the medieval and post-medieval periods, with a lesser potential for the Roman and early medieval periods. The NERRF identifies the following research priorities for the medieval and post-medieval periods which are of direct relevance to this project, as set out in the WSI;

- Medieval
  - MDi Settlement
  - MDiii Urbanism
  - MDiv Castles and defensive structures
  - MDvii Medieval ceramics and other artefacts
  - MDxi The medieval to post-medieval transition

The site has a long period of occupation and military use and archaeological evidence and earlier building remains have potential to elucidate the military, ecclesiastical and secular use of the site in the medieval period.

- Post-medieval
  - PMv The growth of civic life
  - PMvi The Reformation
  - PMix Environmental evidence

The site has undoubted potential to provide information regarding the impact of the Reformation on tenurial relationships and thereby elucidate the impact that this had on not only the architecture of the Durham peninsula, but also on many other aspects of everyday life.

## **4. METHODOLOGY**

### **4.1 Fieldwork**

4.1.1 The programme of archaeological and historic building monitoring and recording was undertaken intermittently during February and March 2013. All fieldwork was undertaken in accordance with the relevant standards and guidance documents of the Institute for Archaeologists (IfA) (as referred to above in sub-sections 2.1.4 and 2.1.5). PCA is an IfA Registered Organisation.

4.1.2 In terms of buried archaeological terms, only one element of the programme of work required archaeological intervention. This took place where ground level reduction was required within a former ground floor reception room (Reception 2) in the southern rear element of the building. An existing concrete floor surface and its make-up material were removed within an area measuring c. 2.20m north-south by 1.80m east-west (Figures 3 and 8). Liaison with the groundworks contractor established that formation level for the new floor lay 0.66m below the existing floor level. The area was hand cleaned by the attendant archaeologist to establish the character and date of the archaeological remains exposed and thus determine whether or not hand excavation would be required. With important remains exposed immediately below the removed make-up for the floor, archaeological excavation was required within the aforementioned area, down to the required formation level. The results of this work are presented in Section 5, with separate reports on the various categories of artefacts and ecofacts recovered forming Sections 8, 9 and 11.

4.1.3 It had been intended to excavate a foundation trench for a short length of new wall on the north side of the property in the area of the demolished outbuilding/garage, although in practice this work was not undertaken, therefore archaeological monitoring and any subsequent intervention were not required.

4.1.4 In terms of the exposure of historic structural fabric, various elements of the programme of alterations and refurbishment required archaeological intervention. Externally, the following work exposed historic structural fabric (see Figures 5, 6 and 7):

- removal of stucco render across the entire north and rear (west) elevations (it had been intended to remove render from only the southern portion of the rear elevation, although examination of the other elevations established that the render on all but the front (east) elevation was in such poor condition that it had to be removed and replaced) – this provided the most informative data regarding phases of structural development and building materials within the overall project;
- demolition of the small outbuilding/garage at the north-eastern corner of the main building (although the demolition itself was not monitored);
- re-roofing.

4.1.5 Internally, the following work exposed historic structural fabric (see Figures 8, 9 and 10):

- enabling works for the installation of ceiling-level strengthening beams in several rooms;

- various reconfigurations of internal spaces, achieved for the most part through widening of existing doorways, re-opening blocked openings, blocking existing doorways; introducing new partition walls;
- installation of new services;
- removal of degraded wall plaster and areas of flooring ahead of replacement.

4.1.6 At the commencement of the fieldwork, an overall photographic record of the building, interior and exterior, was compiled. As the programme of alterations and refurbishment progressed, historic structural fabric exposed by the work was recorded by further photography and by written and drawn means with the work focussing on recording detail which would facilitate phasing of the building or allow interpretation of its construction. Existing electronic survey drawings in both plan and elevation, as compiled by Darbyshire Architects, were converted to scaled hardcopy for annotation, amendment and the addition of detail on site. *Pro forma* recording sheets were used to compile written descriptions of historic structural fabric, fittings of interest, *etc.*

4.1.7 The photographic record was compiled using 35mm film for black and white negative and colour slide, supplemented by digital photography, using the highest resolution JPEG setting. Standard-sized prints were generated from the black and white negatives and the transparencies were mounted. All photographs included a graduated metric scale where possible and a register of photographs was compiled. A selection of photographs is included in this report to illustrate the text (Appendix 3).

4.1.8 For the archaeological excavation element of the work, a Temporary Bench Mark (TBM) was established within a ground floor reception room; its value was 56.68m OD. The TBM was transferred from an Ordnance Survey Bench Mark located on the corner of the retaining wall of the church of St. Mary the Less, which has a value of 57.20m OD. The height of all principal strata, features and structures were calculated relative to Ordnance Datum and indicated on all drawn scale plans.

## **4.2 Post-excavation**

4.2.1 The stratigraphic data generated by the project is presented in the written, drawn and photographic records. A total 19 archaeological contexts were identified in the excavation area (Appendix 2). Post-excavation work involved checking and collating site records, grouping contexts and phasing the stratigraphic data (Appendix 1). A written summary of the archaeological sequence was then compiled, as described below in Section 5.

4.2.2 In terms of artefactual material, small assemblages of pottery, clay tobacco pipe, ceramic building material, glass, metalwork and a whetstone were recovered during the excavation. Specialist examination and assessment of this material was undertaken (Sections 8 and 9).

4.2.3 Small assemblages of organic material, comprising bone and shell, were recovered during the excavation work. Specialist assessment of this material was also undertaken (Section 11).

- 4.2.4 The palaeoenvironmental sampling strategy of the project was to recover bulk samples where appropriate, from well-dated (where possible), stratified deposits covering the main periods or phases of occupation and the range of feature types represented, with specific reference to the objectives of the evaluation. To this end, no appropriate deposits were encountered and therefore no bulk samples were recovered. No other biological material was recovered.
- 4.2.5 The results of the historic building monitoring and recording are set out in Section 6.
- 4.2.6 In terms of artefactual material, two wallpaper samples, taken from a ground floor reception room (Reception 1) in the northern rear element of the building during monitoring and recording, were also subject to specialist examination (Section 10).
- 4.2.7 In preparing the Site Archive for deposition, all relevant standards and guidelines documents referenced in the Archaeological Archives Forum guidelines document (Brown 2007) will be adhered to, in particular a well-established United Kingdom Institute for Conservation (UKIC) document (Walker, UKIC 1990) and the most recent IfA publication relating to archiving (IfA 2008d).
- 4.2.8 The Site Archive, site code SBD 13, is currently held at the Northern Office of Pre-Construct Archaeology Durham. It comprises all written, drawn, and photographic records generated by the fieldwork element of the project, along with the artefactual material recovered. The depositional requirements of the body to which the Site Archive will be ultimately transferred will be met in full. This will be the repository which takes on the responsibilities of the Old Fulling Mill, Durham as repository for archaeological archives generated by projects within the former Durham City District. The Archive will be organised as to be compatible with the other archaeological archives produced in the former Durham City District. A completed transfer of title deed will accompany the Site Archive on deposition.

## 5. RESULTS: ARCHAEOLOGICAL EXCAVATION

*During the excavation, separate structural elements and stratigraphic entities were assigned unique and individual 'context' numbers, which are indicated in the following text as, for example [1].*

### 5.1 Phase 1: Medieval

- 5.1.1 The earliest structure recorded within the excavation area was a NNE-SSW aligned wall [4] (Figure 3; Plates 1 and 2). A length of c. 2.10m was exposed of the structure, which was up to 0.61m wide by at least 0.50m high, and it was recorded at a maximum height of 56.34m OD. The facing material comprised at least four courses of sandstone rubble (blocks up to 400mm by 190mm by 130mm) bonded with lime mortar, with an internal sandstone rubble and mortar core. Deposits recorded adjacent to the wall likely post-dated the structure and since these produced medieval artefacts, as described below, it is assumed that the wall itself is of medieval date.
- 5.1.2 Three compact sandy silt deposits, [17], [13] and [18], were recorded on the east side of wall [4], with the earliest, deposit [17], abutting the lowermost portion of the structure that was exposed and likely having been laid down against it. These deposits were exposed for a distance of at least 2.20m north-east by at least 0.50m east-west and had a combined thickness of at least 70mm; the uppermost was recorded at a maximum height at 56.09m OD. They are interpreted as probably representing successive, beaten-earth floor surfaces, laid down in an internal space, to the east of wall [4]. Two pottery sherds recovered from deposit [13] could only be broadly dated to the medieval period.
- 5.1.3 A compact clayey silt deposit [16], which directly overlay surface [18], was recorded for a distance of 0.72m north-south by at least 0.46m east-west and was up to 0.27m thick, encountered at a maximum height of 56.24m OD. Only a small portion of this deposit survived; it had been truncated to the north by feature [19], to the south by feature [10] and, to the east, by a construction cut, [15]. Although only a small portion of this deposit survived, its firm compaction suggests that it may also represent a further beaten floor surface. A small assemblage of pottery of 14th/15th-century date was recovered.
- 5.1.4 Part of a shallow feature, pit [19], was immediately recorded east of wall [4], truncating possible surface [16]. It was encountered at a maximum height of 56.33m OD, measured at least c. 1.0m north-south by c. 0.45m east-west and was up to c. 0.30m deep. Its single humic clayey silt fill, [3], yielded small assemblages of pottery, bone and shell, likely representing domestic refuse and food waste. The faunal remains include including fragments from two cattle skulls, one a juvenile possibly representing a veal calf, as well as sheep bones and a single limpet shell (see Section 11). An incomplete pierced stone hone (SF1) was also recovered.
- 5.1.5 Although the pottery recovered from pit [19] was of 13th-century date, the feature truncated surface [16], from which 14th/15th-century pottery was recovered, therefore a similar date or later is presumed for this pit. Since the pit likely contained redeposited refuse, it was perhaps dug to dispose of refuse possibly from an earlier midden. Like the sequence of earlier floor surfaces, the pit is assumed to have been the result of activity undertaken in an internal space, to the east of wall [4].

- 5.1.6 Part of a roughly north-south aligned linear cut, [15], was recorded very close to and running parallel with the eastern limit of the excavation area. It was encountered at a maximum height of 56.33m OD and was exposed for a distance of 1.80m north-south. The feature appeared to be the construction cut for the extant sandstone wall of the cellar immediately to the east of the excavation area. The construction cut was infilled by a friable silt deposit, [14], containing fragments of sandstone. A single sherd of pottery recovered from the backfill was only broadly dateable to the medieval period (see Section 8). The broad assumption from this evidence is that the cellar dates from the later medieval period.
- 5.1.7 To the west of and abutting wall [4] was a loose sandy silt deposit, [6], recorded within a sample excavation area to the north-west at a maximum height of 55.99m OD. Charcoal and fragments of sandstone were observed within this layer, which may represent a levelling deposit or an activity horizon associated either with the construction of wall [4] or its later modification. Cultural material, including pottery dated to the first half of the 13th century (see Section 8), and small assemblages of oyster, cockle shell and bone, including part of a sheep skull, were recovered from this deposit (see Section 11).

## **5.2 Phase 2: Post-medieval**

- 5.2.1 Two brick structures, [5] and [8] were recorded abutting wall [4]. In the south-eastern corner of the excavation area, truncating surface [16], was part of a roughly east-west aligned construction cut, [10], containing a brick drain [8] (Figure 3; Plate 7). The construction cut measured at least 0.54m east-west by 0.34m north-south and was encountered at a maximum height of 56.39m OD; it had a sandy silt infill, [9]. Drain [8] was built using hand-moulded bricks (240mm by 110mm by 60mm) bonded with lime mortar and the surviving portion was U-shaped in plan, measuring 0.37m east-west by 0.31m wide, and at least 0.60m high. The structure abutted the east side of wall [4], so that this effectively formed the western element of the drain.
- 5.2.2 The loose sandy silt internal backfill, [7], of the drain yielded small assemblages of later 18th-century pottery, glass, bone and fragments of several fragments from a leather shoe. Two iron objects were also recovered; an iron lock plate (SF2) and a possible iron nail (SF3) (see Section 9). The faunal remains included four goose wing bones which may represent the waste parts of the carcass when the wings were trimmed (see Section 11). The relatively large quantity of material recovered from the drain suggests that it had been deliberately backfilled rather than having silted-up naturally. Specialist examination of the brick indicates a possible late 17th to mid-18th-century date for the construction of the drain with later 18th-century material recovered from the backfill indicating that it was disused by this time.
- 5.2.3 An area of brick infill, [5], abutting the northern extent of the west side of wall [4] was exposed for a distance of c. 1.0 north-south and was 0.30m high (Figure 3; Plates 1 and 2). It comprised three courses of a single skin of hand-moulded brick fragments (up to 130mm by 120mm by 60mm) laid in stretchers and bonded with lime mortar. Specialist examination of the brick indicates a late 17th- to mid-18th-century date. The structure probably represents a repair to the earlier sandstone wall during this period.



- 5.2.4 A clayey sandy silt deposit, [2], recorded to the west of wall [4] directly overlay brick infill [5]. This measured at least 2.10m north-south by c. 0.75m east-west and was 0.22m thick, recorded at a height of 56.21m OD. Frequent fragments sandstone and lime mortar were observed within the layer, which may represent a levelling layer or an activity horizon associated with the demolition/modification of the wall. The complete base of a 17th-century ceramic vessel and a single fragment of bone were recovered from this deposit.
- 5.2.5 A loose clayey silt deposit, [1], extended across the whole excavation area; it was up to c. 0.15m thick and was recorded at a maximum height of 56.34m OD. The deposit produced small assemblages of pottery, glass, bone and a fragment of 17th-century tobacco clay pipe stem. The main group of pottery recovered from this deposit was of a similar 17th-century fabric to that recovered from deposit [2] and is probably from the same vessel, therefore probably residual in context, with the remainder including a single sherd of medieval pottery, certainly residual in context and a single sherd of 19th-century pottery. Some of the glass fragments are probably from 'onion' type bottles dating to the late 17th to early 18th century (see Section 8). A glass bead (SF4) also recovered from this deposit is similar to early 19th-century beads (see Section 9). Fragments of brick and lime mortar material were also observed. The deposit is interpreted as a 19th-century dumped levelling layer.
- 5.2.6 Two brick structures, [11] and [12], were recorded at the northern and southern extents of the excavation area, respectively. Both were similarly constructed with the northernmost, structure [11], comprising two courses of brick and the southernmost, structure [12], comprising three courses of brick, both bonded with lime mortar. These were brick pads or stacks built to support north-south aligned timber floor joists of a former floor probably during the 19th century. The floor boards, joists and a subsequent concrete surface had been removed prior to the archaeological excavation.

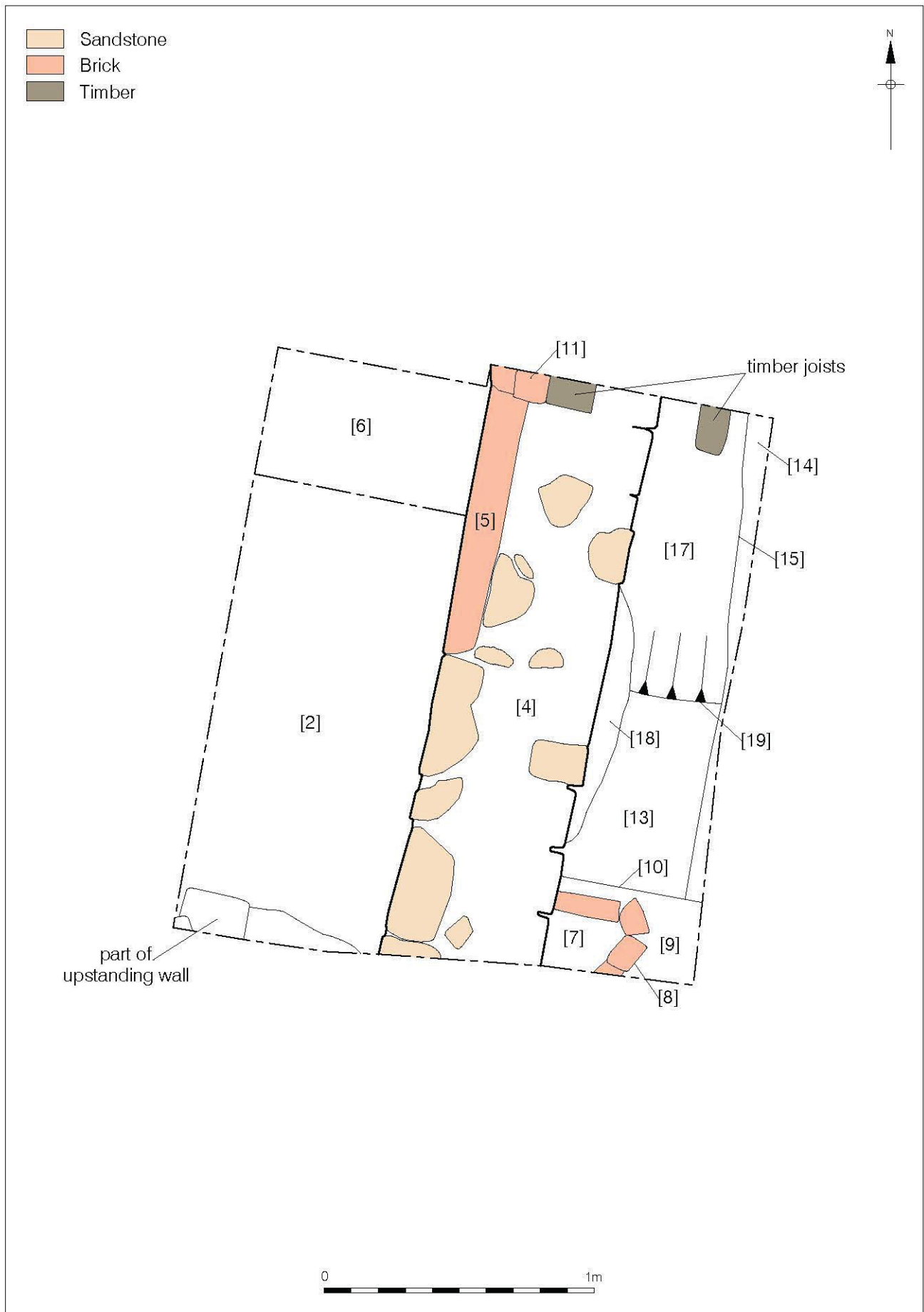


Figure 3  
 Plan of Excavation Area  
 1:20 at A4

## **6. RESULTS: BUILDING RECORDING**

### **6.1 Introduction**

6.1.1 No. 16 South Bailey, a Grade II listed building, fronts on to South Bailey to the east and adjoins No. 15 to the south. The three-storey main building has an irregular L-shaped plan, with an S-shaped single-storey extension to the rear (west) (Figure 2). The main building can be broadly divided into three main elements (Figure 4): a roughly north-south aligned street frontage element and northern and southern rear elements. The northern rear element runs at an oblique angle to the frontage element, this being most evident in the deviation in the line of the north-facing (side) elevation of the overall building; this angle likely originates from the need to 'fit' the rear building into a space defined to the north by an existing boundary wall, the historic parish boundary. The S-shaped rear extension has three main elements: an east-west aligned kitchen range at the north end; a central north-south aligned utility room/WC range and; an outbuilding at the south end.

6.1.2 The list entry description suggests that the frontage portion is of early 19th-century date with possibly earlier elements to the rear. In overview, the principal elevations of the main building are broadly 'later Georgian' in style. However, since the earliest maps and illustrations of the city, such as Schweizer's map of 1595, depict the western side of South Bailey as developed, it was considered probable that core fabric of the building would be of at least early post-medieval date, if not earlier and, potentially medieval. Schweizer's map depicts street frontage properties along South Bailey, with further buildings to the rear.

6.1.3 The exterior of the building is initially described below, firstly in overview, as it was at the onset of the work, this followed by broad period descriptions of historic structural fabric exposed. The interior of the building is then described, with the building dealt with as a whole, on a floor-by-floor basis, highlighting historic structural fabric exposed.

### **6.2 Exterior**

#### ***Existing Building***

6.2.1 As mentioned, the main building is broadly 'later Georgian' in style, *i.e.* in County Durham of probable late 18th- or early 19th-century date. Certainly, the standard theories of proportion and symmetry that characterise that overall era govern the design of the east-facing (front) and west-facing (rear) elevations and all elevations are coated entirely in stucco render, as became the fashion in the Georgian period and continuing into the Regency era of the early 19th century. The oldest surviving windows are mostly six-over-six double-hung sash windows, with two Venetian-style sash windows in the uppermost floor to the rear. The thin glazing bars of all these earliest surviving windows are again typical of late 18th-century and Regency design. The roof is Welsh slate throughout and there are two brick chimney stacks on the side (north) elevation and one on the south elevation, which adjoins No. 15. At the commencement of the work, the stucco render was painted off-white (Plates 3, 4 and 5). Only the kitchen range of the S-shaped rear extension was painted, the same off-white colour, with the remainder bare brick (Plate 6).

- 6.2.2 In the front elevation of the main building, each of the upper floors has two groups of paired six-over-six sash windows in architraves with projecting stone sills, while the ground floor has a pair of these windows to the right of the central doorway and single example to the left (Figure 5; Plate 3). The six-panel, part-glazed central door is in a Tuscan doorcase with margined overlight, painted plinth and ashlar dressings, with boot-scrappers either side. There is a boarded door in a timber jamb to the far left and a six-panel door to the far right. With the exception of a small area to the far right, as described in due course, the render was not removed on the front elevation, so that very little of the underlying fabric was revealed.
- 6.2.3 The rear elevation of the main building has two components due to its northern and southern elements (Figures 4 and 6; Plate 5). In the northern element, the ground and first floors have paired six-over-six sash windows with projecting stone sills. The second floor has a central Venetian-style sash window, six-over-six with two-over-two margin lights. The southern element has, on the ground floor, a six-over-six sash window to the right of a part-glazed door in wooden jamb, which forms the rear garden entrance; the first floor has a replacement central canted bay window with, to the left, a replacement (of a former door) six-over-six sash window; the second floor has a central Venetian-style sash window, eight-over-eight with two-over-two margin lights. The render was entirely removed on the rear elevation, revealing the structural fabric, as described in due course.
- 6.2.4 The side elevation of the main building incorporates the gable end of the street frontage element and the main elevation of the northern rear element (Figure 7; Plate 4). The relatively shallow roof pitch in the frontage element is again broadly indicative of a later Georgian date, the late 18th century being the period when lighter Welsh slate became available, allowing whole buildings to be covered by a single shallow pitched roof. There are no windows in the gable end, in which the projecting eastern side of the central chimney breast is evident throughout the full height. To the west, at the interface of the frontage and rear elements, is a more pronounced area of projecting masonry, probably representing a former capped chimney. In the second floor of the rear element there is a small, single-pane casement window in a wooden frame to the left and a six-over-six sash window with projecting timber sill to centre left. Lower down, to the left, is a six pane staircase window. It is of note that ground level adjacent to the side elevation is significantly higher (c. 1.50m) than that to the east of the building, with the 'step down' occurring at a retaining wall exposed to the rear of the demolished garage/outbuilding. A drain, covered by iron sheeting, was noted running parallel with and immediately adjacent to the wall of the rear element. The render was entirely removed on the side elevation, revealing the structural fabric, as described in due course.
- 6.2.5 As mentioned, the three elements of the S-shaped rear extension comprise: to the north, an east-west kitchen range; a north-south central utility room/WC range and; to the south, an east-west outbuilding (Figures 4 and 6; Plate 5). The entire structure is in brick. This extension is first depicted on the Ordnance Survey 1st edition map from the mid-19th century, although subsequent editions, into the 20th century, demonstrate that it has seen several amendments. The earliest elements probably date to the mid-19th century and include the lowermost brickwork of the central range, which was subsequently raised and re-roofed, and the south wall of the kitchen range. The south wall of the outbuilding is formed by the property boundary brick wall.

- 6.2.6 The north elevation of the kitchen range has a central door with small glazed panel, flanked by bipartite, six-paned Gothic arched windows (Plate 7). The door and window to the right are known to have been inserted during refurbishment work undertaken in 2002, the window being a reproduction replacement, the door evidently a re-used fixture. The rounded corner of the range was likely built at the same time as a curving garden/yard wall depicted on the 1897 Ordnance Survey 2nd edition map.
- 6.2.7 The west elevation of the kitchen range has a pair of similar bipartite windows, with that to right a reproduction replacement, this infilling part of a former doorway, with the remainder infilled with brick (Plate 6), these modifications are also known to date to 2002. The double-pitched slate roof extends into the adjacent property. The central range has a single-pitch slate roof, likely added when the building was raised in height, probably in the late 19th or early 20th century. Its west elevation has two simple wood-framed casement windows. The outbuilding has a single-pitch slate roof to the east and a pantile roof to the west; its north elevation has a tripartite replacement window (Plate 8).
- 6.2.8 Exterior works comprised the removal and replacement of render across the whole of the north elevation and all rear elevations of the main building, demolition of the garage/outbuilding at the north-eastern corner of the building and re-roofing throughout. The building was encased in scaffolding during the works so that it was not possible to view unobstructed overall views of the exposed elevations (Plates 9 and 10).

#### ***Possible Medieval Fabric***

- 6.2.9 Sandstone rubble masonry exposed by the removal of the render from the side and rear elevations (and, to a very minimal degree, the front elevation) of the main building is probably of medieval or early post-medieval date (Figures 5, 6 and 7). The side elevation was the most informative, with two separate structures evident, the original street frontage property and a west-east aligned building to its rear, to the north. The recorded evidence suggests that the rear building was probably the earlier; the interface of the two structures (Figure 7; Plate 11) was located close to the point at which the line of the north wall of the current building deviates (Figure 4). Only a very small portion of sandstone masonry of the front elevation of the main building was revealed, this to the extreme right, as a result of the demolition of the small garage/outbuilding (Figure 5; Plate 12).
- 6.2.10 The original street frontage building was evidently a two-storey structure, c. 7.50m high, probably one room deep, with a central chimney in its north gable end (Figure 7). What appeared to be the line of a steep pitched roof was preserved in the exposed fabric, indicating that much of the first floor would have been within the roof space (Plate 13). The building was built using a combination of sandstone rubble (blocks up to 460mm by 110mm), largely built to courses and bonded by lime mortar. The eastern side of the chimney breast projects out by c. 400mm at the base and c. 200mm at its maximum height (Plate 14), while its western side had been obliterated by a later modification represented by the aforementioned area of projecting masonry. A short length of horizontal timber (280mm long by 110mm thick) was recorded towards the top of the surviving masonry; its function is unclear.

- 6.2.11 The northern rear building, as seen in the side elevation (Figure 7), also evidently had two storeys in its original build, with masonry surviving to a maximum height of 6.20m above the assumed original ground level. Again the original building may have been one room deep, but this was probably a wider structure than the frontage element. A horizontal stone slab or lintel was associated with the uppermost masonry at the left (east) end of the building (Plate 15). Below this, the wall line ran vertically then stepped to the east, by c. 0.40m, to abutt the masonry of the frontage building, this perhaps the strongest indication that the rear building was the earlier structure (Plate 11).
- 6.2.12 The main portion of the northern rear element was c. 8.20m wide in the side elevation, with the earlier masonry decreasing in height by c. 2.0m to the right (west) (Plate 16), then continuing for c. 2.65m in that elevation and across the full c. 5.80m width of the rear elevation, although interrupted by later windows (Plate 17). This rearmost portion may represent a single-storey extension to the two-storey portion, or perhaps a rear yard. In the rear elevation the masonry survived to a maximum height of c. 3.0m. The masonry of the rear building comprised sandstone rubble, bonded by lime mortar. A blocked (with brick) doorway, roughly central in north elevation, likely represents the location of the original entrance.
- 6.2.13 A small section of north-south aligned sandstone wall was recorded at ground level in the rear elevation of the southern rear element. (Figure 6; Plate 41). It measured c. 1.60m by 0.30m high and comprised sandstone rubble, surviving to six courses, bonded by lime mortar. This may also have been of medieval or early post-medieval origin, although given its limited degree of survival, it is uncertain how it relates to the structural elements described above.

#### ***Possible Post-medieval (18th Century?) Fabric***

- 6.2.14 Several areas of exposed masonry in the side elevation either represent one or more phases of modification or development of the existing buildings which pre-dated the main Georgian development (as described below) or simply represent initial consolidation/infill work associated that development. An area of sandstone block and rubble was recorded in the side elevation of the frontage element, to the left of and immediately above the former roof line within the earlier masonry (Figure 7; Plate 13). Further right, at the interface between the two earlier buildings, but within the footprint of the frontage element, was the aforementioned area of projecting masonry (Figure 7; Plate 18). Projecting by up to c. 0.30m, this comprises sandstone rubble (blocks up to 250mm by 250mm) and occasional red bricks (230mm by 70mm), bonded by lime mortar and capped with lime mortared sandstone rubble. The brick component of the masonry suggests a post-medieval, probably 18th-century, date. Given its form, this structure probably represents a capped chimney breast, although its position possibly suggests some degree of amalgamation of the front and northern rear buildings.
- 6.2.15 At the far right of the side elevation, an area of sandstone rubble was recorded above the putative single-storey element of the earlier northern rear building (Figure 7; Plate 16). Above this was a smaller area of similar material, with the inclusion of brick fragments indicating a post-medieval date, again probably 18th-century, for this portion.

### ***'Later Georgian' Fabric***

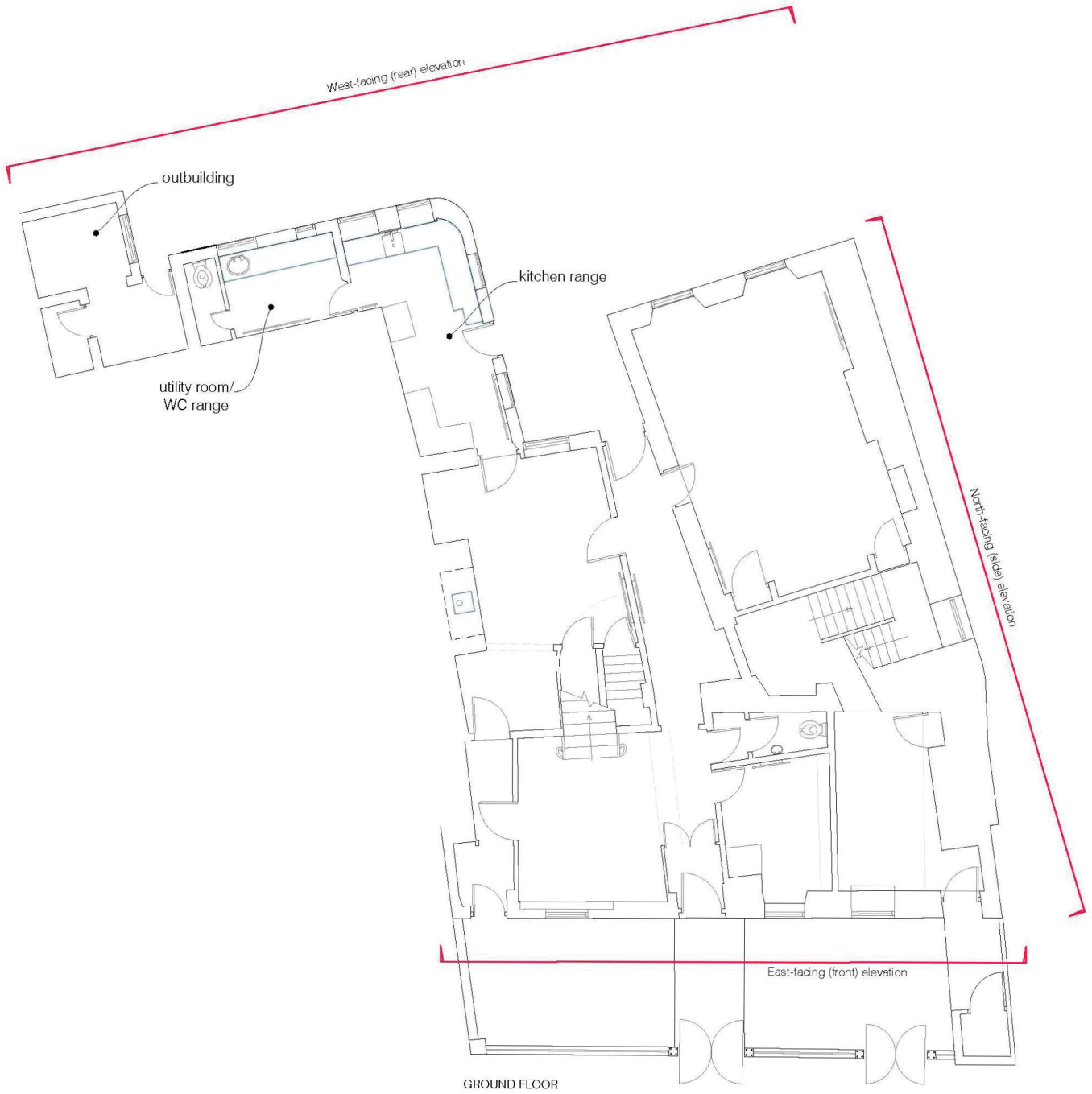
- 6.2.16 Development of the property into its current form is dated on stylistic grounds to the later Georgian era, probably the late 18th or early 19th century. However, the exposed fabric provides evidence to suggest that the development may have taken place in a phased manner. Of note in the side elevation are abutting rather than integrated areas of brickwork at the interface of the front and northern rear elements (Figure 7; Plate 19), while, to the rear, it was evident at the corner of the northern element how the brickwork facade had been added to the earlier, sandstone masonry (Plate 20).
- 6.2.17 The northern rear element of the building was probably the first to see extensive re-development in the later Georgian era. This comprised an extension in height by up to 3.80m (excluding the roof height) to create the third storey. The principal material used was brick, these being hand-moulded (average brick dimensions 230mm by 110mm by 60mm), laid predominantly in stretcher courses with random courses of headers bonded by lime mortar (Plate 21). The surviving windows of this era in the rear elevation, fully exposed by the removal of the stucco render, had dressed sandstone sills and lintels. In the ground floor the windows had been inserted through the existing sandstone masonry, with brick infill to ground level. Each of the paired windows in the ground and first floors had been built with shallow brick relieving arches, infilled with brick below, above the lintel (Plates 22 and 23) The arches were of rough construction and comprised a single rowlock course of bricks (average brick dimensions - length not seen and 110mm by 60mm). The central Venetian window on the second floor in the rear elevation and both second floor windows in the side elevation had timber lintels. To the west of the off-centre sash window in the side elevation, two angled 'scars' were recorded in the brickwork; interpretation is uncertain and while they appear to represent the line of a former pitched roof, this perhaps seems unlikely. The brick chimney stack in the side elevation is possibly a replacement or later insertion, the brickwork suggesting an early to mid 19th-century date.
- 6.2.18 As mentioned, the recorded evidence indicates that the frontage element was probably developed following the northern rear element. The brickwork of the frontage element, seen only in the gable end of the side elevation, comprised hand-moulded red bricks (average brick dimensions 230mm by 110mm by 70mm) laid entirely in stretcher bond, bonded with lime mortar. Incorporated into the brickwork were three horizontal timbers, varying in size and up to 2.16m long by up to 60mm high (Plate 19). Their function is unclear and a possible interpretation is that they were associated in some way with construction of the brickwork. The existing sandstone chimney breast had been extended in height using the same bricks, with its eastern side, as with the stone portion, projecting outwards by c. 200mm, becoming flush towards the roofline. The chimney breast was probably the first element to be built, with the walls built immediately afterwards, with the fabric abutting rather than keyed-in (Plates 14 and 24). The stack above is a replacement.
- 6.2.19 The limited evidence for potentially medieval fabric in the southern rear element, as recorded in the lowermost part of the rear elevation, has been previously discussed. The majority of this component of the building evidently derives from the later Georgian development under discussion. However, the exposed fabric suggests that there were two phases of development, with an initial two-storey building subsequently raised to three storeys.





- 6.2.20 The two-storey element was at least 5.10m high from current ground level, with what was evidently the original roof line noted in the brickwork of the rear elevation (Figure 6; Plate 25). The brickwork (average brick dimensions 230mm by 110mm by 60mm) was laid entirely in stretcher bond bonded by lime mortar. The former roof line continues to the left of a later window by a horizontal timber in the brickwork, similar to that seen in the side elevation of the frontage building and probably not an original window lintel. Only the sash window in the ground floor is likely part of the later Georgian development, although the door to the left is possibly a late 19th- to mid 20th-century replacement in an original opening. The central canted bay first floor window is possibly of late 19th- to mid 20th-century date.
- 6.2.21 Raising of the southern rear element to three storeys involved the addition of c. 3.70m of brickwork (average brick dimensions 230mm by 110mm by 70mm), this laid entirely in English Garden Wall bond, bonded with lime mortar. The central Venetian sash window with stone sill and timber lintel in the third storey broadly mirrors that in the northern element although this is an eight-over-eight example, with margin lights and a relieving arch incorporated into the brickwork between the lintel and roofline in this case.
- 6.2.22 The roof line of the frontage and northern rear elements in the side elevation is interrupted by two chimney stacks while the largely unseen south elevation of the frontage and southern rear elements has a single stack, this to the rear (Plates 26, 27 and 28). The stacks in the gable ends of the frontage and southern rear elements are likely contemporary, both built in late 19th century brick, while the bricks of the stack in the side elevation of the northern rear element indicate an earlier, probably late 18th to early 19th century, origin. The ceramic chimney pots with concrete flaunching throughout probably represent modern era replacements.

#### ***Modern Alterations***

- 6.2.23 The roof of the main building is broadly of modern date although, in terms of overall form, each of the three elements has probably not altered since the later Georgian development. Possibly only the Welsh slate covering, now with U-shaped concrete-set ridge tiles, has been replaced, although none of the roof timbers were seen to be able to ascertain their likely date of origin. The frontage element has a relatively shallow pitch gabled roof; the northern rear element has a hipped roof to the west and a gable end to the east; the southern rear element has a hipped roof to the north and gable end to the south.
- 6.2.24 Across the side elevation (Figure 7) the main modern insertions recorded were: small area of firebrick infill to the upper portion of the chimney stack in the gable end; the aforementioned infilled central doorway within rear northern element; concrete and brickwork structural elements associated with the former garage/outbuilding demolished as part of the work.
- 6.2.25 In the rear elevation (Figure 6), the sash window to the left in the first floor of the southern element is known to have been installed during refurbishment work undertaken in 2002 to replace a fire escape door (Plate 29).

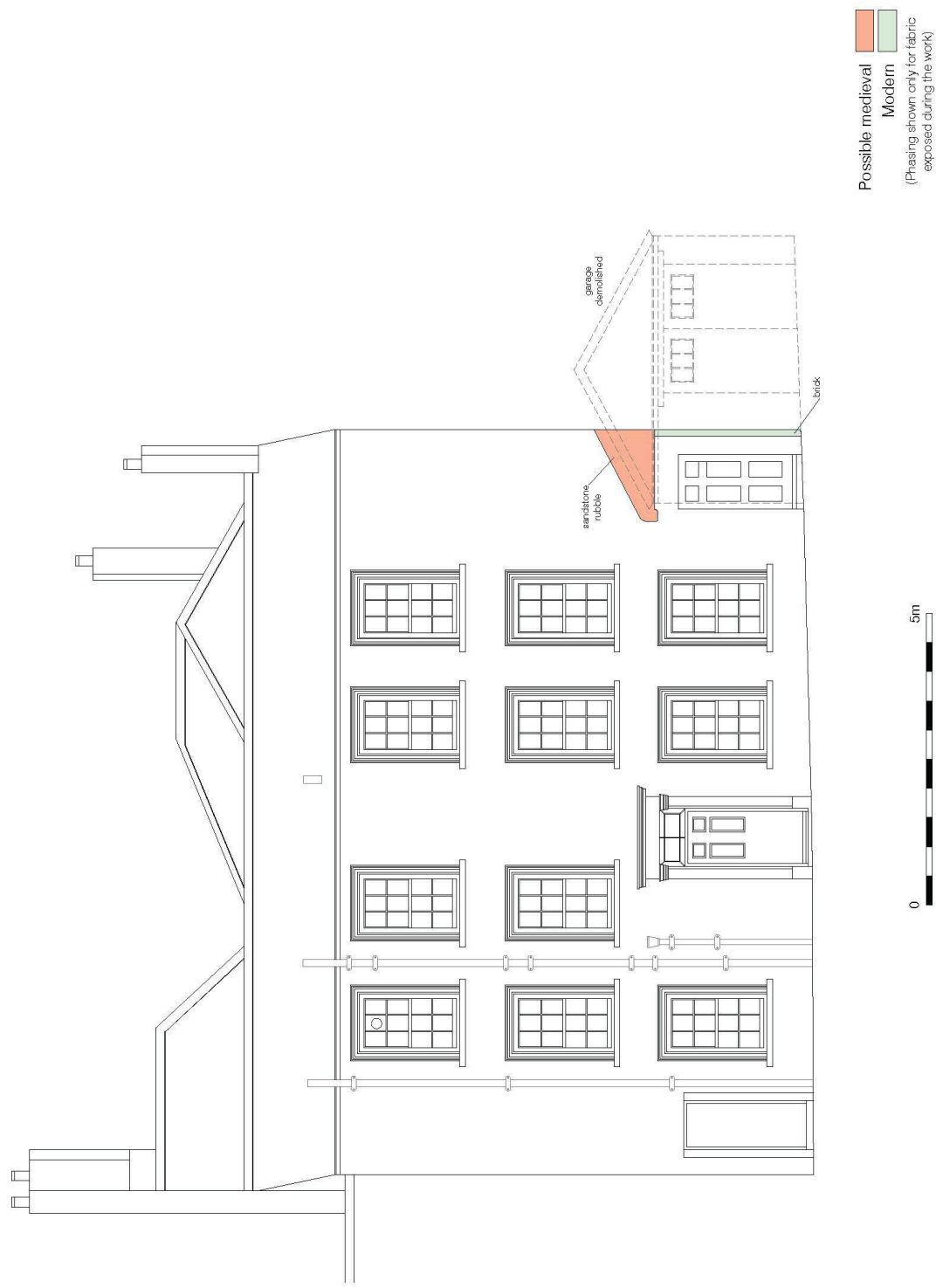




-  Front element
-  Northern rear element
-  Southern rear element
-  S-shaped rear extension

0  5m

Figure 4  
Plan of Building Elements  
1:100 at A3



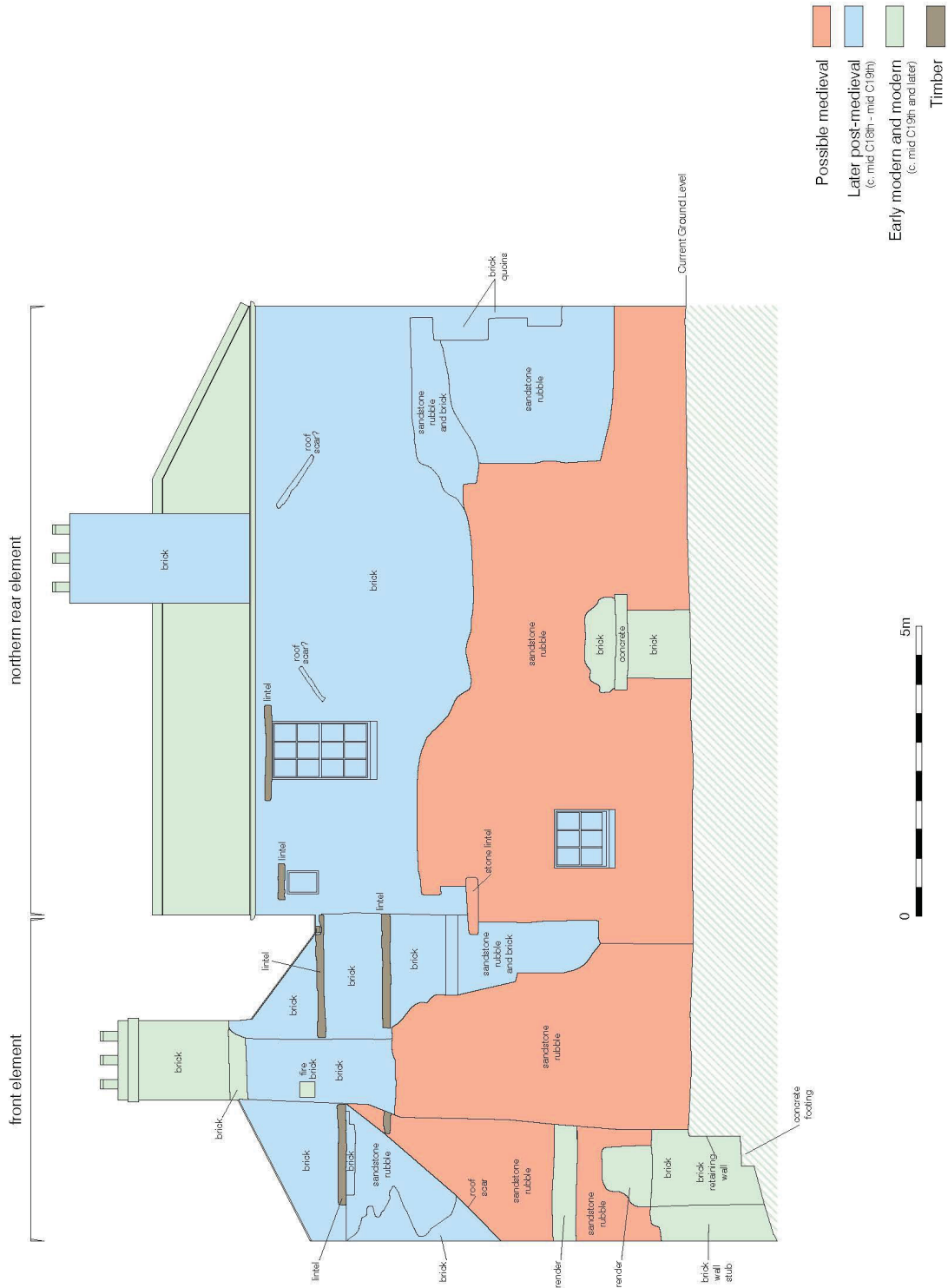
FRONT ELEVATION

Figure 5  
East-facing (front) elevation  
1:80 at A3



REAR ELEVATION

Figure 6  
West-facing (rear) elevation  
1:80 at A3



SIDE ELEVATION

Figure 7  
North-facing (side) elevation  
1:80 at A3

- 6.2.26 The rear single-storey extension also saw some modifications in the 2002 work. The internal element of the north wall of the kitchen range, of breeze block construction, dates from this alteration, although the facade was retained from a late 19th- to early 20th-century build, albeit with a new doorway inserted and a replacement reproduction window to its right. A former door in the west elevation was replaced by a reproduction window with brick infill below.
- 6.2.27 Like that of the main building, the roof of the extension is considered broadly of modern date, although much of the covering material, again Welsh slate, may have been reused. The roof timbers appeared to be of late 19th-century or later date.

### **6.3 Interior**

- 6.3.1 The architectural drawings amended for use in the recording were compiled in 2012 when the building was used for residential purposes and the same room nomenclature is used in the following description and on the floor plans included in this report, e.g. 'Reception 1', 'Bedroom 3' (Figures 8-10). Further names for rooms or access areas have been added as appropriate.
- 6.3.2 At the time of the monitoring and recording, the majority of the interior walls had a covering of painted plaster, some wallpapered, much of which was in the process of being removed. The main rooms, including bedrooms and reception rooms, retain 19th-century five-inch skirting boards with simple torus moulding and plaster ceiling cornice of various forms. While most of the doors are modern replacements, a small number of earlier examples survive, and most doorways retain their 19th-century moulded surrounds.

#### ***Cellar (Figure 8)***

- 6.3.3 The cellar is a small, roughly square, subterranean room measuring c. 4.30m north-south by c. 3.80m east-west, accessed by a stone staircase from Reception 2 (Figure 8, Plate 30). The walls of the cellar are probably of medieval date, built in sandstone rubble (blocks up to 300mm by 300mm), bonded by lime mortar with later cementitious mortar re-pointing (Plate 31). As previously described, the construction cut for the western cellar wall was recorded within the excavation area, located immediately to the west of the cellar. The medieval pottery recovered from the backfill of that feature adds weight to the argument for a medieval date for the cellar. Cellars were used in medieval and post-medieval houses for storing wine and beer casks, dry goods and candles, and for hanging meat and game (Yorke 2007, 110).
- 6.3.4 The stairs leading to the cellar are narrow and steep (Plate 30), with the lowermost four steps formed by large sandstone slabs, also probably medieval in date, and the uppermost five steps built in brick (average brick dimensions 230mm by 110mm by 60mm), these presumably built to replace original stone steps in the post-medieval period. The current floor surface is concrete. Later additions include areas of modern brick infill associated with the installation of services, as well as brickwork associated with a substantial steel supporting joist inserted in the east and west walls.

- 6.3.5 In the ceiling of the cellar, the main north-south aligned joists (*i.e.* of the floor above) have occasional east-west aligned supporting joists (Plate 32). The arrangement of these beams coupled with their substantial size suggests these have been reused, possibly retained from the partial demolition of the medieval building during the post-medieval period. Two enabling holes for a single east-west aligned strengthening beam were made in the cellar walls, although this was not monitored.

**Ground Floor (Figure 8)**

- 6.3.6 The frontage element of the building comprises a main lobby to the left, and a sub-divided living space to the right (this likely a 20th-century development) comprising study, WC and 'flat lobby' (Figure 8). The original medieval building would have been of open plan form, with the later Georgian development of the overall property probably creating two large family rooms, probably a drawing room and a morning room, in the frontage portion. The main lobby retains its half-height dado panelling across all elevations (Plate 33). The staircase from the west side of the lobby leads to the first floor hallway through a shallow arched entrance flanked by full-height Doric style panels (Plate 34). The staircase balusters are *c.* 830mm in length by *c.* 240mm square and are spaced *c.* 90mm apart with voluted handrail terminals with a single turned banister to each side at the ground floor terminus (Plate 35). This style of voluted handrail is known elsewhere from *c.* 1710, although it appeared much later in County Durham, possibly as late as the early 19th century (Johnson 1970).
- 6.3.7 In the main lobby a portion of the dado panelling and a wall forming a narrow entrance hallway giving access to the southern rear element was removed. The lower portion of this wall was built predominantly in red brick (average brick dimensions 230mm by 110mm by 70mm). A substantial piece of worked sandstone (measuring *c.* 490mm square by 130mm thick) was recovered from the wall, with centrally located aperture *c.* 0.13m diameter, this probably part of a reused drainage component. A small WC was created in the south-eastern corner of the main lobby, with the former access to/from South Bailey infilled.
- 6.3.8 Partition walls between the study, flat lobby and WC were removed during the refurbishment works (Plate 36) and a doorway leading to the staircase in the northern rear element was infilled. A partition wall to the south was extended to create a single office space in the northern part of the frontage element. A blocked fireplace in the north wall of the flat lobby was partially exposed and was noted as comprising a dressed sandstone surround infilled with late 19th-century or later brick and covered in bitumen (Plate 37).
- 6.3.9 The northern and southern rear elements of the building are accessed from the main lobby, which gives way to a rear central hallway, part of the southern rear element (Plate 38). The hallway narrows in width towards the rear entrance, due to the angled portion of the northern rear element of the building; it retains its half-height dado panelling and at its end has a partially glazed double-panelled door of probable late 19th- or early 20th-century date.

- 6.3.10 The remainder of the southern rear element of the building comprises Reception 2, which is accessed from the rear central hallway to the north. It is a large room, c. 6.10m east-west by c. 4.10m north-south, with doorways to the rear S-shaped extension to the west, the main lobby hallway to the east and the cellar in its north-east corner. A substantial fireplace is located centrally in the south wall (Plate 39). A small cupboard to the right of the cellar doorway has a six-board door with iron fittings. In the later Georgian building this room was mostly likely the kitchen – with a small scullery possibly occupying the rearmost portion - with large open fireplace in which a cooking range would have been set, and easy access to the cellar to retrieve foodstuffs and drink.
- 6.3.11 Substantial refurbishment work was undertaken in Reception 2 with removal of plaster to a height of c. 1.0m high throughout the majority of the room, removal of a modern wood-burning stove in the fireplace and four enabling holes made in the walls to house two north-south aligned strengthening beams (Figure 8). Sandstone masonry of probable medieval date was exposed in the lower portion of the rear wall (Plate 40), this also recorded below the window in the lower portion of the external elevation (Plate 41). Brickwork attributed to the later Georgian development of the building was exposed in the north wall, the fireplace and south (external) wall, and in a wall stub at the south-western corner - this had been extended in the modern era to form the entrance to the kitchen range of the rear S-shaped extension. All brickwork of this development was in stretcher bond (average brick dimensions 230mm by 110mm by 70mm), bonded by lime mortar.
- 6.3.12 The fireplace has a chamfered dressed stone surround with brick back liner and 20th-century tiled surface, brick side liner to the west and brick and concrete repair to the back liner (Plate 42). The enabling hole made in the wall immediately west of the fireplace exposed a small area of sandstone masonry, masked by a single skin of probably 19th-century brickwork. Five courses of sandstone rubble (blocks up to 230mm by 150mm), bonded by lime mortar, were exposed and may represent surviving medieval fabric.
- 6.3.13 The previously described excavation area was located in the south-eastern corner of Reception 2. The north-south aligned sandstone wall revealed there potentially represents the rear wall of the original – presumably medieval - frontage element (as described in Section 5). A partition wall was built across the south-eastern corner of Reception 2 as part of the works, to form a bathroom, accessed from the main lobby; it was within this area that the excavation was undertaken.
- 6.3.14 The northern rear element is mostly taken up by Reception 1 (Plate 43), a large rectangular room, measuring c. 7.0m east-west by 4.60m north-south, with two recessed sash windows in the west (rear) wall and a central arched recess in the east wall with a storage recess to the left and access to the northern staircase to the right. A central fireplace in the north wall (Plate 44) has a wood surround and mantle of typical Georgian design. The brick-built firebox comprises a projecting cast iron frame with slate trim and raised hearth of quarry tiles. This room was mostly likely the main dining room of the later Georgian building.

- 6.3.15 Limited refurbishment work was undertaken in Reception 1, comprising seven enabling holes made in the walls to house three north-south aligned and one east-west aligned strengthening beams and two further small areas of disturbance associated with the installation of services. The areas monitored for services installation disturbed only the surface wall plaster, while all the beam enabling holes exposed underlying structural fabric. Sandstone rubble masonry, bonded with lime mortar, was observed in within all the enabling holes made in the north wall (Plate 46) and the single enabling hole made in the west wall (Plate 47) and this likely the same fabric of medieval or early post-medieval origin as observed in the external elevations of the rear northern element. In the south wall, the enabling holes exposed brickwork in stretcher bond (average brick dimensions 230mm by 110mm by 60mm), bonded by lime mortar (Plate 45). This fabric represents the later Georgian extension of the building.
- 6.3.16 In the enabling holes in the north wall the sandstone masonry was overlain by a layer of plaster upon which two layers of wallpaper were noted, with samples being recovered. Specialist examination of the wallpaper was undertaken and this identified a leaf and sprig decoration with black and white leaves on a pale grey background on the earlier of the papers, which could date to the mid-18th century (see Section 10). The later paper has vertical patterning of white foliage decoration with the remains of a dado strip and could date from the very late Georgian period into the early 19th-century Regency era.
- 6.3.17 The existing surface treatment throughout the room was lathe and plaster of probable early 19th-century date. On the south and west walls, this directly overlay the exposed brickwork and sandstone masonry, respectively, while on the north wall the lathe and plaster had been applied to the aforementioned earlier surface with the wallpaper covering, with a c. 60mm wide gap between.
- 6.3.18 Other probable late 18th or early 19th-century structural remains observed within the enabling holes include - in the west wall - two c. 70mm thick timber lintels associated with the rear windows (Plate 47) and - in the westernmost enabling hole in the south wall - two abutting areas of brickwork recorded (Plate 48), which may represent different constructional phases. Expansion of the middle of the three enabling holes in the south wall revealed evidence of an earlier doorway with a timber lintel that had been infilled and plastered over, possibly in the modern era.
- 6.3.19 The S-shaped rear extension of the southern element comprises various elements of 19th-century to modern date: the east-west kitchen range (Plate 49); the north-south utility room/WC range (Plate 50) and; the southernmost outbuilding. The original structure of the extension represents a typical Victorian era modification to existing Georgian/Regency houses, which saw a rear extension added to house the kitchen and washroom, thereby providing staff with better working conditions, creating more privacy for the family and helping to keep kitchen smells out of the main house (Yorke 2007, 107).



- 6.3.20 Wall plaster was removed from all internal elevations of the rear extension, exposing the fabric throughout. The earliest was brickwork in the south wall of the kitchen range and the lowermost brickwork of the walls of the utility room range (Plates 6 & 51), these elements built predominantly in English Garden Wall bond (average brick dimensions 230mm by 110mm by 65mm), bonded with lime mortar. The utility room range was later extended in height and to the south, probably sometime during the late 19th or early 20th century, with the addition of the outbuilding. This comprised brickwork predominantly in stretcher bond (average brick dimensions 230mm by 110mm by 70mm), bonded with lime mortar. A three-plank door with wood-cased lock and iron furniture in the north end of the utility room range (Plate 52) is of probable 18th-century or early 19th-century date and has likely been re-used.
- 6.3.21 Later modern additions include the concrete block work, bonded with concrete mortar, forming the internal north and west wall of the kitchen, including the blocking of the original door in the western wall with brick infill and reproduction window and the insertion of a new entrance located centrally to the north wall with reproduction window (Plate 53). The wall forming the southern utility wall is also built of concrete block work of modern origin. The S-shaped rear extension will broadly retain its existing layout in the refurbishment.
- 6.3.22 The eastern portion of the northern rear element is a stairwell, with partly panelled sides and dog-leg staircase, which rises through two floors from the ground floor (Plate 54). Below a small wooden hatch, c. 0.18m by 0.21m, in the third step is a void which could represent a partially infilled cellar below the staircase and area to the east. The half-space landing has a recessed window. The white-painted balustrade between ground and first floors has flat rippled balusters c. 100mm apart, plain square newels with rounded capping and rudimentary upstanding handrail (Plate 55). The rippled balusters are similar in form to components (flat rippled members which follow the rake of the stairs rather than balusters) of an early 18th-century staircase in Saddler Street, Durham (Johnson 1970, 34). Between the first and second floors the balustrade is broadly similar in style, although the balusters are straight and square (Plate 56).

***First Floor (Figure 9)***

- 6.3.23 The first floor is accessed by the main curving staircase in the southern rear element (Plate 57) and the northern dog-leg staircase in the northern rear element (Plate 58), with four bedrooms and a bathroom accessed from a first floor hallway (Figure 9). At the (west) end of the landing is a six-over-six reproduction sash window (Plate 59), installed during the 2002 refurbishment, replacing double doors. Brick infill, bonded by cementitious mortar, and a timber lintel, associated with the installation of the window, were exposed by removal of the plaster. Above and right of the window was late 18th- or early 19th-century brickwork, predominantly in English bond, as revealed across the remainder of the elevation externally.
- 6.3.24 West of the northern stairwell in the first floor, the northern rear element is taken up with Bedroom 1, probably the library or a large study in the later Georgian building. With step-up doorway from the landing, this room retains its 19th-century ceiling moulding and nine-inch skirting boards and has two sash windows to the west in original timber frames (Plate 60). A central fireplace in the north wall (Plate 61) has a plain slate surround (this over-painted) and hearth, probably of late 19th-century date, with brick firebox; the remainder, comprising green tiled panels, brass hood and cast iron frame, is later.

- 6.3.25 As for Reception 1, limited refurbishment work was undertaken in Bedroom 1, comprising six enabling holes made in the walls just below ceiling height to house strengthening beams, some service installation work and a partition wall erected to sub-divide the room (Figure 9). Each enabling hole exposed the brickwork comprising the upper portion of this part of the building, laid in predominantly stretcher bond and bonded by lime mortar. The exception was the north wall where the enabling hole exposed lathe and plaster constructed over – with a c. 40mm gap between - a sandstone rubble wall. A layer of plaster survived on the masonry, with remnants of wallpaper observed on this (Plate 62), this evidently the same as the wallpaper of probable early 19th-century date in Reception 1. In the areas monitored for service installations - these typically c. 0.90m high by c. 0.30m wide and located above skirting board level - sandstone rubble, bonded with lime mortar, was exposed in the north wall, and brickwork with slobbered mortar in the south wall.
- 6.3.26 As well as the main stairwell and central landing, the southern rear element is taken up with Bedroom 2 (Figure 9). It has an irregular plan, with curving north wall to accommodate the adjacent staircase, and measures c. 5.50m east-west by up to c. 3.40m north-south (Plate 63). The south wall has a central chimney breast flanked by recesses c. 0.70m deep, used for storage. The west wall has a central canted bay window, of probable early 20th-century date (Plate 64). Refurbishment work comprised demolition and rebuilding of an eastern partition wall and insertion of a new partition wall projecting from the corner of the chimney breast to create a new bathroom
- 6.3.27 At first floor level, the frontage element of the building comprises Bedrooms 3 and 4, with a bathroom between (Figure 9). Bedroom 3, accessed at the east end of the first floor landing, is a large room, c. 6.20m east-west by c. 4.20m north-south (Plates 65 and 66). The room retains its original 19th-century ceiling cornices and nine-inch skirting boards, as well as two recessed sash windows in the east wall and storage cupboards built into the north and west walls.
- 6.3.28 Refurbishment work in Bedroom 3 comprised the installation of strengthening beams just below ceiling height and five enabling holes for this were monitored (Figure 9; Plate 67). Sandstone rubble masonry (blocks up to 250mm by 160mm by 50mm) was exposed in the west and north walls (Plate 68), bonded by lime mortar. In the west wall, the sandstone masonry was overlain with brickwork (average brick dimensions 240mm by 110mm by 50mm), in predominantly stretcher bond, bonded with lime mortar. This represents heightening of the overall building in the late 18th or early 19th century. In the two enabling holes made in the east wall, the exposed masonry was sandstone rubble (blocks up to 170mm by 80mm) with some brick (average brick dimensions 240mm by 110mm by 50mm) bonded by lime mortar (Plate 69). Similar masonry was exposed in the external side elevation (Figure 7), interpreted there as infill of likely 18th- or early 19th-century date.

- 6.3.29 Timbers were exposed in all enabling holes made in the east and west walls of Bedroom 3. Timbers representing the lintels of the existing windows were recorded within the centrally located enabling hole in the east wall (Plate 69). The uppermost was at least 60mm thick, extending across the width of the enabling hole. Immediately below this were parts of two separate timbers, each up to 70mm thick. The ends of each timber comprised elements of a tenon joint, indicating re-use from an earlier structure. In a hole made at the south end of the east wall, two substantial timber beams, c. 200mm thick, were exposed, one aligned north-south the other aligned east-west, joined by a tenon joint (Plate 70). The substantial size of these timbers suggests they were structural elements, possibly part of an earlier roof; alternatively, they may represent re-used elements from an earlier building. A substantial timber beam (measuring at least 780mm north-south by 40mm by 120mm) was recorded within the central enabling hole in the west wall (Plate 71). Its function is unclear, but it may represent a lintel for an earlier infilled entrance. Two c. 70mm thick north-south aligned timbers, spaced c. 0.25m apart and capped by a sheet of slate, were also recorded, these representing structural elements associated with the adjacent cupboard.
- 6.3.30 Enabling holes made in Bedroom 3 established that the wall masonry was directly overlain with lathe and plaster. Two further areas monitored in the north and south walls were associated with service installations; each measured c. 0.90m high by c. 0.30m wide. This work established that the south wall is almost entirely of lathe and plaster construction, indicating that this room originally extended further to the south; it may have been shortened, possibly during the 19th century, to accommodate the adjacent bathroom and Bedroom 4.
- 6.3.31 Areas of the flooring of Bedroom 3 were removed during the refurbishment exposing the timber joists. Areas to the south and located centrally exposed rows of north-south aligned timber joists each measuring c. 130mm by 63mm and spaced c. 160mm apart. In the north-eastern corner, an area of flooring was removed exposing a substantial beam measuring 0.25m wide by at least 0.25m thick (Plate 72). The substantial size of this beam suggests a structural function, possibly part of a former roof structure.
- 6.3.32 Occupying the southern end of the first floor of the frontage element is Bedroom 4, rectangular in plan measuring up to 2.90m north-south by c. 4.50m east-west (Figure 9). This may have been a dressing room, closet or small study in the later Georgian building. Refurbishment work in this room comprised removal of a corner bathroom/shower suite and construction of a partition wall to the west. Fixtures in the bathroom between Bedrooms 3 and 4 were removed, along with a corner cupboard, and a partition wall was constructed continuing the line of the aforementioned wall in Bedroom 4, with doorway incorporated.

### ***Second Floor (Figure 10)***

- 6.3.33 The second floor is accessed only by the northern staircase (Plate 73) which leads to a narrow landing corridor in the frontage element, through which second floor Bedroom 2 and a bathroom and kitchen to the south are accessed, these being the rooms within the frontage element. At the north end of the landing corridor a short flight of stairs gives access to a WC occupying the north-easternmost corner of the northern rear element. A further narrow landing corridor in the northern rear element, reached by a short flight of stairs, gives access to second floor Bedrooms 1 and 3 in that part of the building and, from the quarter landing, a large living room occupying the southern rear element.

- 6.3.34 The kitchen and bathroom on the second floor may have been a dressing room or closet in the later Georgian building, while Bedrooms 1 and 3 may have been servants' bedrooms. All second floor rooms were to remain largely unaltered by the refurbishment, with the exception of the kitchen and bathroom in the frontage element. A brief photographic record was made of all second floor rooms, including detail views of notable fixtures such as fireplaces in Bedrooms 2 and 3 and the living room and dado panelling throughout Bedroom 3, but no photographs are included herein with the exception of two photographs showing brickwork exposed in the living room and kitchen where re-plastering was required – the archive should be consulted for the full photographic record of the work.
- 6.3.35 In the north-west corner of the living room in the southern rear element, the west wall was stripped of plaster north of the window aperture to expose an area of brickwork (average brick dimensions 230mm by 110mm by 70mm) the full (c. 2.50m) height of the room, comprising 24 courses in English Garden Wall bond, bonded by lime mortar (Plate 74).
- 6.3.36 In the bathroom and kitchen in the frontage element, refurbishment work comprised removal of existing fixtures and fittings including a corner cupboard in the bathroom. New partition walls were built to the west. Areas of brickwork were exposed across portion of the south and east walls of the kitchen. This comprised up to 30 courses of bricks (average brick dimensions 240mm by 110mm by 70mm) in English Garden Wall bond, bonded with lime mortar, with, both areas probably 19th century in date (Plate 75).



- Enabling works for ceiling height strengthening beams
- Excavation Area
- Removed
- Added



Figure 8  
Ground Floor plan, showing structural alterations  
1:100 at A3






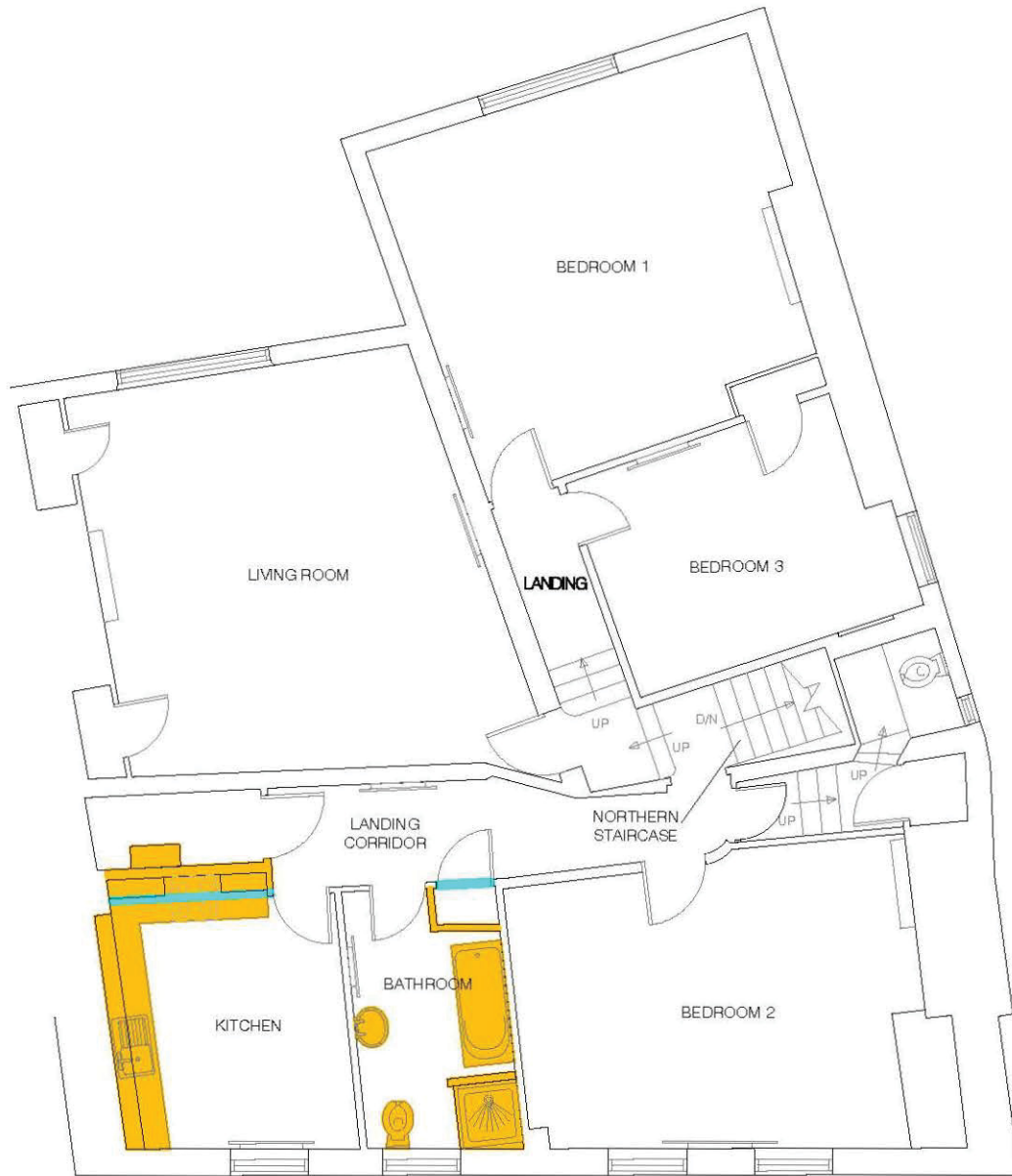
-  Enabling works for ceiling height strengthening beams
-  Removed
-  Added



Figure 9  
First Floor plan, showing structural alterations  
1:100 at A4



Removed  
Added

0 5m

Figure 10  
Second Floor plan, showing structural alterations  
1:100 at A4

## 7. ARCHIVE CONTENTS

### 7.1 Paper Records

7.1.1 The paper element of the Site Archive is as follows:

<i>Item</i>	<i>No.</i>	<i>Sheets</i>
Context register	1	1
Context sheets	19	19
Plans	2	2

*Table 7.1: Contents of the paper archive*

### 7.2 Photographic Records

7.2.1 The photographic element of the Site Archive is as follows:

<i>Item</i>	<i>No.</i>	<i>Sheets</i>
Monochrome print registers	3	3
Monochrome prints	89	12
Monochrome negatives	89	5
Colour slide registers	2	2
Colour slides	28	2
Digital photograph registers	1	11
Digital photograph	443	n/a

*Table 7.2: Contents of the photographic archive*

### 7.3 Site Archive

7.3.1 The complete Site Archive, including the paper and photographic records, is currently housed at the North Regional Office of PCA.

7.3.2 The depositional requirements of the body to which the Site Archive will be ultimately transferred will be met in full. This will be the repository which takes on the responsibilities of the Old Fulling Mill, Durham as repository for archaeological archives generated by projects within the former Durham City District. The Archive will be organised as to be compatible with the other archaeological archives produced in the former Durham City District.



## 8. CERAMIC MATERIAL AND GLASS ASSESSMENT

### 8.1 Pottery

#### 8.1.1 Introduction

8.1.1.1 A small assemblage of 36 fragments of pottery weighing 701 grams was recovered from nine numbered contexts. The pottery ranged in date from possibly the early 13th century to the 19th century, although only one small fragment could be definitely assigned to the latter date.

#### 8.1.2 Types Present

8.1.2.1 The assemblage is listed in full below in Table 8.1.

8.1.2.2 The medieval sherds ranged from light-firing 13th-century fabrics to the later medieval reduced green glazed types. There were only two form sherds (see Context [16], 'lrg' in Type column of Table 8.1).

8.1.2.3 In contrast the post-medieval material included one nearly complete vessel, a small handled bowl, in black-glazed red earthenware, and the substantial part of a white earthenware vessel, possibly a similar form, with yellow internal and green external glazes. This vessel may be an import from Germany or the Low Countries; English post-medieval whitewares tend to be monochrome. It is probably 17th century. The black-glazed vessel is likely to be 18th century, particularly in view of its association with two vessels of creamware, which is the earliest type of refined 'white' earthenware.

Context	Type	Date	Sherds	Wt (g)	Comments
1	orange spl gl	med	3	34	Hard harsh fabric with oxidised ext margin and surface with patchy glaze splashes. Ill sorted fairly sparse visible inclusions
1	bi-chrome white	pm	8	36	Handle (vertical loop) and fragments of vessel with copper green glaze outside and yellow inside. No join but must be same vessel as in [2].
1	transf print	lpm	1	1	Tiny fragment with blue printing
2	bi-chrome white	pm	4	203	Complete clubbed base (2 sh.) plus two small frags.
3	buff	med	1	10	Fairly coarse fabric with some small spots/patches of glaze.
3	lrg	med	1	11	Mid grey with v. dark grey int surface.
6	white gritty	med	1	11	Thin walled off-white fabric with rilling
6	pink	med	1	10	Sooted pink fabric with slight rilling
7	blackware	pm	3	251	Nearly complete vessel including handle.
7	creamw	pm	2	8	Simple rim of very thin walled ?globular vessel. Small bowl?
7	creamw?	pm	1	22	Profile of small dish. Very finely crazed/discoloured glaze
9	lrg	med	1	16	
13	med	med	2	2	
14	oxidised ?	med	1	7	Uncertain. Oxidised ext margin and surface with brown glaze. Whitish band does not appear to be slip.
16	buff	med	1	8	Mid grey internal margin with pale surface, buff ext margin and surface.
16	rg	med	3	40	Slightly sandier than the lrg. One frag has some internal gl. And one appears burnt.
16	lrg			31	Piece of base and a jug rim. Both have some surface oxidation and are rather worn.

K

Key: rg = reduced green glazed ware; lrg = later rg; med = medieval; pm = post-medieval; lpm = late post-medieval

Table 8.1: Pottery catalogue

Context	Sherds	Wt (g)	Date
1	12	71	One tiny fragment of 19th c. pot, main sherd family 17th - ?early 18th c.
2	4	203	Fragments of the 17th c. vessel in (1)
3	2	21	Medieval (13th c.)
6	2	21	First half 13th c.
7	6	281	Later 18th c.
9	1	16	14th/15th c.
13	2	2	Medieval
14	1	7	Medieval?
16	6	79	14th/15th c.

Table 8.2: Context dating from pottery assemblage

## 8.2 Ceramic Building Material

8.2.1 Two brick samples were submitted for examination.

### *Sample 1. Context [5]*

Half brick. Hand-moulded. Dimensions (Length, width, thickness) ? x 120mm x 56mm. Mid – dark red, sandy, well-sorted fabric. All but one face (stretcher) has white lime mortar adhering.

### *Sample 2 Context [8]*

Whole brick. Hand-moulded. Dimensions (Length, width, thickness) 240mm x 110mm x 60mm. Mid – dark red, sandy, well-sorted fabric. Faint 'frog' scored into lower (sanded) bedding face. All but one face (header) has white lime mortar adhering.

8.2.2 The dimensions for both samples are broadly comparable with local brick types spanning the late 17th century to the mid 18th century.

## 8.3 Clay Tobacco Pipe

8.3.1 A piece of tobacco pipe stem came from context (1). The wide stem bore (8/64") indicates a 17th century-date.

## 8.4 Glass

8.4.1 Twelve fragments of dark green bottle glass including two necks with wide string rims came from context [1]. These are probably from 'onion' type bottles dating to the late 17th to early 18th century. They are patinated and flaking. One or two of the fragments in the group are better preserved and may be from somewhat later vessels.

8.4.2 Part of a clear glass stopper came from context [7]. The date is uncertain, but pottery recovered from the same context is of later 18th-century date.

## 9. SMALL FINDS AND LEATHER ASSESSMENT

### 9.1 Introduction

9.1.1 Five small finds were retrieved from the excavations; details are provided in Table 9. The only find from a medieval context is a slender hone for sharpening knives or tools (SF1); the hone is of local sandstone and has a neatly drilled hole for suspension.

9.1.2 A turquoise glass bead (SF4) came from layer [1]. This deposit produced a fragment of 19th-century pottery as well as residual earlier pottery and glass. Similar beads are known from early 19th-century contexts elsewhere (cf. Gaimster 2011, 404).

9.1.3 A late 18th-century context produced an iron lock plate (SF2), a possible iron nail (SF3) and several fragments of leather shoe.

### 9.2 Recommendations

9.2.1 Small finds form an integral part of the material recovered during excavation and should, where relevant, be included in any further publication of the site. For this purpose, x-raying of the two iron objects would be beneficial. Otherwise, little or no further work is recommended for this assemblage.

<i>Context</i>	<i>SF</i>	<i>Description</i>	<i>Date (from pottery)</i>	<i>Recommendation</i>
1	4	Glass bead; barrel-shaped turquoise; ht. 8mm; diam. 7mm	17th - ?early 18th c.	
3	1	Stone hone; incomplete; slender 10 x 20mm rectangular-section of local fine-grained carboniferous sandstone; smoothed from use on three sides, with neatly drilled hole for suspension; L 105mm+	13th c.	
	2	Iron lock plate with flat-section toothed bolt and two concentric circular key wards; keyhole with expanded ends at top and bottom, L 20mm; plate W 80mm; ht. 100mm	later 18th c.	X-ray
7	3	Iron 5 x 5mm square-section bar; L 180mm; ?nail	later 18th c.	X-ray
7	5	Leather fragments of shoe; six pieces including fragment of sole with double rows of stitching	later 18th c.	

Table 9.1: Small finds

## **10. WALLPAPER ASSESSMENT**

### **10.1 Introduction**

10.1.1 The earliest fragment of wallpaper was represented by a single fragment (Figure 11a) recovered from Reception 1 on the ground floor of the building.

10.1.2 This was observed to be overlain by another layer of wallpaper, three fragments of which were recovered from the reception room (Figure 11b). Fragments of the same wallpaper were also observed in Bedroom 1 on the first floor.

### **10.2 Description**

10.2.1 The earlier wallpaper appears to consist of a block-printed design in a limited range of colours, many of which, due to thick nature of the printed colour, seem to have spalled away from the surface. It is not possible to determine if the paper is from a roll or from printed sheets. The main design consists of black foliage on a light grey background with white dots on leafs and flower buds. Unfortunately, because of the small sample size of the fragment, the type of flower cannot reliably be determined.

10.2.2 The free flowing style of the design on this fragment is reminiscent of Chinoiserie style designs, which if the case, would usually suggest a mid rather than later 18th-century date, although in a provincial context it might be later in date. The rather crude detailing might suggest the work of a provincial paper maker.

10.2.3 The three fragments of the later wallpaper are clearly from the same decorative treatment (Figure 11b). This is a block-printed paper consisting of vertical designs. A trailing vine-like botanical motif in white is separated from a different pattern, possibly a classical design, block printed in black dots of colour. The division between the two main elements consists of three vertical lines punctuated by four black dots on a diagonal forming a lozenge. Two of the fragments clearly contain part of a horizontal applied border to the main paper. This consists of a central circular motif of alternating roundels, highlighted in yellow. One roundel has radiating yellow dashes towards the edge of the roundel much like the divisions on the edge of a clock face all on a dark grey background. The roundels appear to join and the second in the sequence consists of an inner circular yellow border within the dark grey background of the roundel. Within the inner yellow circular border there are yellow dots, possibly on slightly larger paler grey circular backgrounds. These alternating roundels appear on a background of white stripes. All are contained within the border's edge, block printed in dark grey with yellow flashes on the diagonal and black wave-like motif.

10.2.4 Given the various elements of the later wallpaper, it is possible that it dates from the very late Georgian into the Regency period and was probably made by a provincial maker, given the rather crude detailing.



Figure 11a. Fragment from probable mid 18th-century wallpaper, from Ground Floor Reception Room 1



Figure 11b. Three fragments from the same probable late 18th- to early 19th-century wallpaper, from Ground Floor Reception Room 1

## **11. FAUNAL REMAINS AND SHELL ASSESSMENT**

### **11.1 Introduction**

11.1.1 A small quantity of animal bones, all in good condition, was hand recovered from deposits within the small excavation area located inside the building.

### **11.2 Methodology**

11.2.1 The bone was recorded to species/taxonomic category where possible and to size class in the case of unidentifiable bones such as ribs, fragments of long bone shaft and the majority of vertebra fragments.

11.2.2 Recording follows the established techniques whereby details of the element, species, bone portion, state of fusion, wear of the dentition, anatomical measurements and taphonomic including natural and anthropogenic modifications to the bone were registered.

### **11.3 The Faunal Assemblage**

11.3.1 The site provided a total quantity of 19 bone fragments (see Table 11.1), these taken from deposits spanning an occupation period from the 13th century through to the 19th century.

11.3.2 The earliest were found in deposit [6], overlying wall [4], and included the greater part of the left side of an adult sheep skull and a sheep scapula.

11.3.3 Fill [3], of pit [19], provided nine bones, including two cattle skull fragments and a scapula, as well as a sheep scapula, tibia and a 1st phalange. Notably one of the cattle skull fragments was from a juvenile individual possibly representing a veal calf. This fill produced pottery of 13th-century date, but truncated a 14th- to 15th-century deposit, indicating that the material within was re-deposited.

11.3.4 The other deposits with bones were dated to the post-medieval era, starting with layer [2], dating to the 17th century, which provided part of a male sheep (probably a wether) pelvis; then fill [7] of a drain dating to the late 18th century, which produced four goose wing bones from two adult individuals and finally layer [1], dating to the 19th century, this with a complete sheep radius from an animal measuring just 535.5mm at the shoulder (calculated using the indices described in von den Driesch and Boessneck 1974).

### **11.4 The Shell Assemblage**

11.4.1 The medieval layer [6] associated with wall [4] produced five oyster shells and two cockle shells (Table 11.2).

11.4.2 The fill [3] of pit [19] produced a single limpet shell.

11.4.3 The shell assemblage presumably represents food waste.

## 11.5 Conclusion and Recommendations

- 11.5.1 Despite its small size, this assemblage is useful in that the material suggests which animals were being provided and/or consumed by the occupants of this part of the South Bailey in the medieval and post-medieval periods. Most of the bones were taken from adult animals/birds suggesting some ante-mortem usage, although it was noted that one of the earlier deposits did provide some evidence for veal consumption.
- 11.5.2 The late 18th-century goose bones are of some interest, these representing either the waste parts of the carcass (trimming the wings) or perhaps a section of wing carrying suitable feathers for writing purposes, thus suggesting a craft rather than a food use. The fact that there are two sets of bones from two different birds rather than a pair from the same bird may perhaps lend itself to the former suggestion.
- 11.5.3 Finally, the small size of the 19th-century sheep is in sharp contrast to the larger improved animals seen in southern meat markets, as for example in London, dating from the early 19th century (see Rixson 2000, 220).

<b>Context</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>6</b>	<b>7</b>
Species					
Cattle			3		
Cattle-size			1		
Goose					5
Sheep/Goat	1	1	3	2	
Sheep-size	1		2		
<b>Grand Total</b>	<b>2</b>	<b>1</b>	<b>9</b>	<b>2</b>	<b>5</b>

Table 11.1: Species counts of hand collected bones from each deposit

<b>Context</b>	<b>Cut</b>	<b>Comments</b>
1	0	Complete sheep radius
2	0	Large part of a sheep pelvis with butch to base scar
3	0	Various sheep and cattle fragments, some in poor condition. Includes a skull (cranial) fragment of a probable veal aged calf
3	0	Limpet (1)
6	0	A near complete left side of an adult sheep skull (hc probably cut off close to cranium and from size it may be a ram) as well as most of a sheep scapula, this with a knife mark adjacent to the spine, clearly a defleshing cut
6	0	Oyster (5, 3 right and 2 left valves, equals the ridged and smooth/smaller valves respectively) and Cockle (2)
7	0	Goose bones including a damaged (?gnawed) complete humerus, 2 mtc and 2 anterior phalanges. Last lot are from at least two birds as though the mtc are left and right they're clearly not a pair, with one larger than the other.

Table 11.2: Faunal remains and shell

## 12. DISCUSSION AND RECOMMENDATION

### 12.1 Summary Discussion

- 12.1.1 No. 16 South Bailey is described in the list entry as having an early 19th-century front range with older rear part. The current layout is a broadly L-shaped range of three-storey buildings formed by a north-south aligned range fronting onto South Bailey with two distinct rear elements to the north and south, with a one storey S-shaped range to the rear.
- 12.1.2 Refurbishment of the property provided the opportunity, through archaeological monitoring and recording, to gather data to contribute to the understanding of the development of what is clearly a multi-phase structure, with the earliest fabric recorded being of early post-medieval, if not medieval, date.
- 12.1.3 The main external work comprised removal of stucco render from the majority of the north (side) elevation and from the entirety of the west (rear) elevations of the building. This exposed the underlying masonry fabric, indicating that the property originated as two separate buildings, both constructed in sandstone rubble, these being a north-south aligned street frontage building, with a steep pitched roof, and a building to the rear, to the north. Both were likely of two storeys, with the frontage building having its second storey partially in the roof space. The rear building also had either a single-storey element or an enclosed yard to the west. These sandstone components are considered likely to be of medieval origin.
- 12.1.4 A further early element was the remnant of a partially projecting chimney breast, recorded at the interface of the two buildings. Its date is unclear, however is likely to have been in use when the two buildings were amalgamated and it could potentially be of medieval origin.
- 12.1.5 Internally, the refurbishment work exposed relatively little of this early, proposed medieval, fabric of the building. Areas of probable medieval fabric were recorded within ground floor reception rooms and first floor Bedroom 3, these mainly comprising small areas of sandstone rubble masonry. Also of note were parts of fairly substantial timber beams recorded within the fabric of the building. The size of some of these timbers suggests that they were structural and they may represent *in situ* components of a former roof structure or alternatively elements of an earlier roof structure that had been reused.
- 12.1.6 The extant cellar located immediately below the main lobby in the southernmost portion of the frontage element is a subterranean room with sandstone rubble walls. West of this, archaeological excavation undertaken within the easternmost portion of Reception 2, ahead of floor level reduction, recorded archaeological remains of significance. The work exposed a substantial north-south sandstone wall, possibly representing part of the rear wall of the original street frontage building. Deposits directly overlying this structure produced 13th-century pottery, with the wall therefore presumably contemporary with or pre-dating this. Remnant floor surfaces of likely medieval date were recorded to the east of the wall, with post-medieval levelling material to its west. This suggests that the area to the east of the wall was the internal living area and the area to the west was external, as might be expected.



- 12.1.7 A small pit the east of the wall truncated a deposit of probable 14th- to 15th-century date and had been infilled with domestic refuse, including pottery of 13th-century date, this presumably residual in context. The feature was likely for refuse disposal and the artefactual and ecofactual material recovered from it provide a small glimpse into the lives of the medieval occupants of the property. Food waste included part of a possible veal calf, as well as sheep bones and a limpet shell. Such refuse is typically found in the backlots of medieval tenements, and there have been other examples of such finds in the near vicinity (Lowther *et al.* 1993).
- 12.1.8 Later, post-medieval, structures recorded by the excavation, including a brick drain and an area of brick infill to the earlier wall, probably date to the 17th or 18th century. Demolition of this rear part of the original building was probably undertaken during the 18th or possibly the early 19th century, which would be broadly contemporary with the assumed construction date of the southern rear element of the building. Again, artefactual and ecofactual material recovered from post-medieval deposits in the excavation area included refuse from occupation of this period, including fragments of glass onion bottles, trimmings from goose wings, sheep bones, oyster and cockle shells and fragments of leather shoes.
- 12.1.9 The overall building was extended in height to three storeys with the addition of the southern rear element, this probably during the late 18th, or possibly early 19th, century, but broadly described herein as a 'later Georgian' re-development. The overall aim was evidently to combine two earlier, separate buildings behind a fashionable façade to create a far more ostentatious house, one that was typical of the period in terms of design, layout and room use. While some properties on South Bailey (e.g. Nos. 1 and 3, the latter originally the town house of Sir Robert Eden) are thought to have been built c. 1730, the rest of the street has been described by as being '*Georgian vernacular in tone*', with many of the houses having '*late 18th/early 19th-century facades*' (Pevsner and Williamson 1983, 247-248). This indicates that the same unifying process as seen at No. 16 was applied to many other properties in this relatively affluent street, as it would have been in other parts of the city of similar status in this era. No. 4 South Bailey is noteworthy in that it is known to have been re-developed in the late 17th century out of '*several early 16th-century houses*' prior to modernization c. 1760 by the Earl of Strathmore (*ibid.* 248).
- 12.1.10 Further afield, this form of re-development was seen in many of Britain's provincial towns and cities in this era; in situations where complete new build was unwarranted, impractical or prohibitively expensive, the solution was often simply the addition of a new brick or rendered façade to an existing building (Yorke 2007, 21), or – as at Nos. 4 and 16 South Bailey – the combination of more than one earlier structures with a new façade added, to keep the building 'up to date'. At No. 16, the amendments attributed to the later Georgian re-development were probably not undertaken as a single event, but were likely undertaken over a period of time, albeit a relatively narrow one. This was evident within the exposed external fabric of the side and rear elevations where different building materials and abutting structural components represent probable sub-phases. Abutting brickwork in the side elevation, at the interface between the front element and the northern rear element, meant that the sequence of construction of these elements was uncertain.

- 12.1.11 The latest main development of the property was the addition of the southern rear element to form the layout as it is today. This work, probably undertaken as part of the overall later Georgian re-development, likely necessitated demolition of the original rear wall of the frontage element, potentially as being represented by the sandstone wall recorded in the excavation. The recorded evidence indicates different constructional phases for the southern rear element, with evidence for elevation of the roofline provided by changes in render type and brickwork bond at the height of the upper portion of the first floor windows in the rear elevation. Evidence of later alterations, principally replacement of windows, was also recorded in the rear elevation of the southern element.
- 12.1.12 Internally, fabric associated with the later Georgian development of the building was recorded within enabling holes and along the installation routes of new services. These interventions generally exposed lathe and plaster initially, with underlying brickwork exposed in Reception 1 and 2 on the ground floor and Bedrooms 1 and 3 on the second floor. Bedroom 3 contained evidence of the room having been shortened, with its existing southern wall comprising a thin lathe and plaster partition wall. Evidence for this was also recorded within an enabling hole in the south-western corner of the room, where the north-south aligned masonry wall had been truncated.
- 12.1.13 The S-shaped rear extension to the property is of likely mid-19th-century origin, although it was partially demolished and rebuilt sometime in the early 20th century. It represents a typical Victorian modification to an existing large house to provide a kitchen and washroom facility, distinct from the main living spaces. The earliest surviving brick fabric is contained in the north-south aligned utility room/WC range and the south wall of the northern, kitchen range. Early 20th-century elements include the north and south walls of the kitchen range, heightened walls of the utility room/WC range and the southern outbuilding.

## **12.2 Recommendation**

- 12.2.1 It is recommended that a summary of the work described in this report is prepared as an article for the annual *Archaeology in County Durham* magazine produced by the Archaeology Section of DCC. This should outline the findings of the work and discuss, firstly, the greater understanding which has been achieved of the phased development of the property and, secondly, the contribution the small excavation has made towards current knowledge of the archaeology of this part of Durham's historic peninsula.

## **13. ACKNOWLEDGEMENTS AND CREDITS**

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The role of Clare Henderson, DCCAS Senior Archaeologist, is acknowledged.

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*Small Finds:* Marit Gaimster

*Stone Small Finds:* Kevin Hayward

*Faunal Remains:* Kevin Reilly

### **Other Credits**

*Ceramic Material and Glass:* Jenny Vaughan and John Nolan, (NCAS)

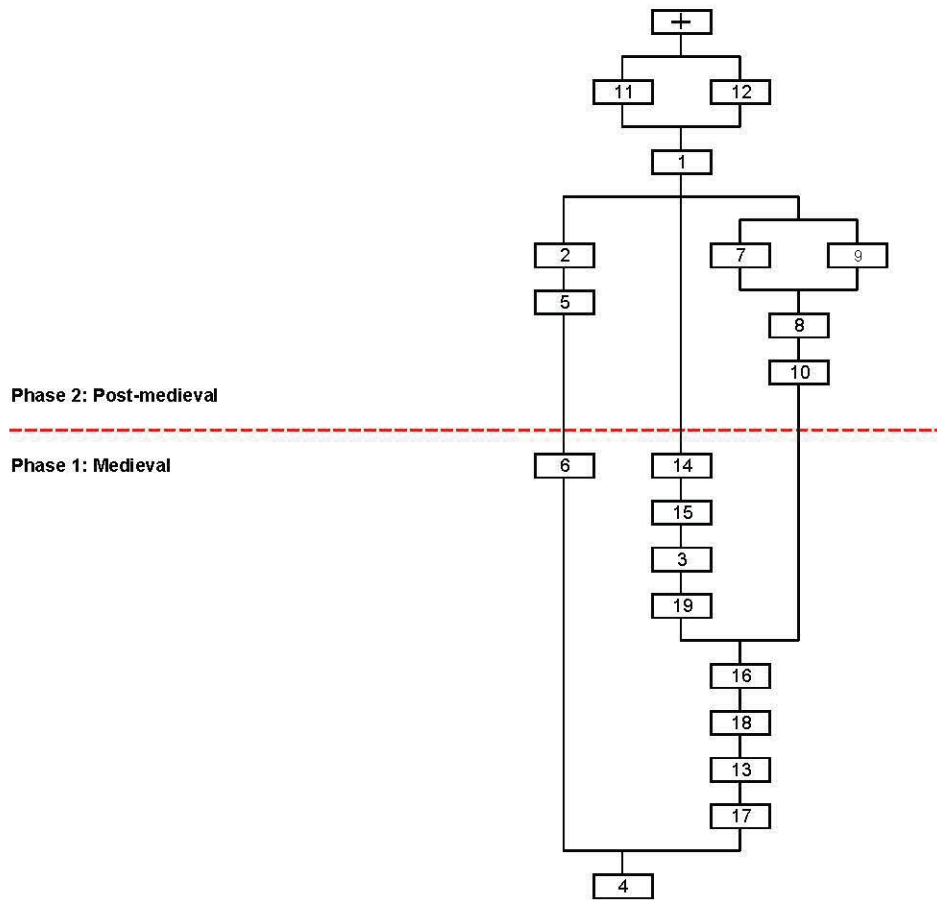
*Wallpaper:* Frank Green

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**APPENDIX 1**  
**STRATIGRAPHIC MATRIX**



**APPENDIX 2**  
**CONTEXT INDEX**



**SBD 13: CONTEXT INDEX**

<b>Context</b>	<b>Phase</b>	<b>Trench</b>	<b>Type 1</b>	<b>Type 2</b>	<b>Interpretation</b>
1	2	1	Deposit	Layer	Ground raising dump
2	2	1	Deposit	Layer	Ground raising dump/demolition
3	1	1	Deposit	Fill	Fill of pit [19]
4	1	1	Masonry	Structure	Sandstone wall
5	2	1	Masonry	Structure	Brick infilling wall [4]
6	1	1	Deposit	Layer	Ground raising dump/demolition
7	2	1	Deposit	Fill	Backfill of drain [8]
8	2	1	Masonry	Structure	Brick drain
9	2	1	Deposit	Fill	Backfill of construction cut [10]
10	2	1	Cut	Linear	Construction cut for drain [8]; filled by [9]
11	2	1	Masonry	Structure	Brick stack and timber joist
12	2	1	Masonry	Structure	Brick stack
13	1	1	Deposit	Layer	Surface
14	1	1	Deposit	Fill	Backfill of construction cut [15]
15	1	1	Cut	Linear	Construction cut for wall to east; filled by [14]
16	1	1	Deposit	Layer	Ground raising dump/demolition
17	1	1	Deposit	Layer	Surface
18	1	1	Deposit	Layer	Surface
19	1	1	Cut	Discrete	Pit; filled by [3]

**APPENDIX 3**  
**PHOTOGRAPHIC PLATES**

## **Catalogue of Photographic Record**

### ***Excavation area***

- Plate 1      Excavation area; wall [4] and later brick infill [5], looking east  
Plate 2      Excavation area; wall [4], later brick infill [5], brick drain [8] and stack [12], looking west

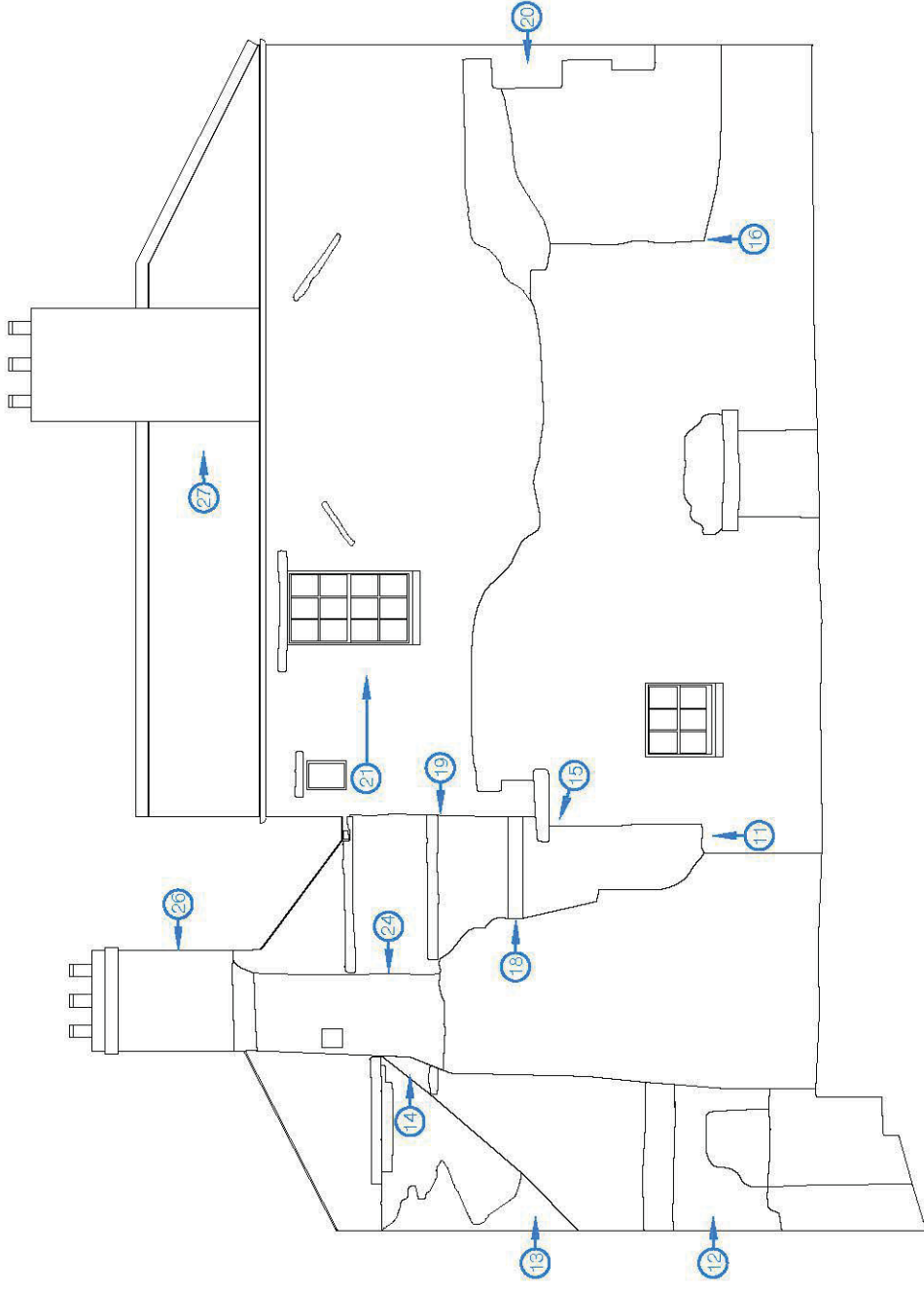
### ***Exterior of building***

- Plate 3      Front element, east-facing (front) elevation, prior to works  
Plate 4      North-facing (side) elevation, oblique view, prior to works  
Plate 5      Rear elements, west-facing (rear) elevation, prior to works  
Plate 6      S-shaped extension, west-facing elevation, oblique view, prior to works  
Plate 7      S-shaped extension, north-facing elevation (kitchen range), prior to works  
Plate 8      S-shaped extension, north-facing elevation (outbuilding), prior to works  
Plate 9      North-facing (side) elevation, during works (view, no scale)  
Plate 10     Rear elements, west-facing (rear) elevation, during works  
Plate 11     North-facing (side) elevation, sandstone masonry interface  
Plate 12     North-eastern corner of building, sandstone masonry above doorway  
Plate 13     North-facing (side) elevation, brickwork and sandstone masonry interface  
Plate 14     North-facing (side) elevation, projecting chimney masonry  
Plate 15     North-facing (side) elevation, masonry interface  
Plate 16     North-facing (side) elevation, sandstone masonry at western extent of rear element  
Plate 17     West-facing (rear) elevation, northern element, masonry with brick infill below windows  
Plate 18     North-facing (side) elevation, front element, projecting masonry of capped chimney  
Plate 19     North-facing (side) elevation, northern element, brickwork incorporating timber  
Plate 20     North-facing (side) elevation, northern element, brickwork façade on earlier masonry  
Plate 21     North-facing (rear) elevation, northern element, upper brickwork  
Plate 22     West-facing (rear) elevation, northern element, brickwork arches above ground floor windows  
Plate 23     West-facing (rear) elevation, northern element, brickwork arches above first floor windows  
Plate 24     North-facing (side) elevation, front element, chimney (brickwork above sandstone masonry)  
Plate 25     West-facing (rear) elevation, southern element, brickwork detail above windows  
Plate 26     North-facing (side) elevation, front element, chimney stack on roofline  
Plate 27     North-facing (side) elevation, rear element, chimney stack on roofline  
Plate 28     Southern element, chimney stack in south-facing elevation  
Plate 29     West-facing (rear) elevation, southern element, brick infill below replacement window in first floor

### ***Interior of building***

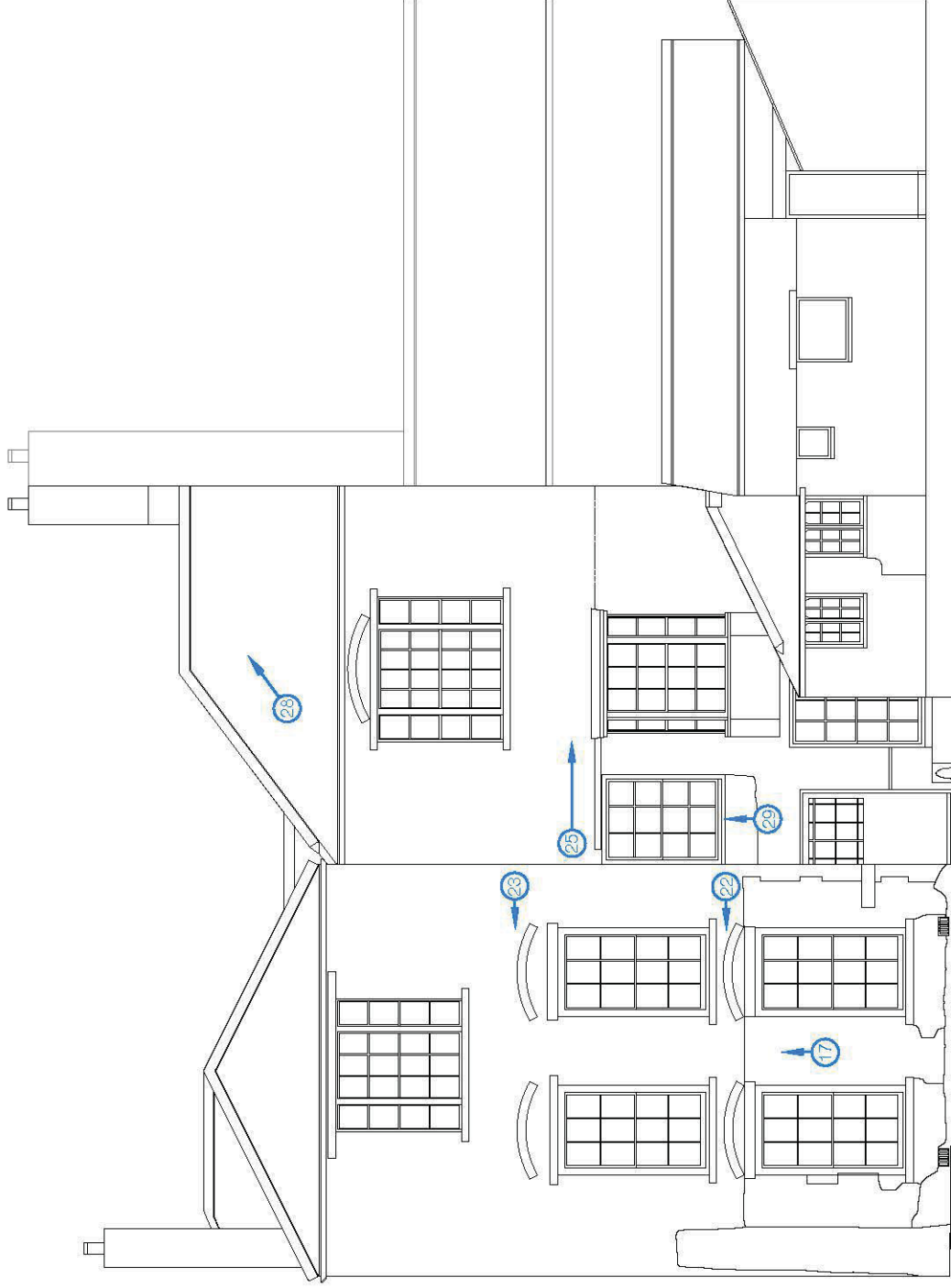
- Plate 30     Cellar, access steps  
Plate 31     Cellar, west wall  
Plate 32     Cellar, ceiling (floor timbers above)  
Plate 33     Front element, ground floor, main lobby  
Plate 34     Front element, ground floor, staircase from main lobby  
Plate 35     Front element, ground floor, staircase from main lobby, balustrade detail  
Plate 36     Front element, ground floor, study and flat lobby, partition wall removed  
Plate 37     Front element, ground floor, flat lobby, exposed fireplace in north wall

- Plate 38 Southern rear element, ground floor, central hallway
- Plate 39 Southern rear element, ground floor, Reception Room 2, eastern part
- Plate 40 Southern rear element, ground floor, Reception Room 2, exposed masonry in north-west corner
- Plate 41 is of the exterior of the building***
- Plate 41 West-facing (rear) elevation, southern element, sandstone masonry below ground floor window
- Plate 42 Southern rear element, ground floor, Reception Room 2, exposed masonry in fireplace
- Plate 43 Northern rear element, ground floor, Reception Room 1
- Plate 44 Reception Room 1, fireplace in north wall
- Plate 45 Northern rear element, ground floor, Reception Room 1, enabling holes in south wall
- Plate 46 Reception Room 1, easternmost enabling hole in north wall, detail
- Plate 47 Reception Room 1, enabling hole in west wall, detail
- Plate 48 Reception Room 1, westernmost enabling hole in south wall, detail
- Plate 49 S-shaped rear extension, kitchen range
- Plate 50 S-shaped rear extension, utility room/WC range
- Plate 51 S-shaped rear extension, utility room/WC range, brickwork exposed in east wall
- Plate 52 S-shaped rear extension, utility room/WC range, door in north wall
- Plate 53 S-shaped rear extension, kitchen range, north wall
- Plate 54 Northern rear element, staircase, rising from ground floor
- Plate 55 Northern rear element, staircase, balustrade at half-landing between ground and first floor
- Plate 56 Northern rear element, staircase, balustrade at half-landing between first and second floor
- Plate 57 Southern rear element, main staircase, from first floor landing
- Plate 58 Northern rear element, staircase, from first floor landing
- Plate 59 Southern rear element, first floor landing window
- Plate 60 Northern rear element, first floor, Bedroom 1
- Plate 61 Northern rear element, first floor, Bedroom 1, fireplace
- Plate 62 Northern rear element, first floor, Bedroom 1, service installation area in east wall
- Plate 63 Southern rear element, first floor, Bedroom 2, eastern part
- Plate 64 Southern rear element, first floor, Bedroom 2, western part
- Plate 65 Front element, first floor, Bedroom 3, eastern part
- Plate 66 Front element, first floor, Bedroom 3, western part
- Plate 67 Front element, first floor, Bedroom 3, south end, during works
- Plate 68 First floor, Bedroom 3, enabling hole in north wall
- Plate 69 First floor, Bedroom 3, central enabling hole in east wall
- Plate 70 First floor, Bedroom 3, southern enabling hole in east wall
- Plate 71 First floor, Bedroom 3, central enabling hole in west wall
- Plate 72 First floor, Bedroom 3, removed floorboards showing timber beam
- Plate 73 Northern rear element, staircase, from second floor landing
- Plate 74 Southern rear element, second floor, living room, exposed brickwork in west wall
- Plate 75 Front element, second floor, kitchen, exposed brickwork in east wall



SIDE ELEVATION

Figure 12  
Plate location: north-facing (side) elevation  
1:100 at A4



REAR ELEVATION



Figure 13  
Plate location: west-facing (rear) elevation  
1:100 at A4



Figure 14  
Plate location: Ground Floor plan  
1:125 at A4



Figure 15  
Plate location: First Floor plan  
1:100 at A4



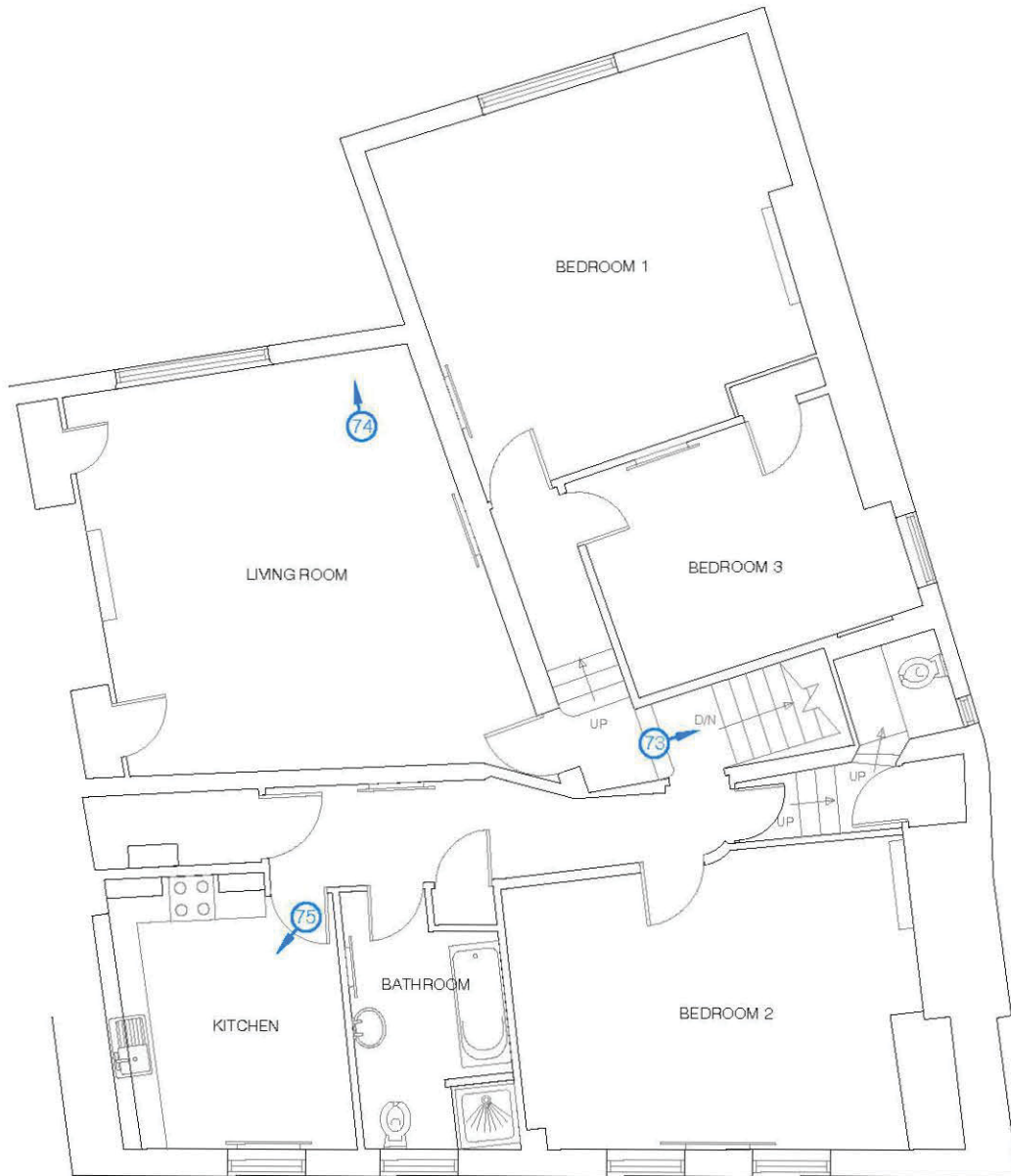


Figure 16  
Plate location: Second Floor plan  
1:100 at A4



Plate 1: Excavation area; wall [4] and later brick infill [5], looking east (1m scale)



Plate 2: Excavation area; wall [4], later brick infill [5], brick drain [8] and stack [12], looking west (1m scale)



Plate 3: Front element, east-facing (front) elevation, prior to works (2m scale)



Plate 4: North-facing (side) elevation, oblique view, prior to works (view, no scale)



Plate 5: Rear elements, west-facing (rear) elevation, prior to works (view, no scale)



Plate 6: S-shaped extension, west-facing elevation, oblique view, prior to works (2m scale)



Plate 7: S-shaped extension, north-facing elevation (kitchen range), prior to works (2m scale)



Plate 8: S-shaped extension, north-facing elevation (outbuilding), prior to works (view, no scale)



Plate 9: North-facing (side) elevation, during works (view, no scale)



Plate 10: Rear elements, west-facing (rear) elevation, during works (view, no scale)



Plate 11: North-facing (side) elevation, sandstone masonry interface (1m scale)



Plate 12: North-eastern corner of building, sandstone masonry above doorway (0.5m scale)



Plate 13: North-facing (side) elevation, brick/sandstone masonry interface (1m scale)



Plate 14: North-facing (side) elevation, projecting chimney masonry (1m scale)





Plate 15: North-facing (side) elevation, masonry interface (1m scale)



Plate 16: North-facing (side) elevation, sandstone masonry at western extent of rear element (1m scale)



Plate 17: West-facing (rear) elevation, northern element, masonry with brick infill below windows (1m scale)



Plate 18: North-facing (side) elevation, front element, projecting masonry of capped chimney (1m scale)



Plate 19: North-facing (side) elevation, northern element, brickwork incorporating timber (view, no scale)



Plate 20: North-facing (side) elevation, northern element, brickwork façade on earlier masonry (1m scale)



Plate 21: North-facing (side) elevation, northern element, upper brickwork (view, no scale)



Plate 22: West-facing (rear) elevation, northern element, brickwork arches above ground floor windows (0.5m scale)



Plate 23: West-facing (rear) elevation, northern element, brickwork arches above first floor windows (1m scale)



Plate 24: North-facing (side) elevation, front element, chimney breast (brickwork above sandstone masonry) (1m scale)



Plate 25: West-facing (rear) elevation, southern element, brickwork detail above window (0.5m scale)



Plate 26: North-facing (side) elevation, front element, chimney stack on roofline (0.5m scale)



Plate 27: North-facing (side) elevation, rear element, chimney stack on roofline (view, no scale)



Plate 28: Southern rear element, chimney stack in south-facing elevation (view, no scale)



Plate 29: West-facing (rear) elevation, southern element, brick infill below replacement window in first floor (0.5m scale)



Plate 30: Cellar, access steps (1m scale)



Plate 31: Cellar, west wall (1m scale)



Plate 32: Cellar, ceiling (floor timbers above) (view, no scale)



Plate 33: Front element, ground floor, main lobby (1m scale)



Plate 34: Front element, ground floor, staircase from main lobby (1m scale)



Plate 35: Front element, ground floor, staircase from main lobby, balustrade detail (view, no scale)





Plate 36: Front element, ground floor, study and flat lobby, partition wall removed (1m scale)



Plate 37: Front element, ground floor, flat lobby, exposed fireplace in north wall (view, no scale)



Plate 38: Southern rear element, ground floor, central hallway (1m scale)



Plate 39: Southern rear element, ground floor, Reception Room 2, eastern part (1m scale)



Plate 40: Southern rear element, ground floor, Reception Room 2, exposed masonry in north-west corner (1m scale)



Plate 41: West-facing (rear) elevation, southern element, sandstone masonry below ground floor window (0.5m scale)



Plate 42: Southern rear element, ground floor, Reception Room 2, exposed masonry in fireplace (1m scale)



Plate 43: Northern rear element, ground floor, Reception Room 1 (1m scale)



Plate 44: Reception Room 1, fireplace in north wall (1m scale)



Plate 45: Northern rear element, ground floor, Reception Room 1, enabling holes in south wall (view, no scale)



Plate 46: Reception Room 1, easternmost enabling hole in north wall, detail (0.5m scale)



Plate 47: Reception Room 1, enabling hole in west wall, detail (view, no scale)



Plate 48: Reception Room 1, westernmost enabling hole in south wall, detail (0.5m scale)



Plate 49: S-shaped rear extension, kitchen range (1m scale)

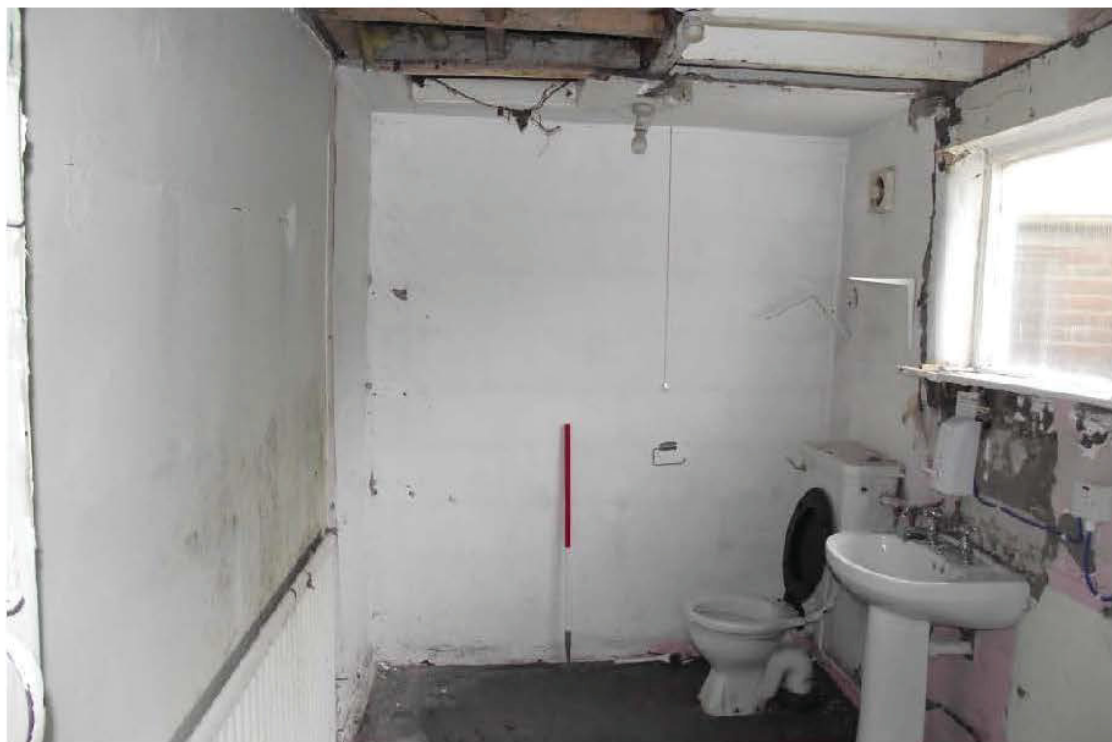


Plate 50: S-shaped rear extension, utility room/WC range (1m scale)



Plate 51: S-shaped rear extension, utility room/WC range, brickwork exposed in east wall (1m scale)



Plate 52: S-shaped rear extension, utility room/WC range, door in north wall (1m scale)



Plate 53: S-shaped rear extension, kitchen range, north wall (1m scale)



Plate 54: Northern rear element, staircase, rising from ground floor (1m scale)



Plate 55: Northern rear element, staircase, balustrade at half-landing between ground and first floor (view, no scale)



Plate 56: Northern rear element, staircase, balustrade at half-landing between first and second floor (view, no scale)





Plate 57: Southern rear element, main staircase, from first floor landing (view, no scale)



Plate 58: Northern rear element, staircase, from first floor landing (1m scale)



Plate 59: Southern rear element, first floor landing window (1m scale)



Plate 60: Northern rear element, first floor, Bedroom 1 (1m scale)



Plate 61: Northern rear element, first floor, Bedroom 1, fireplace (1m scale)



Plate 62: Northern rear element, first floor, Bedroom 1, service installation area in north wall (0.5m scale)



Plate 63: Southern rear element, first floor, Bedroom 2, eastern part (1m scale)



Plate 64: Southern rear element, first floor, Bedroom 2, western part (1m scale)



Plate 65: Front element, first floor, Bedroom 3, eastern part (1m scale)



Plate 66: Front element, first floor, Bedroom 3, western part (1m scale)



Plate 67: Front element, first floor, Bedroom 3, south end, during works (1m scale)



Plate 68: First floor, Bedroom 3, enabling hole in north wall (0.5m scale)



Plate 69: First floor, Bedroom 3, central enabling hole in east wall (0.5m scale)



Plate 70: First floor, Bedroom 3, southern enabling hole in east wall (0.5m scale)



Plate 71: First floor, Bedroom 3, central enabling hole in west wall (0.5m scale)



Plate 72: First floor, Bedroom 3, removed floorboards showing timber beam (0.5m scale)



Plate 73: Northern rear element, staircase, from second floor landing (1m scale)



Plate 74: Southern rear element, second floor, living room, exposed brickwork in west wall (1m scale)



Plate 75: Front element, second floor, kitchen, exposed brickwork in east wall (1m scale)



# PCA

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