HISTORIC BUILDING RECORDING
OF THE FORMER BARKING POLICE
STATION, RIPPLE ROAD, LONDON
BOROUGH OF BARKING AND
DAGENHAM, IG11 7PE







PCA REPORT NO: R12667

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PRE-CONSTRUCT ARCHAEOLOGY

Historic Building Recording of the Former Barking Police Station, Ripple Road, London Borough of Barking and Dagenham, IG11 7PE

Written by Adam Garwood

Project Manager: Charlotte Matthews

Commissioning Client: Resco Investments Ltd Central National Grid Reference: TQ 44347 84098

Site Code: RPR16

Contractor:

Pre-Construct Archaeology Limited
Unit 54, Brockley Cross Business Centre
96 Endwell Road, Brockley
London SE4 2PD

Tel: 020 7732 3925 Fax: 020 7732 7896

Email: cmatthews@pre-construct.com

Web: www.pre-construct.com

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THE FORMER BARKING POLICE STATION, RIPPLE ROAD, LONDON BOROUGH OF BARKING AND DAGENHAM, IG11 7PE

HISTORIC BUILDING RECORDING

Quality Control

Pre-Construct Archaeology Limited	
Project Number	K4706
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	Name & Title	Signature	Date
Text Prepared by:	Adam Garwood		18/10/2016
Graphics	Hayley Baxter		18/10/2016
Prepared by:			
Graphics	Josephine Brown	(Josephine Brown	18/10/2016
Checked by:		0.7.	
Project Manager	Charlotte Matthews	Chalte Rathers	18/10/2016
Sign-off:		CMO DOL 1 COLL - 101	

Revision No.	Date	Checked	Approved

Pre-Construct Archaeology Limited Unit 54 Brockley Cross Business Centre 96 Endwell Road London SE4 2PD

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1 NON-TECHNICAL SUMMARY

- 1.1.1 Pre-Construct Archaeology Limited was commissioned by Resco Investments Ltd to undertake an Historic England Level 3 historic building recording of the former Barking Police Station, Ripple Road, London Borough of Barking and Dagenham, prior to its partial demolition. The survey was undertaken on the advice of the Historic England Greater London Archaeological Advisory Service (GLAAS) and as a requirement of an archaeological condition attached to planning permission 15/00658/FUL.
- 1.1.2 The survey has shown that Barking Police Station and its adjacent Stable Block were contemporary buildings purpose-built in 1910 to the designs of John Dixon Butler, a Fellow of the Royal Institute of British Architects and surveyor to the Metropolitan Police Force. The new station, part of the Metropolitan Police Forces K Division covering much of east London, replaced a former smaller station in North Street. It was built on a plot of land purchased for £825 from Mr J.W. Glenny in 1906 and was finally opened in September 1910. The building remained in use as a police station serving the local community until its closure in 2014. During this 104 year period neither the station nor the adjacent stable block were enlarged or altered externally beyond superficial changes. However, the evolving needs and requirements of the service had a significant impact upon its internal spatial integrity and, despite the notable survival of fenestration, there has been an extensive loss of fixtures and fittings.

2 INTRODUCTION

2.1 Background

2.1.1 Pre-Construct Archaeology Limited was commissioned by Resco Investments Ltd to undertake an Historic England Level 3 historic building survey of the former Barking Police Station, Ripple Road, London Brough of Barking and Dagenham, prior to its partial demolition. The survey was undertaken as a requirement of an archaeological condition attached to planning permission 15/00658/FUL and carried out in accordance with a Written Scheme of Investigation (Bower, 2016) approved by the Greater London Archaeology Advisory Service in advance of works. The survey accords with National Planning Policy Guidance, specifically National Planning Policy Framework (NPPF) (2012) and the Local Planning Authority's (ref: DM12) adopted policy towards built heritage and archaeology.

2.2 Site Location and Description

- 2.2.1 The site is located within the commercial/retail core of Barking, to the east of the remains of Barking Abbey and Barking Town Hall and to the south-west of the former Tottenham & Forest Gate Railway (overground and tube), Channel Tunnel Rail Link and the A123 Ripple Road.
- 2.2.2 The site comprises a rectangular plot with the former police station, built over three storeys and laid out to an L shaped plan, situated to the north-east to present its principal (north-west to south-east aligned) front range to Ripple Road. The return range extends to the rear, following the northern site boundary and partly enclosing a large service yard, to the rear. The rear yard also incorporates a free-standing former stable block backing onto the southern site boundary and modern medium-rise buildings presently in use by Travelodge and Tesco Express. It is accessed by a short gated drive from Clockhouse Avenue.
- 2.2.3 The site is centred at Ordnance Survey National Grid Reference TQ TQ 44347 84098 and is located within the London Borough of Barking and Dagenham.
- 2.2.4 The former police station is abutted to the north-west by a contemporary, early 20th century William and Mary style building, No. 2 Ripple Road, presently in part retail use by JD Sports. This building, together with police station (No. 6 Ripple Road) are not statutorily listed but are designated on the 'Local List of Buildings of Special Architectural or Historic Interest' maintained by the London Borough of Barking and Dagenham and are protected through conservation area designation, lying within the Abbey and Barking Town Conservation Area. At the time of the survey the police station buildings were redundant but in good order and weather-tight.
- 2.2.5 The proposals will entail the demolition of the majority of the former station building and the stable block, retaining only the facade to Ripple Road, which will be integrated into and front the proposed new 5-storey development.

3 PLANNING BACKGROUND

3.1 Introduction

3.1.1 National legislation and guidance relating to the protection of historic buildings and structures within planning regulations is defined by the provisions of the *Town and Country Planning Act 1990*. In addition, local planning authorities are responsible for the protection of the historic environment within the planning system and policies for the historic environment are included in relevant regional and local plans.

3.2 National Legislation and Planning Guidance

- 3.2.1 Statutory protection for historically important buildings and structures is derived from the *Planning (Listed and Conservation Areas) Act* 1990. Guidance on the approach of the planning authorities to development and historic buildings, conservation areas, historic parks and gardens and other elements of the historic environment is provided by the National Planning Policy Framework (NPPF), which was adopted on 27 March 2012.
- 3.2.2 Historic buildings are protected through the statutory systems for listing historic buildings and designating conservation areas. Listing is undertaken by the Secretary of State; designation of conservation areas and locally listed buildings is the responsibility of local planning authorities. The historic environment is protected through the development control system and, in the case of historic buildings and conservation areas, through the complementary systems of listed building and conservation area control.

3.3 Regional Planning Guidance: London Plan

3.3.1 Development also falls under the remit of the Mayor of London's London Plan [March 2016] which addresses Heritage, Conservation Areas, World Heritage Sites and Protected sites. The core intent of the Mayor's strategy in the London Plan is expressed as follows:

POLICY 7.8 HERITAGE ASSETS AND ARCHAEOLOGY

London's heritage assets and historic environment, including listed buildings, registered historic parks and gardens and other natural and historic landscapes, conservation areas, World Heritage Sites, registered battlefields, scheduled monuments, archaeological remains and memorials should be identified, so that the desirability of sustaining and enhancing their significance and of utilising their positive role in place shaping can be taken into account.

Development should incorporate measures that identify, record, interpret, protect and, where appropriate, present the site's archaeology.

Planning decisions

Development should identify, value, conserve, restore, re-use and incorporate heritage assets, where appropriate.

Development affecting heritage assets and their settings should conserve their significance, by being sympathetic to their form, scale, materials and architectural detail.

New development should make provision for the protection of archaeological resources, landscapes and significant memorials. The physical assets should, where possible, be made available to the public on-site. Where the archaeological asset or memorial cannot be preserved or managed on-site, provision must be made for the investigation, understanding, recording, dissemination and archiving of that asset.

3.4 THE ADOPTED CORE STRATEGY FOR BARKING AND DAGENHAM (ADOPTED 2010)

Policy CP2: Protecting and Promoting our Historic Environment

Barking and Dagenham has a rich local history. Signs of our fishing, maritime and industrial heritage can still be seen for example at Barking Town Quay, the Ford works in Dagenham, and the Malthouse and Granary buildings on Abbey Road. The Becontree Estate, the Curfew Tower and remains of Barking and Abbey, Eastbury Manor House, Valence House and Dagenham Village are also important symbols of our past. However, compared to many other areas the Borough has relatively few protected historic environment assets such as listed buildings and conservations areas. With this in mind the Council will take particular care to:

- Protect and wherever possible enhance our historic environment.
- Promote understanding of and respect for our local context.
- Reinforce local distinctiveness.
- Require development proposals and regeneration initiatives to be of a high quality that respects and reflects our historic context and assets.

3.5 BARKING TOWN CENTRE ACTION AREA PLAN (2011)

Policy BTC19: Heritage and the Historic Environment

The Council will protect and enhance the Abbey Road Riverside and the Abbey and Barking Town Centre Conservation Areas (both as defined on the Inset Proposals Map). The Council will also protect and enhance listed buildings in the Plan area and, with English Heritage, keep under review whether any additional buildings within the Plan area should become statutorily listed or be added to the list of buildings of local importance. The Council will require developers to take the character and appearance of the Conservation Areas into account as well as the regeneration potential of buildings of historical and/or architectural interest including the their possible re-use, where appropriate.

Developments in a Conservation Area or involving a building of historical and/or architectural interest (statutory listed and locally listed) or affecting their setting will be required to conform with Policy CP2 of the Core Strategy and take full account of the relevant Conservation Area Appraisal

3.6 Planning Permission

3.6.1 A planning application 15/00658/FUL for the 'Demolition of rear extension and outbuildings, conversion of police station and erection of 5-storey building to rear to provide 24 residential units and use of ground floor of police station for Class A1 (retail) or Class A3 (restaurant/cafe) purposes' was granted in 2015 through the appeal process by the Barking and Dagenham Development Control Board.

4 METHODOLOGY

4.1 Aims and Objectives

4.1.1 The aim of the building recording was to provide a detailed record of the historic fabric of the police station and stable block, meeting nationally recognised standards set out by Historic England and the ClfA. The works were undertaken to a standard which will allow future understanding and interpretation of the buildings. An archive and report are to be created as a result of the project.

4.2 On-Site Recording

- 4.2.1 The historic building survey was carried out on the 26th and 27th September 2016 by an historic buildings archaeologist (the author). A photographic survey using high quality digital images was completed recording all areas, historic structures, decorative treatments, fabric and principal views. A selection of these photographs has been included in this report as **Plates 1** to **59** and **Figures 2**, **8** to **11** show the location and direction of the plates.
- 4.2.2 The historic building recording was undertaken in accordance with a Level 3 survey as set out in Historic England 2016 Understanding Historic Buildings: A Guide to Good Recording Practice.

4.3 Project Archive

4.3.1 A full and ordered archive including any written, drawn, survey and photographic records will be completed in accordance with guidelines for the preparation of archaeological archives for long term storage. The archive will be provisionally stored in Pre-Construct Archaeology's London Office in Brockley before being transferred to the LAARC. The report will be prepared as soon as possible after completion of the on-site work and will be submitted to the client, the GLHER (Greater London Historic Environment Record) and Barking and Dagenham Borough Council.

4.4 Guidance

4.4.1 All works were undertaken in accordance with standards set out in:

CIfA (2014) Standards and guidance for the archaeological investigation and recording of standing buildings or structures

English Heritage (now Historic England) (2005) The Presentation of Historic Building Survey in CAD

Historic England 2016 Understanding Historic Buildings: A Guide to Good Recording Practice

5 HISTORICAL BACKGROUND

- 5.1.1 During the 19th century, the traditional method of law enforcement using unpaid parish constables proved increasingly inadequate in dealing with rising levels of crime. The only professional force in the area was the Bow Street Horse Patrol, conspicuous in their red waistcoats and nicknamed the 'Robin Redbreasts', they aimed to keep the main roads clear of highwaymen, who, at the time, still posed a very real threat. In 1833 the Lighting and Watching Act was passed, allowing towns to set up their own police force. Barking quickly took advantage and in 1837 a Night Watch was established in the town.
- 5.1.2 The Metropolitan Police Force Surveyorship was established in 1842, thirteen years after Sir Robert Peel's Metropolitan Police Act of 1829. From the first purpose-built police station in 1831, at Bow Street, new stations were built throughout the 19th century particularly in the late 1880s following the political unrest of that decade and high-profile events such as the Whitechapel Murders. Victorian police stations were hence built in prominent positions with easy access from the street, in order to advertise the presence of the police to a concerned public.
- 5.1.3 In January 1840 both Barking and Dagenham became part of the K Division of London's Metropolitan Police. According to William Holmes Frogley, writing at the end of the 19th century, Barking was at first given two police officers, who were stationed at Vine Cottage in Tanner Street. In 1849 the local constabulary (such as it was) moved into a purpose-built building located at no. 83 North Street, which simply comprised a charge room and two holding cells (anon).
- 5.1.4 By the beginning of the 20th century the provision at no. 83 North Street was seen to be inadequate and accordingly thoughts turned to providing a new larger building. In 1906 the freehold title of the land, for a new police station in Ripple Road, was purchased for £825 from Mr J.W. Glenny. Construction of the new station, built to the designs of John Dixon Butler, architect and surveyor to the Metropolitan Police Force, began in 1908 with the station finally opened in September 1910. The former Barking Police Station in North Street was sold in 1911 for £400 and non-public facing services were relocated to a new building at Muirhead Quay.
- 5.1.5 John Dixon Butler, a Fellow of the Royal Institute of British Architects, succeeded his father, John Butler, to this post in 1895 and served as surveyor until his death in 1920 by which time he had designed over 200 police stations and courts. His period as surveyor is also notable for the architectural quality of his designs. Dixon Butler stations are usually in a domestic style, sensitive to the context of the areas in which they were located, with strong municipal qualities such as handsome iron railings, inscribed lintels identifying the building as a police station, and other stone dressings. Surviving stations illustrate his proficiency across a range of different sites as the Metropolitan Police's jurisdiction was over a much wider area than comparable public service authorities, such as the London County Council, encompassing Middlesex and sections of other home counties. With this prolificacy came the opportunity to experiment with plan and elevational treatment and it is no surprise, that some of the most distinctive buildings in the Metropolitan Police estate are those by John Dixon Butler (Historic England).
- 5.1.6 Design often responded to political and social concerns, in the 1880s, for example, following a diphtheria case in Rotherhithe police station, the separate accommodation of police officers and prisoners was recommended. This was then overturned in the 1890s after a volatile police demonstration at Bow Street after which it was thought wise to house constables within the stations, and hence under the supervision of onduty officers. By the time of Dixon Butler's surveyorship a formula had been established: stations were designed with a mixture of police accommodation and cells; separate access for the police, prisoners and public was provided; and thought was given to the well-being of prisoners (ibid).
- 5.1.7 The police station at Ripple Road first appears on the Ordnance Survey 25 inch map

- of 1915, surveyed in 1913 (sheet LXXXVI.3; **Figure 4**). It is not shown on the 1894 map (**Figure 3**). The 1915 map suggests that the L-shaped police station footprint, as it remains today, was constructed in a single phase. The map shows the principal range fronting onto Ripple Road with the return attached to the north-west corner of the rear elevation. The detached stable/coach house building is also depicted on this map confirming that it was constructed by 1913, but most likely in 1910 along with the main building. The present boundaries to the site had also been established by this date.
- 5.1.8 The 1915 map also shows that the northern end of Ripple Road had begun to be developed during the early 20th century and by the 1920s the town spread east, along Ripple Road and Longbridge Road, and within the area between these roads. The adjoining no. 2 Ripple Road (currently JD Sports; Plate 2) was constructed around 1914 and a clubhouse (on the site of the present Tesco's) bordered the site to the south (Murphy, 2015). A Post Office and a Cinema lay opposite the newly built police station, while the present Magistrates Court fronting East Street was previously in use as offices for the Barking Urban District Council.
- 5.1.9 Barking Police Station was located within the 'K' or Bow Division of the Metropolitan Police (Figure 5) whose headquarters were based at no. 27 West India Dock Road, Limehouse. In December 1920, K Division, numbering just over 1,100 police officers, covered a large part of east London including the districts of Limehouse, Poplar, Isle of Dogs, Bow, West Ham, Forest Gate, East Ham, Plaistow, Canning Town, North Woolwich, Ilford, Barking and Chadwell Heath (Kennison, 2003).
- 5.1.10 The Ordnance Survey 25 inch map of 1939, published in 1946 (sheet LXXXVI.3; Figure 6) shows little change to the building footprint. The slightly narrower southwestern end of the return range are clearly shown as is the detached stable block along the southern site boundary. It is simply annotated as Police Station, and still lies opposite to the Post Office, Cinema and latterly a library (later destroyed by fire). The football ground first appears on this extract and it is noticeable that the development of this had continued apace, driven by the construction of the Becontree housing estate, of which the Barking part of the estate, comprising about 9,000 houses, was started by the L.C.C. in 1930 and completed by 1935. In 1931 the population had risen to 51,270 and by 1938, the expansion of the borough was virtually complete, the estimated population being 76,790 (VCH).
- 5.1.11 Kennison (2003) notes that two sets of married quarters and a section house accommodation for 21 unmarried men were constructed in 1924. It is not clear whether accommodation shared the same site (i.e. integrated into existing buildings) or was off-site. The section house was rebuilt in 1926 and the Police Station refurbished in 1936.
- 5.1.12 The latest Ordnance Survey map of 1961(TQ4484SW; Figure 7) again shows no external changes to the building footprints of the main police station and the stable block. It does however show the external steps and fire-escapes to the two buildings and the extent of the well into the basement storey. A small building (now demolished) is shown along the southern boundary and to the north-east of the stable. The general area remains relatively unchanged in terms of development, although the cinema had been replaced by a covered market.
- 5.1.13 The police station remained in use up until 2014 and during its 104 years of service very little appears to have changed with regards to the site boundaries or the building's footprint.

6 BUILDING DESCRIPTIONS

6.1 Introduction

- 6.1.1 The approved Written Scheme of Investigation required analysis and recording of the former Barking Police Station and its adjacent Stable Block equivalent to an Historic England Level 3 survey.
- 6.1.2 The descriptions and interpretation of the buildings are based on information gathered during the site visit and from primary and secondary archive sources. As the police station is aligned on a north-west to south-east axis (to the front) and a north-east to south-west axis for the return range to the rear, for ease of reference the building elevations and internal spaces will be referenced so as to conform with the cardinal points. Therefore the front elevation to Ripple Road will be referred to as the 'East' elevation and the rear elevation to the yard, the 'West' elevation. Accordingly this will also apply to the stable block and the boundary walls.

6.2 Police Station; External Descriptions

- 6.2.1 The principal elevation fronts onto Ripple Road and is a relatively balanced symmetrical facade built over three-storeys with a 2½ storey central 4 bay section flanked by a pair of taller three-storey bays terminating with a projecting gable (Plate 1). The elevation is constructed using a fine, smooth-faced uniform red brick (no kiss marks), laid in Flemish bond and within a hard Portland cement. Portland stone dressings are used to embellish the majority of openings to the ground and first floor and as sill, lintel and eaves bands. The latter, within the lower central bays, is decorated with a dentil course below a stone cornice. The ground floor storey comprises a five window/door range which incorporates two large off-centre bay windows (Plate 3), dressed in Portland stone and an off-set main entrance, approached by a short flight of steps, similarly embellished with an ornate Portland Stone surround (Plate 4). These openings, though balanced, do not correlate with the rhythm of the openings in the floors above, which are much more symmetrical in their layout.
- The door surround to the main entrance is deeply moulded, rising above the level of 6.2.2 the adjacent windows, to accentuate the opening, and incorporating an integral central panel over the door reading POLICE (Plate 4). The main entrance retained its pair of original four panel oak doors. The window surrounds to the ground floor were lugged, a feature replicated across the stone mullions of the bay windows, which enclosed casement windows, with taller side hung casements, each of two lights, occupying the bottom two thirds of the opening and a smaller six light casement above (Plate 3). The window joinery to the first and second floors used horned box sash windows, typically four over four but also including narrower two over two sashes flanking more ornate central window openings in the second 'attic' floor, built with half round segmental pediments. The end three storey bays, surmounted by over-sailing Portland stone pediments, sprung off stylised corbels, both include an arched headed window at first floor with a tall stylised keystone and a gauged brick tympanum. The central bays of the second floor, above the dentil band, lie within a false Mansard roof, covered with regular courses of blue Welsh slate. The roof above is pitched to the ridge line and continues as a simple pitched roof (no Mansard) across the rear roof plane. The rain water goods include two central cast iron hoppers, cast with the buildings construction of 1910 and MP representing the Metropolitan Police. The front of the building was enclosed by contemporary wrought iron railings which next to the entrance incorporated a cast-iron 'gas lamp' typically glazed using blue glass but now blacked-out (Plate 5).
- 6.2.3 The less visible rear elevations, as is common, were much plainer and understated, incorporating none of the finer Portland stone detailing or embellishments lavished on the façade (Plates 6 and 7). They are less symmetrical in the layout of the openings, function taking precedence over form, and are built using a lesser quality brickwork, also laid in Flemish Bond, in Portland cement and uses Queen closers to openings

and angles. However, finer gauged brick voussoirs are used for many of the window and door openings on the ground and first floor, and a gauged and rubbed brick voussoir to the large half round opening with an integral entrance, located within the rear return wing (Plates 7 and 9). This wing also includes a series of six smaller window openings, with heavy cast-iron frames, stone lintels and sills and small glazed lights, which light the prisoner cells at ground floor (Plates 8 and 9). A taller window to the east of the six, built using glass blocks, lights an adjacent cell, which is clearly a later adaptation of an original door opening (Plate 9). Despite this, the arrangement of the fenestration is almost entirely original, as is the window joinery. The latter mainly comprises horned box sashes (Plate 10), which typically reduce in height as they rise through the building. The window sills were typically concrete with a stone-chip textured finish.

- 6.2.4 Two contemporary outshuts to the rear of the front range both accommodate stairwells (Figures 8 and 9; Plate 7). The northern stairwell has a straight flight of stairs built with a simple cat-slide roof and was lit by a series of three casements which follow the incline of the stair (Plates 6 and 7). The southern projection, containing an open well stair, was lit at first floor by a flat roofed dormer, set central to a pent roof. This outshut continues to the south (as a flat roof) to accommodate a first floor room.
- 6.2.5 The second floor window openings are located just below the eaves and have simple lintels. The feet of the rafters are exposed along the eaves, a feature present around the entire circuit of the building apart from the facade. The roofs are mainly pitched and gable ended apart from the lower 2½ storey western end of the rear return range, which has a hipped end with a dormer window (facing west, **Plate 6**).
- 6.2.6 The basement is accessed via two door openings within the south facing wall of the return range (Figure 11; Plate 9). The westernmost has ceramic bull-nose bricks to the opening and an adjacent external angle. The access to the basement is within a well, bordered by a brick revetment wall and with wrought iron railings. The window and door openings to the basement use stone lintels with chamfered soffits, also a feature of the cell windows. The northern elevation of the return range was not possible to photograph, however it followed the same general architectural treatment as described for the rear elevations. Notably the elevation also included a series of single storey, flat-roofed projections at ground floor level.

6.3 Police Station: Ground Floor

- 6.3.1 Internally each significant space/room has been given an individual number which (within the police station) are pre-fixed with letters B, G, F or S (Basement, Ground, First and Second Floors; **Figures 8** to **11**). The spaces within the stable block are all referred to with an SB (stable block) pre-fix (**Figures 8** and **9**).
- 6.3.2 On entry into the building it is evident that the interior of the police station has been subject to an extensive amount of internal alteration, sub-division and refurbishment. However within this much changed internal landscape, some vestiges of the original plan form, can just be recognised.
- 6.3.3 The ground floor is accessed from either the main public entrance from Ripple Road in the front range or via three secondary 'back' entrances (**Figure 8**). The latter are entered from the rear service yard, two located adjacent to the stairwells in the southern bays and one opening directly into (G12) within the rear return range (**Plate 25**). The relationship of the two entrances with the stairwells would suggest some form of internal segregation, with the plainer straight flight of stairs (G24; **Plate 15**) in day to day use and the more elaborate stair (G23; **Plate 16**) use for police staff only. Apart from the two stairwells, mentioned, the majority of the internal layout of the front-range is modern, comprising blockwork walls or modern light-weight partitions and screens. Some original internal walls do remain, although very little evidence of original early 20th century fixtures and fittings have survived. Notably and somewhat unusually, is the extent to which the original sash and casement windows survive. Architraves, skirting boards and some rails have randomly escaped the attentions of

- modernisation, although generally the loss of spatial integrity and fixtures is more pronounced at this level.
- 6.3.4 Room (G1) is located next to the southernmost rear entrance and opposite stair (G23). It was equipped with a sluice against the outside wall and an original built-in cupboard, internally shelved and clad in ceramic brick tiles (Plates 17 and 18). Latterly equipped with a slot-in gas oven, it retained its original two panel softwood door and external door architrave with a half ovolo moulding. The room was lit by a single original 6 over 6 sash window, typically built with heavy ovolo glazing bars, possibly a nod to additional security. The ceiling heights of this room was high at 3.63m, which, as seen across this floor and above, has resulted in the addition of suspended ceilings.
- 6.3.5 Rooms G2 and G3 were modern creations built using blockwork walls (Figure 8). Room (G2) still retained a chimney breast roughly central to its southern end wall, but no fireplace. Early features include a simple 8 inch plank style skirting to the south and east walls and the original casement windows to the front.
- 6.3.6 Passage (G4), originally ran the length of the front-range, parallel to the rear elevation (Figure 8). It provided internal access between the front and rear return range and connected the former front rooms with the stairwells. It was crossed at intervals by both passage wide and much larger (at G9) relieving arches.
- 6.3.7 Room (G5) was also a modern creation, mainly built with blockwork walls, but incorporating a part glazed screen with an oak veneer panelling fronting into the former police reception area (G6; Plate 19). The screen was modern built off a lightweight softwood stud wall. Reception (G6) formerly included the counter or 'desk', a modern addition spanning the gap between the veneer partition and the bay window. Fixtures remaining included part of the original plank like skirting boards, the casement windows and an internal window architrave with a typical ovolo detail. A series of heavy steel joists crossing the ceiling to the bay window demonstrates a modern repair to counter structural problems/movement within the bay window (Plate 20). A glazed partition with an integral door separated (G6) from the adjoining lobby (G7; Plate 21).
- 6.3.8 Lobby area (G7) was also partly a modern creation as the eastern walls to (G8 and G9) were both rebuilt in blockwork (Figure 8). Scars visible across the ceiling however suggest that the southern wall to (G8) originally continued further to the east, forming a passage to the main entrance. The latter retained its original heavy oak doors (two leaf) and internal door architrave. A heavy wrought iron latch-type bar was attached to the rear of the door and fixed by means of slotted screws. The floor within the lobby and the adjacent reception comprised modern terrazzo flooring.
- 6.3.9 Rooms (G10, G10A and G11) were again all modern rooms created by blockwork partitioning. Room (G10A) was a small room used as an electrical switch room and Room (G10) approached through a small sound-insulated ante room, was mostly used as an interview room or similar (Plate 22). Short lengths of picture rail survived in parts of (G10) and the window bay. The original casement windows with their matching brass window stays remained (Plate 23). Room (G11) was latterly in use by officers as it held a control panel which monitored activities within the prisoner cells, interview rooms and surgeons room (Plate 24).
- 6.3.10 Rooms (G12 to G25) not including (G24) lay within the rear return range, an area most notable for the presence of seven prisoner cells (G16 to G22) of which (G16) a detention cell, is a later adaptation. Internal sub-division within this rear range was not an extensive as in the front part of the building (Figure 8). Room (G12), a prisoner holding/charge room (Plate 25), is accessed direct from the rear yard via a caged doorway (external) in the south elevation (Plate 7). This wide doorway forms part of a large half round composite casement window of typical glazing bar and architrave design. Internal access is possible to/from the main passageway (G4), providing access to the first floor and into the cells via passageway (G15). A small adjoining room to the north (G13) was latterly used for taking fingerprints (Plate 26). Room

- (G13) and (G14) occupied single storey projections built alongside and to the north of the return range and flanked an open well which provided natural light into (G13) and the passage (G15).
- 6.3.11 The prisoner cells were grouped into a block to the west of the charge room (G12; Figure 8). They were segregated by gender, with two female cells (G17 and G18) and a detention cell (G16) forming one block, distinct from a further block of four male cells (G19 to G22) to the west. There was a noticeable difference between the male and female provision, the two female cells and the detention cell (G16) incorporated a toilet, hand basin and shower facilities, while the four male cells were 'unfurnished'. The cells G16 to G18 formerly had fitted bunk beds, although these had clearly been removed when the showers and hand basins were recently added.
- 6.3.12 Cell (G16) marked D1 on the cell door (Plate 27), appears to have been a later adaptation, lit by a tall window comprised of glass blocks. The walls of the cell were covered in a fine covering of a rough cast render and the floor was covered with modern linoleum. A shower, with a plywood screen (tiled to the wet side) and ceramic tiles occupied the southern end of the cell, while a WC was built against the opposite wall. The cistern for the WC, for reasons of tampering, was located outside the cell, set into a 'cupboard' adjacent to the cell door. This cupboard was constructed using Fletton brick, suggesting the addition of flushing toilets were a later improvement. A convex observation mirror was located on the ceiling and in a position that could be viewed via an observation portal (by Cell Security Ltd) set into the cell door. The latter was a heavy modern replacement hung off galvanised hinges bolted into a steel door frame.
- 6.3.13 Cells (G17 and G18) had similar facilities (Plates 28 to 30), identical cell doors, marked with either F1 or F2, F representing female. They were naturally lit by the small original cast-iron framed windows of 6 x 4 lights, set high in the wall (Plates 29 and 30) or by a central strip light.
- 6.3.14 The four male cells, marked M1 to M4 on their cell doors (Plate 31), were narrower in width and did not include washing or toilet facilities (Plate 33). However the presence of external cisterns and plumbing within external cupboards, as described for (G16), shows that WCs were formerly present (Figure 8; Plate 34), as were, also seen by scarring in the flank walls, fitted bunk beds. Otherwise the cells doors, observation mirrors and plain walls were the same as for the female cells, as was the rounding off of corners to guard against self damage. Each cell was equipped with a 'bell' which illuminated a red light over the cell door and was linked into a control panel in (G11). A shower (G25), adjacent to the male cells, was a modern addition. The lights in the Male Cells could be controlled from a Master Switch in the corridor (Plate 32). A cast iron ventilator was situated just above floor level in the south wall of Corridor G15 (Plate 35).

6.4 Police Station: First Floor

- 6.4.1 The main access to the first floor, for staff and detainees was via the straight flight of stairs (G24; Figure 9; Plate 15), while staff only access was available from the more ornate open well stair (G23; Plate 16). The former retained a hard wearing ceramic skirting with a bead detail and a tile dado, latterly over-painted. This tile dado feature continued along the first floor passage (F23) and was present along the walls of the dog leg staircase to the second floor.
- 6.4.2 Rooms (F2 to F5) were all modern additions built using lightweight stud walling and plasterboard (Plate 37). Only room (F1) in this area had remained unaltered, retaining a corner chimney breast (also present in F2) but no fireplace, simple plank skirting boards, two panel door with typical ovolo moulded architrave and fenestration. A small fitted under-skilling cupboard was built against the west wall (Plate 36). Whilst F2 to F5 were modern they all retained their original fenestration. Scarring in the ceiling above this area (F1 to F5) suggests it formerly comprised four larger rooms on a different arrangement as opposed to the present five rooms (shown in dashed yellow on Figure 9). An unusual feature was the corbelling over of the top

- of the northern internal walls to rooms (F4 and F5). As these were clearly supporting internal walls the corbelling may have been a structural device.
- 6.4.3 The other first floor rooms to the front range, room (F7 to F12) all retained their original layout and fenestration, which at this level were mainly sashes (Figure 9; Plate 38). Obscure glazing was used in the lower sashes of the east facing windows, to inhibit views into the building from Ripple Road. Room (F10) retained a simple picture rail with a soffit chamfer, while the window openings were all rounded-off internally using bull-nose jambs and sills. A heavy skirting with a simple chamfer, present in F10 and F11, appears to be an original fitting. The chimney breast was still visible in room (F11; Plate 39). The angle of the passage (F22) to the rear of (F13A) was chamfered and stopped to the ceiling (Plate 40). An original entrance into (F13) from the east had been block to create a small walk-in shower. Another added shower lay adjacent to the stair in (F9), and next to a small WC (F8), which although modern in decor, was likely an original feature.
- 6.4.4 The rear return range had also been the subject of much internal subdivision and alteration with rooms (F15 to F21) built using modern lightweight stud walling (**Figure 9**). Rooms (F13) and (F14) were however original, retaining picture rails, chamfered skirting boards and fenestration, though internal doors and architraves had been lost (**Plate 41**). A connecting door between the two had latterly been blocked, while another door opening in the east wall of (F13) opened into under-stair storage (F13A). Room (F14) was also built with fitted cupboard. An area of exposed ceiling in (F13) which had lost its plaster showed that the floors were a concrete slab construction supported by intermediate steel beams.
- 6.4.5 Area (F17) had latterly been put to use as a food preparation/wash-up area (Plate 42) and incorporated along its rear northern wall the same ceramic dado present in (F23) and the stairwell. The remaining rooms (F15 to F21) appear to be a series of small offices (Plate 43). The party wall between (F16) and (F18) was a load bearing wall which incorporated a pair of arches, a structure feature seen elsewhere in the building.

6.5 Police Station: Second Floor

- 6.5.1 The stair to the second floor, accessed from (F23) was a robust concrete-built dogleg stair built with a half landing and two straight flights of stairs (Figure 10). The central balustrade and that to the second floor landing were solid walls with a simple Art Deco motif and the same beaded skirting boards and dado as (G24). A former stair light had latterly been blocked by the insertion of a suspended ceiling over the stairwell. The ceiling heights across the second floor, as below were high at 3.04m.
- 6.5.2 In common with the floors below, this level had also been subjected to extensive modern (late 20th century) alterations and subdivision (**Figure 10**). This is particularly noticeable within the front range (S1 to S4; **Plate 44**) and the western part of the return range (S15 to S17; **Plate 48**). A blocked former fireplace is present in (S1 (**Plate 44**) and S2) with the stud wall built mid way across it (**Figure 10**). They are also present in the northern wall of (S3) and southern wall of (S5; **Plate 45**). All of the rooms on this level (apart from S18) retained their original fenestration and intermittent stretches of skirting board along the flank walls. The window opening to (S2) retained its moulded architrave, while picture rails survived in rooms (S5, S8 and S10). The top of the eastern (road facing) walls within the central part of the building (S4, S5 and S8) were corbelled over to accommodate the pitch of the fake Mansard roof. Bathroom (S6; **Plate 46**) and toilet (S7), though modern in decor, were both original rooms (**Figure 10**).
- 6.5.3 Rooms (S13) and (S18) were the only intact rooms within the return range at this level (Figure 10). Passage S14 had an arched doorway leading to S15 to S17 (Plate 47). Room (S13) retained a built-in wardrobe against its western wall, along with a picture rail and skirting boards. Rooms (S15) and (S17) were modern rooms and (S19) a former food preparation area. Access to (S18) was only available by passing through (S17) suggesting later alterations were for office as opposed to residential

use in this area. Room (S18) was modern in decor and distinctly in-eaves (**Plate 49**). The casement dormer window was a modern timber replacement.

6.5.4 Police Station; Roof

6.5.5 The roof over the front range was built using machine cut timber. Softwood rafters pinched a ridge board, axially braced by collars nailed into the rafter and supported by purlins (Plate 50). The latter underpinned along their lengths by paired raking struts. The rafters were overlain by sarking boards, latterly pierced by attic ventilators.

6.6 Police Station; Basement

6.6.1 The basement was accessed via a well on the south side of the western range. It included five main spaces (Figure 11). Those to the east (B2 to B5) were in use as plant rooms, while a single larger space (B1) to the west had been converted into a modern toilet facility (Plate 51).

6.7 Stable Block; External Descriptions

- 6.7.1 The stable block is clearly contemporary with the main police station building and accordingly shares many of the same architectural features, components and fittings. It was built over two storeys and with a pitched and gable ended, in-line, slate covered roof (Plate 11). The brickwork was identical to that used across the rear elevations, laid in Flemish bond with queen closers to openings, although it did incorporate two short Portland stone impost bands sited towards the eastern and western angles of the facade. Ceramic bull nose bricks were used to protect the lower angles of the stable and as a feature of the recessed porched entrance to the first floor. Typically the ground floor openings were built with gauged brick voussoirs and those to the first floor tucked under the eaves, the latter replicating the use of a exposed rafter foot. The fenestration was almost entirely comprised of horned box sashes, although a pair of modern UPVC units had latterly been inserted during the blocking of the western carriage entrance (Plate 14).
- 6.7.2 Access to the first floor rooms was via an external concrete stair, with a plain hand rail, built against the eastern gable wall (Plate 13). The latter was built blind apart from a pair of narrow openings to the first floor WCs and a bulls-eye window lighting the roof space (Plate 12). A similar opening appeared in the corresponding gable end wall. The roof was pierced by a large central through-ridge chimney stack and a smaller through-pitch chimney stack to the east (Plates 11 and 12). Both were identical, decorated with a plain stone band and an over-sailing cornice, below the terracotta pots. They were identical with the appearance of the chimney stacks in the main building.

6.8 Stable Block; Internal Descriptions (Plates 52-59, Figs XXXX)

- 6.8.1 The door and window openings along the northern elevation (to yard) were original apart from the altered blocking of the former open-sided carriage-house (**Plates 11** and **14**). This blocking was a recent event as demonstrated by the brickwork and the modern plastic windows. Internally and spatially this area (SB1) remained intact (**Figure 8**). The walls were mainly un-plastered apart from a low plinth which extended around the base of the walls. It was light by a pair of small 3x2 light fixed casement windows in the southern end wall, barred internally (**Plate 52**). SB1 was entered through a tall opening with bull-nosed jambs and segmental arched head. The ceiling was clad with modern fibre board.
- 6.8.2 The stables appear to have been formerly laid out over three principal rooms, now (SB1), (SB2 and SB3) and (SB4 and SB5; Figure 8). Access from the Carriage House (SB1) into the rest of the stable block leads into (SB2), latterly used as a small kitchen. It retains its original fenestration and walls. A former opening in the south wall is now blocked (Plate 53).
- 6.8.3 Area (SB3) is entirely a modern addition comprising WC, wash basins and a shower (Plate 54). Its addition resulted in the blocking of the door to (SB2; Figure 8). Room (SB4) was a large open space, which most likely accommodated the stables (Plate

- **55**). A wide opening in the north wall had latterly been blocked and a modern internal wall, which sub-divided (SB4), removed. The rooms of (SB5) comprising a WC and a shower were formed from modern lightweight stud walling (**Figure 8**).
- 6.8.4 The layout of the first floor was less altered than the stable below, probably because the rooms of the first floor started as accommodation and remained so until they were recently re-used as offices (Figure 9). An axial passage (SB10) running along the southern side of the first floor and top lit by a dormer light (Plate 56), provided access into the four principal rooms (SB6 to SB9) and into a small WC adjacent to the entry. Rooms (SB6) and (SB7) were both original, although the party wall between (SB8) and (SB9) may have been a later rebuild. The three former bedrooms (SB7 to SB9) were all originally heated, each with access to a fireplace (Figure 9; Plate 59), and the former kitchen (SB6), a use in which it continued, was serviced by a corner fireplace (Plate 57). The retention of original fenestration in the stable block is broadly on the same level as the main building. Some fixtures and fittings did survive, particularly typical chamfered picture rails and skirting boards and some door architraves, but not doors. A fitted wardrobe remained in (SB7; Plate 58) and original dado height tiling within the WC/bathroom (SB11).

7 DISCUSSION AND CONCLUSIONS

- 7.1.1 Documentary and cartographic evidence has shown that Barking Police Station and its adjacent Stable Block were contemporary buildings purpose-built in 1910 to the designs of John Dixon Butler, a Fellow of the Royal Institute of British Architects, and widely regarded as the most accomplished surveyor to the Metropolitan Police Force.
- 7.1.2 The Metropolitan Police Force was established in 1842, thirteen years after Sir Robert Peel's Metropolitan Police Act of 1829. From the first purpose-built police station built in 1831, at Bow Street, new stations were constructed through the 19th century particularly in the late 1880s following the political unrest of that decade and high-profile events such as the Whitechapel Murders. In January 1840 both Barking and Dagenham became part of the K Division of London's Metropolitan Police Force. Barking was at first given two police officers, stationed at Vine Cottage in Tanner Street, but by 1849 the local constabulary (such as it was) moved into a purpose-built station at no. 83 North Street. However by the beginning of the 20th century the facilities at no. 83 North Street were seen to be inadequate and accordingly thoughts turned to providing a new larger building. In 1906 the freehold title of the land, for a new police station in Ripple Road, was purchased for £825 from Mr J.W. Glenny and construction of the new station began in 1908 with the station finally opening in September 1910.
- 7.1.3 John Dixon Butler, succeeded his father, John Butler, in 1895 and served as surveyor until his death in 1920 by which time he had designed over 200 police stations and court houses. Dixon Butler stations are usually in a domestic style, sensitive to the context of the local areas, with strong municipal qualities such as handsome iron railings, inscribed lintels identifying the building as a Police station and stone dressings. These characteristic were incorporated into the facade of the Barking Police Station.
- 7.1.4 However, the range of sites gave Dixon Butler the opportunity to experiment with plan and elevational treatments. The police station at Plaistow is almost identical in its architectural treatment and the composition of its principal facade as Barking, while the Grade II listed station at no. 111 Bow Road, built a few years earlier in 1903, adopts a Neo-Baroque style, with stone dressings and tall brick chimneys. A notable feature of these Edwardian buildings was the use of a concrete and steel framed superstructure, over which more 'traditional' architectural motifs and materials were draped, and a gradual move away from traditional construction methods, particularly within commercial sector of hotels and offices and the municipals of the period.
- 7.1.5 Building design often responded to political and social concerns of the time. In the 1880s and following a diphtheria case in Rotherhithe police station, the separate accommodation of police officers and prisoners was recommended. However this was later overturned in the 1890s following a volatile police demonstration at Bow Street after which it was thought wise to house constables within the stations. By the time of Dixon Butler's surveyorship a formula had been established. Stations were designed with a mixture of police accommodation and cells and with separate access for the police, prisoners and public and more consideration for prisoner welfare.
- 7.1.6 Whilst it was plainly evident that Barking Police Station had been the subject of extensive modern internal alterations and refurbishment, allied with the evolving needs and requirements of the service, some elements of its original design were still recognisable. The public/prisoner stairwell (G24) located adjacent to its own entrance from the rear yard, was distinct from an officer stairwell (G23) also served by its own distinct entrance. The latter, more elaborate staircase provided access to accommodation, situated within the southern half of the first floor (now F1 to F5) and via another flight of stairs to similar provision within the front range at second floor level. It also appears that the rooms over the stables were used as accommodation, which after a period in use as offices, latterly reverted back to accommodation.
- 7.1.7 Improvements in the conditions for the prisoners (either long or short term) was

- demonstrated by the secondary (c. mid 20th century) provision of flushing toilets within the cells, a significant improvement, for both inmate and staff, on the former practise of 'slopping out'. The toilets had latterly been removed with the 'male cells' and shower facilities, very recently added into three (G16 to G18) of the seven cells.
- 7.1.8 Due to the high level of internal change it is difficult to fully interpret the original spatial layout and functional areas within the station, however internal zoning of public, staff and prisoner space could still be recognised, and in some areas overlapped. The exact internal arrangement of the buildings may be clarified in the future when plans, presently held by The National Archives, are released by government into the public domain.

8 ACKNOWLEDGEMENTS

8.1.1 Pre-Construct Archaeology Limited would like to thank Resco Developments for commissioning the survey. The project was managed by Charlotte Matthews and the building survey and report were completed by Adam Garwood. Hayley Baxter compiled the illustrations.

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Historic Cartographic Sources

Ordnance Survey map of 1897

Ordnance Survey map of 1915

Ordnance Survey map of 1939

Ordnance Survey map of 1961

Map showing extent of K Division

APPENDIX 1: OASIS FORM

OASIS ID: preconst1-265777

Project details

Project name

Barking Police Station Historic Building Recording

Short description of Pre-Construct Archaeology Limited was commissioned by Resco Investments Ltd to undertake an Historic England the project Level 3 historic building recording of the former Barking Police Station, Rippie Road, London Borough of Barking and Dagenham, prior to its partial demolition. The survey was undertaken on the advice of the Historic England Greater London Archaeological Advisory Service and as a requirement of an archaeological condition attached to planning permission 15/00658/FUL. The survey has shown that Barking Police Station and its adjacent Stable Block were contemporary buildings purpose-built in 1910 to the designs of John Dixon Buller, a Fellow of the Royal Institute of British Architects and surveyor to the Metropolitan Police Force. The new station, part of the Metropolitan Police Forces K Division covering much of east London, replaced a former smaller station in North Street, it was built on a plot of land purchased for £825 from Mr J.W. Glenny in 1906 and was finally opened in September 1910. The builtifing remained in use as a police station serving the local community until its closure in 2014. During this 104 year. building remained in use as a police station serving the local community until its closure in 2014. During this 104 year period neither the station nor the adjacent stable block were enlarged or altered externally beyond superficial changes. However, the evolving needs and requirements of the service had a significant impact upon its internal spatial integrity and, despite the notable survival of fenestration, there has been an extensive loss of fixtures and fittings.

Project dates Start: 26-09-2016 End: 27-09-2016

Previous/future work No / Yes Any associated project reference

RPR16 - Sitecode

Type of project **Building Recording** Site status (other) Locally Listed Building Current Land use Other 2 - In use as a building Monument type POLICE STATION Modern

Significant Finds NONE None

Methods techniques & "Photographic Survey"

Prompt

Planning condition

Project location

Country England

GREATER LONDON BARKING AND DAGENHAM BARKING Barking Police Station Site location

IG11 7PE Postcode Study area O Square metres

TQ 44347 84098 51.536801943244 0.08152760675 51 32 12 N 000 04 53 E Point Site coordinates

Project creators

Name of Organisation

Pre-Construct Archaeology Limited

Project brief

John Gould

Project design originator

Charlotte Matthews

Project

Charlotte Matthews

director/manager

Project supervisor Adam Garwood Developer

Type of sponsor/funding body

Resco Investments Ltd

Name of sponsor/funding body

Project archives

Physical Archive Exists? No

LAARC

Digital Archive recipient

RPR16

Digital Archive ID Digital Contents

"none"

Digital Media

"Images raster / digital photography", "Text"

Paper Archive

LAARC

Paper Archive ID RPR16 Paper Contents "none" Paper Media "Report"

avallable

Project bibliography

Publication type Grey literature (unpublished document/manuscript)

Historic Building Recording of the Former Barking Police Station, Ripple Road, London Borough of Barking and Dagenham, IG117PE Title

Author(s)/Editor(s) Garwood, A.

Other bibliographic PCA Report Number: R12667

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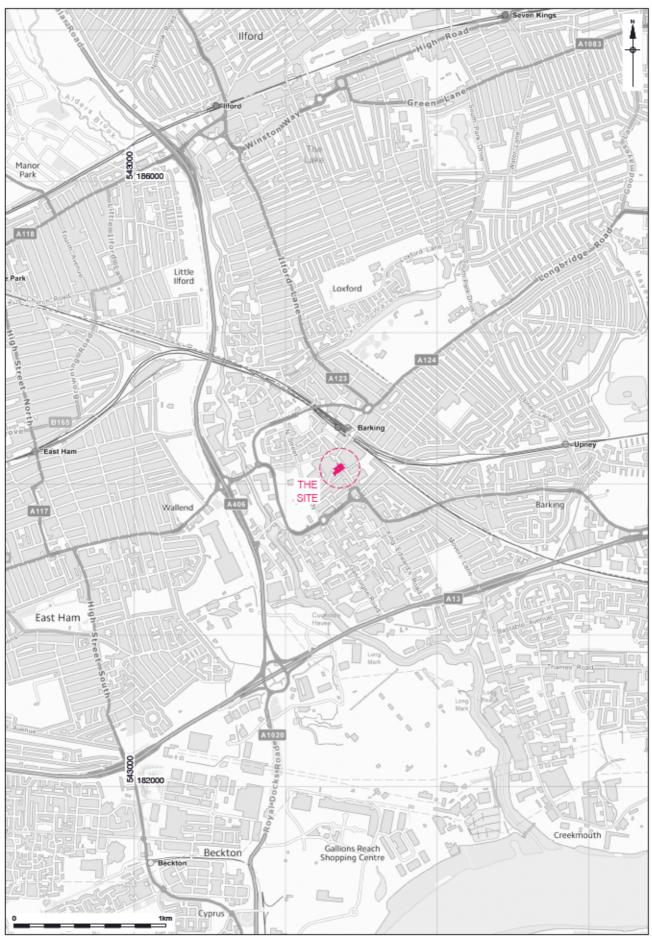
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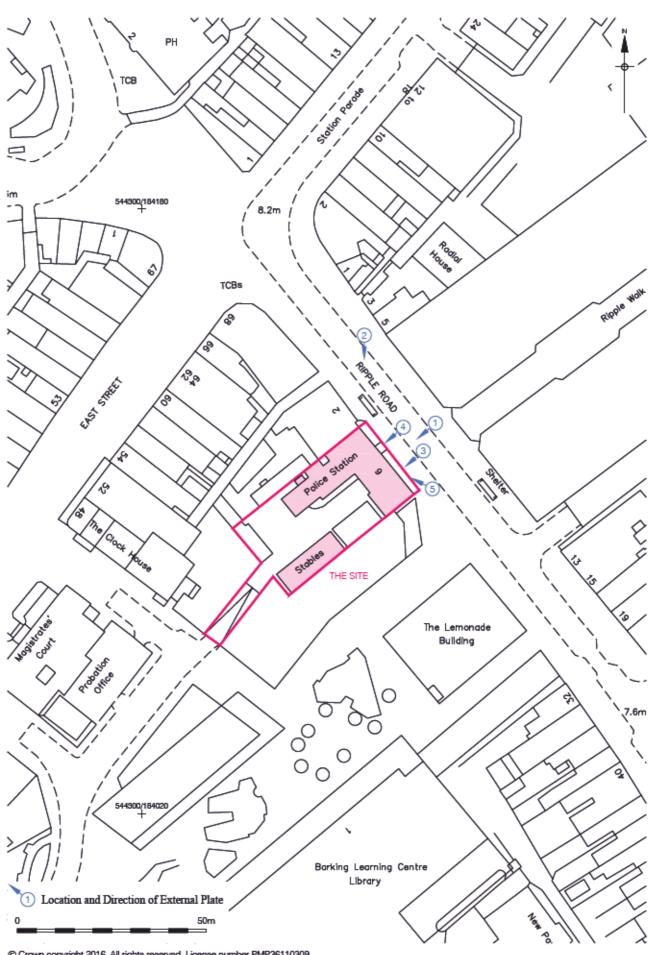
Charlotte Matthews (cmatthews@pre-construct.com)

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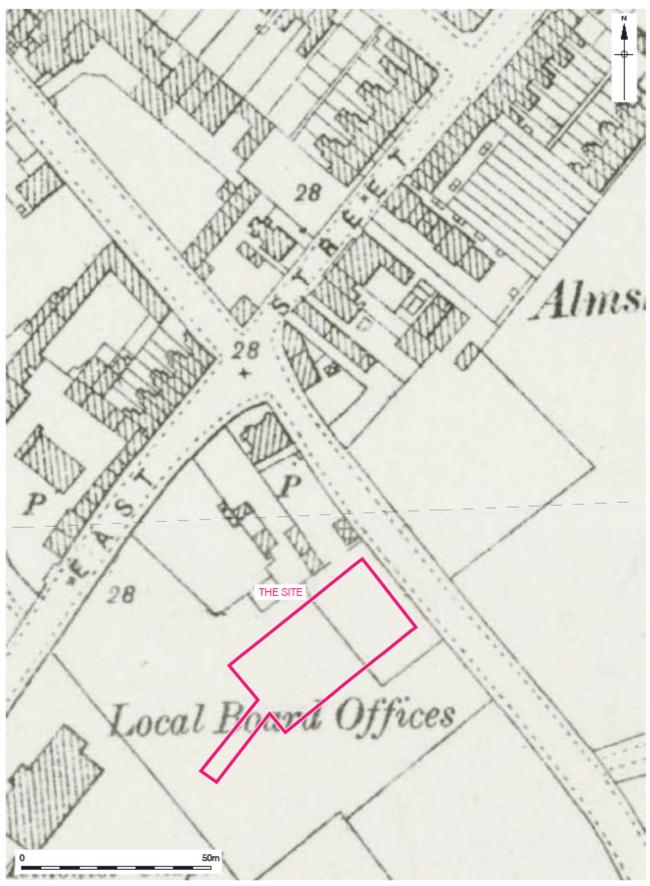
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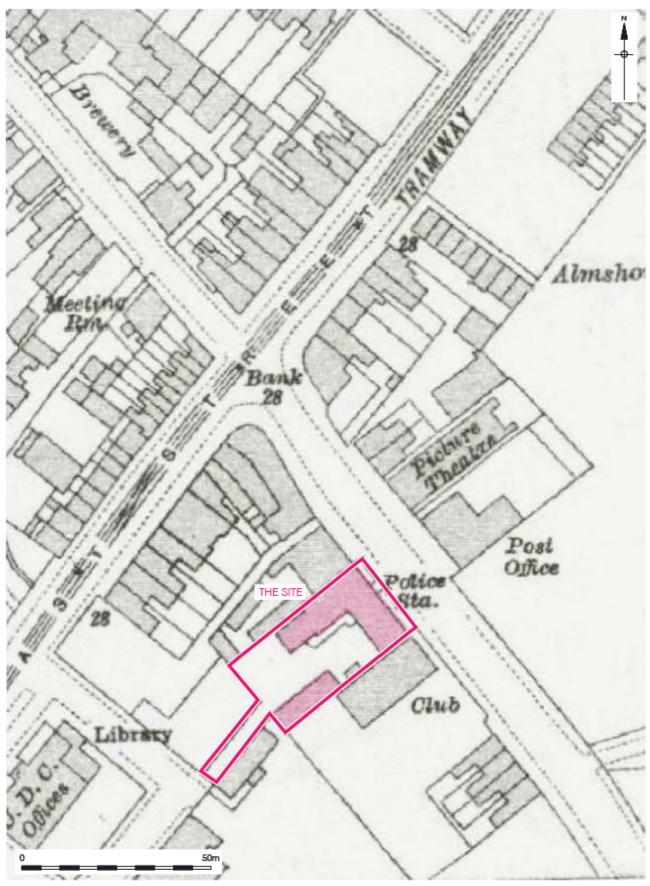
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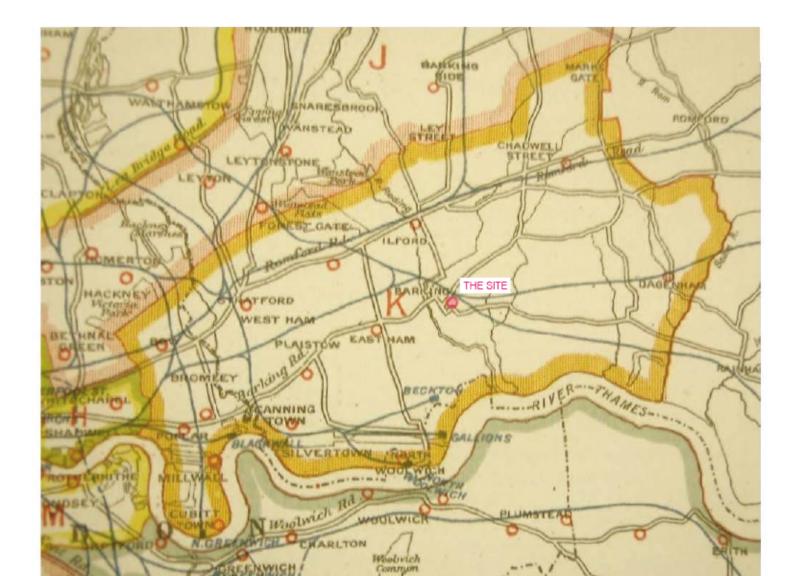
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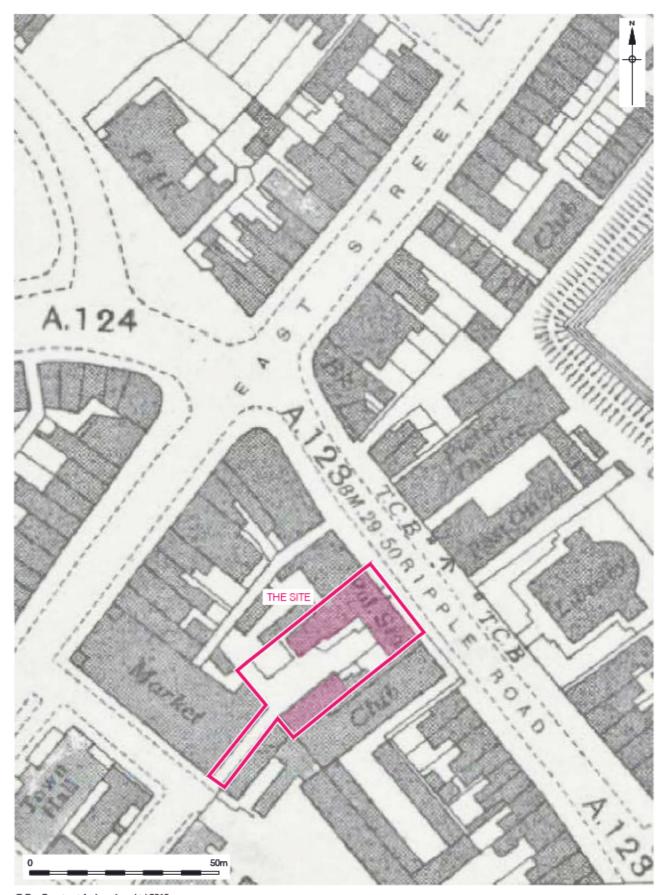
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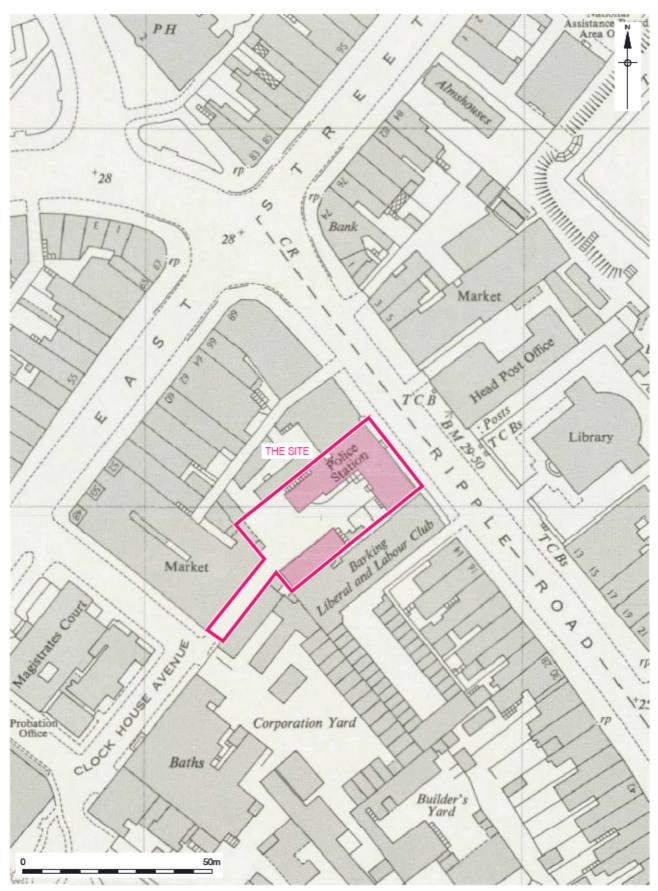
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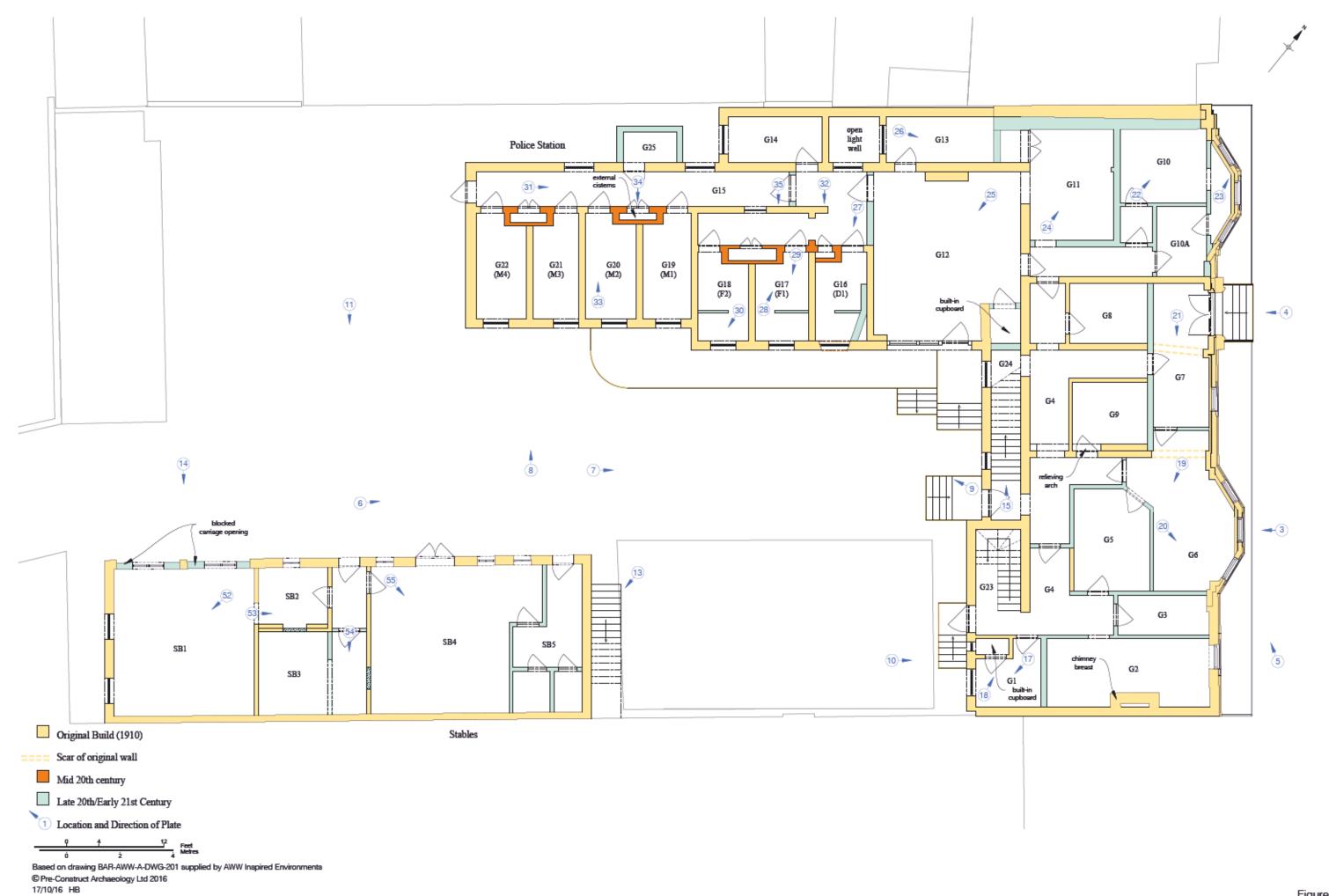




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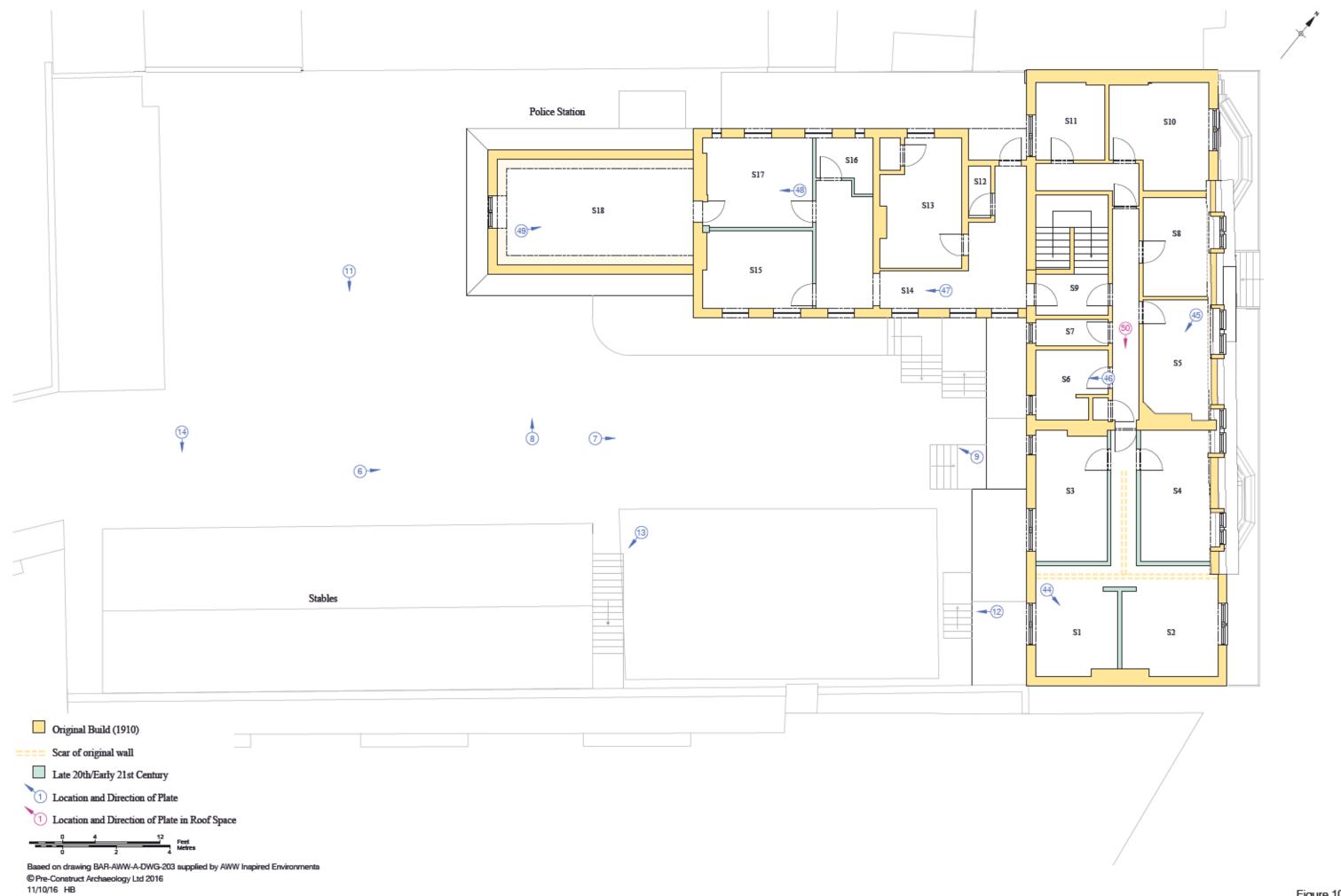
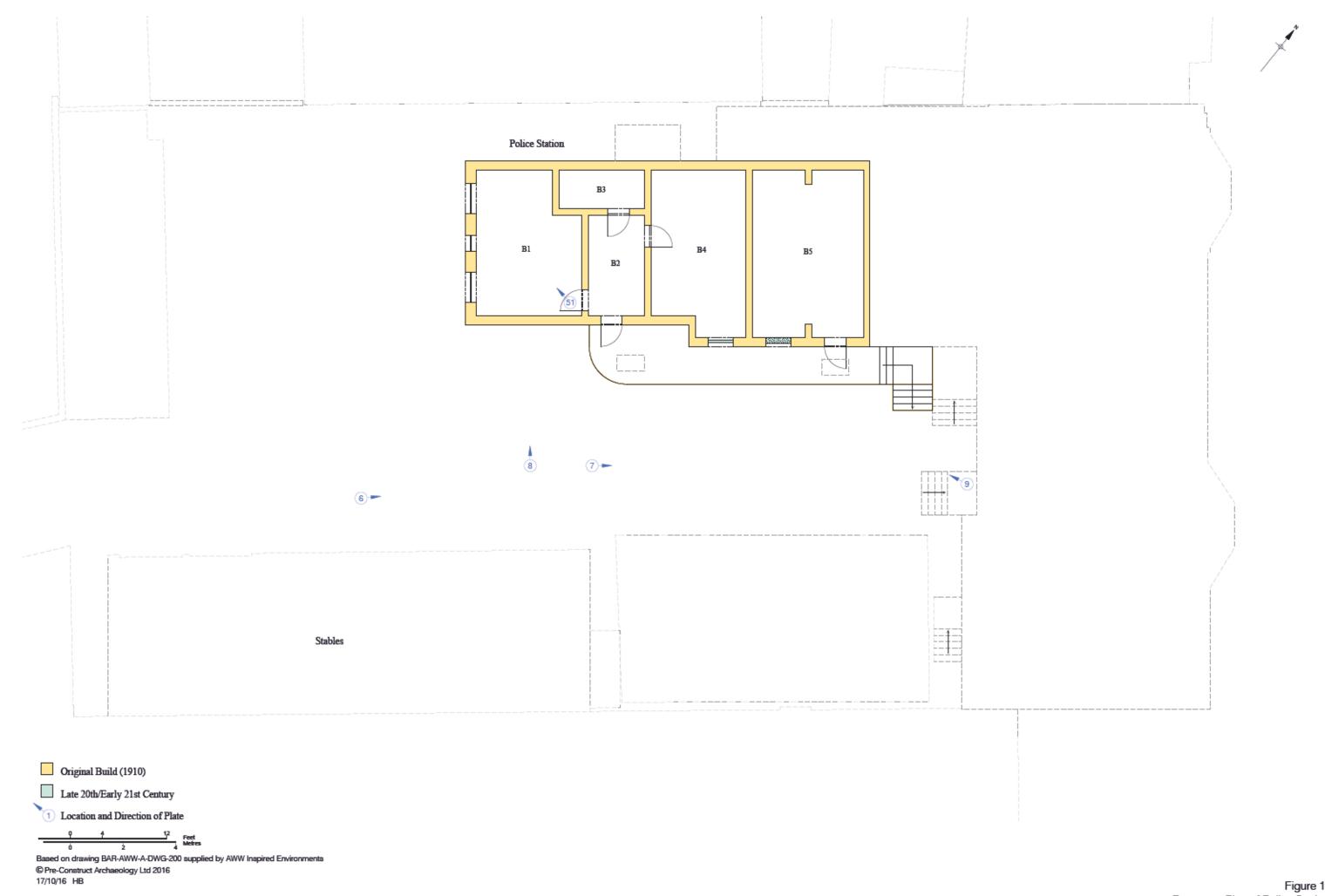


Figure 10 Second Floor Plan of Police Station 1:125 at A3



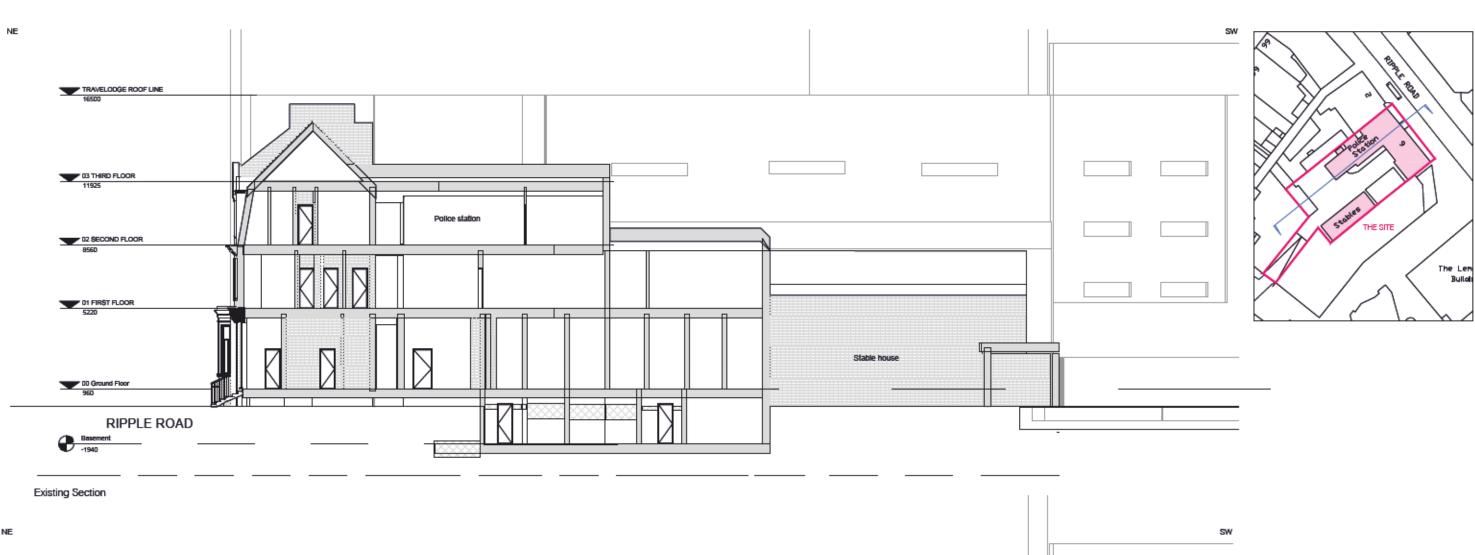


Existing Front Elevation





Figure 12 Existing & Proposed Front Elevation Looking South West 1:200 at A3





Proposed Section



Based on drawing BAR-AWW-A-DWG-410 supplied by AWW Inspired Environments © Pre-Construct Archaeology Ltd 2016 14/10/16 HB



Plate 1 Principal Elevation to Ripple Road looking south-west



Plate 2 Local Listed Barking Police Station and no. 2 Ripple Road, looking south



Plate 3 Detail of Portland Stone bay window and banding



Plate 4 Detail of main entrance and lamp



Plate 5 Railings to Ripple Road



Plate 6 Rear Elevations of Police Station looking north-east



Plate 7 Rear elevations of Front Range looking north-east



Plate 8 Return Range showing distinctive cell windows



Plate 9 Return wing looking west



Plate 10 Typical sash window



Plate 11 Stable Block looking south-east



Plate 12 Stable Block gable elevation looking south-west

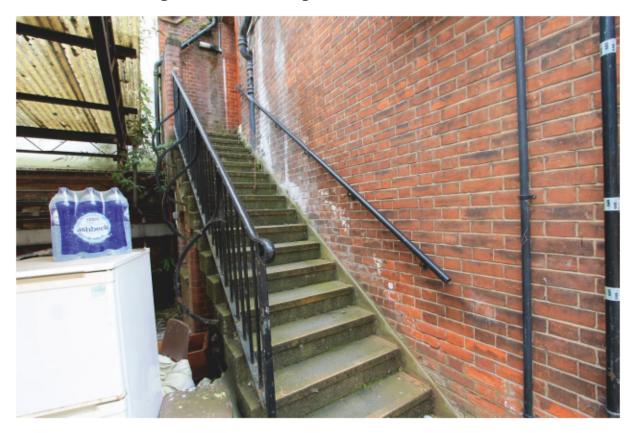


Plate 13 Stable Block, flight of stairs to first floor



Plate 14 Blocked carriage opening



Plate 15 Utilitarian straight flight of stairs (G24)



Plate 16 Elaborate open well stair (G23)



Plate 17 Sluice Room G1



Plate 18 Built-in cupboard (G1)



Plate 19 Reception Area (G5-6)



Plate 20 Structural steelwork to Bay Window (G6)



Plate 21 View to Reception from Entrance Foyer (G7)



Plate 22 Interview Room (G10)



Plate 23 Window stays to bay window (G10)



Plate 24 Room (G11)

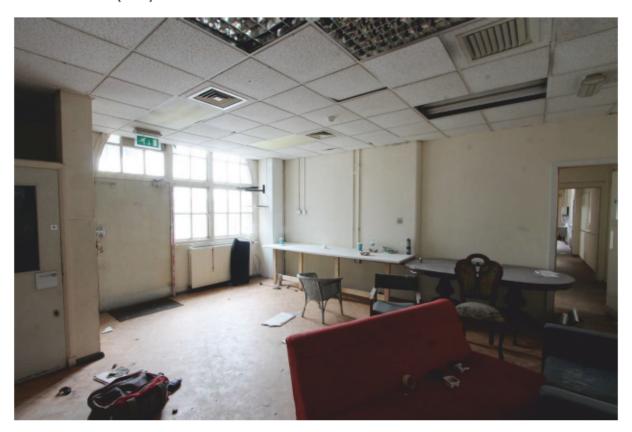


Plate 25 Charge room (G12)



Plate 26 Room (G13) showing relieving arch



Plate 27 Cell Door (detention cell G16) and adjacent cistern cupboard



Plate 28 Typical Female Cell (F1)

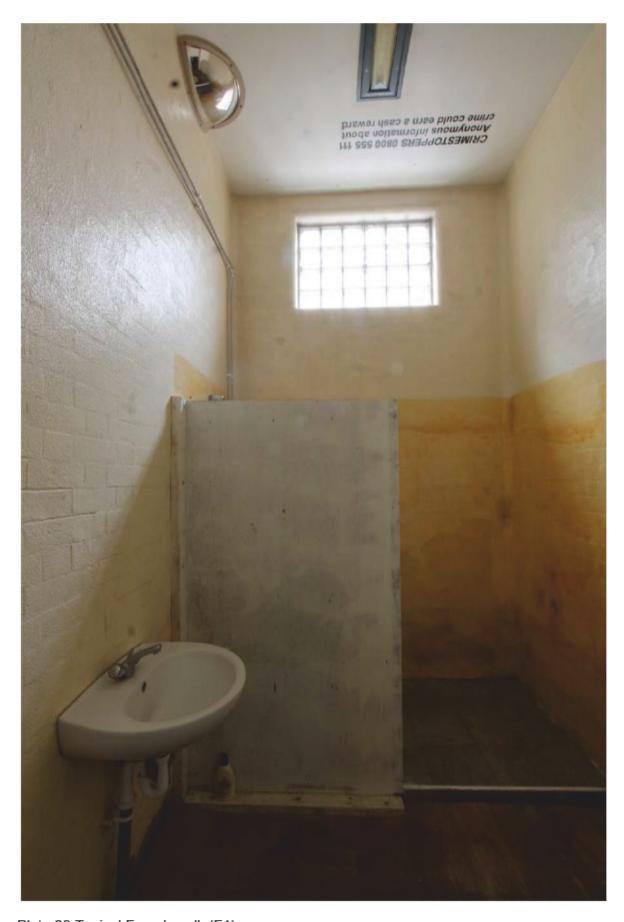


Plate 29 Typical Female cell (F1)



Plate 30 Observation mirror in cell and signage



Plate 31 Male Cells



Plate 32 Master switch to Male Cells



Plate 33 Typical Male Cell (G20)



Plate 34 External cisterns to cell WCs



Plate 35 Cast-iron ventilator within Cell Block Area



Plate 36 Original door and cupboard in (F1)



Plate 37 Office (F2)



Plate 38 Office (F10)



Plate 39 Office (F11)



Plate 40 Chamfered and stopped corner (F22)



Plate 41 Office (F13)



Plate 42 Office Food Preparation Area (F17)



Plate 43 Office (F20)



Plate 44 Office (S1)



Plate 45 Office SF5 showing corbelling of wall



Plate 46 Bathroom (S6)



Plate 47 View along passage (S14)



Plate 48 Office (S17)



Plate 49 Office (S18)



Plate 50 Roof structure over front range



Plate 51 Basement toilets



Plate 52 Former Carriage house (SB1)



Plate 53 Present kitchen (SB2)

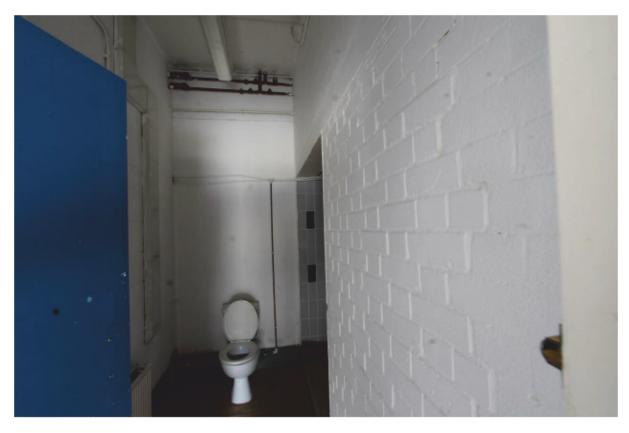


Plate 54 WC and showers (SB3)



Plate 55 Former stables (SB4)

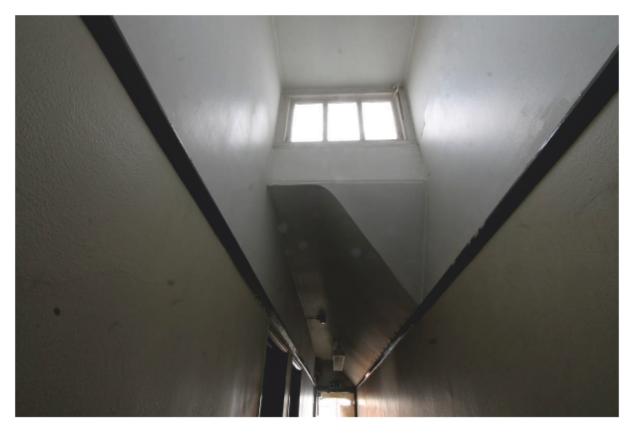


Plate 56 Light to passage (SB10)

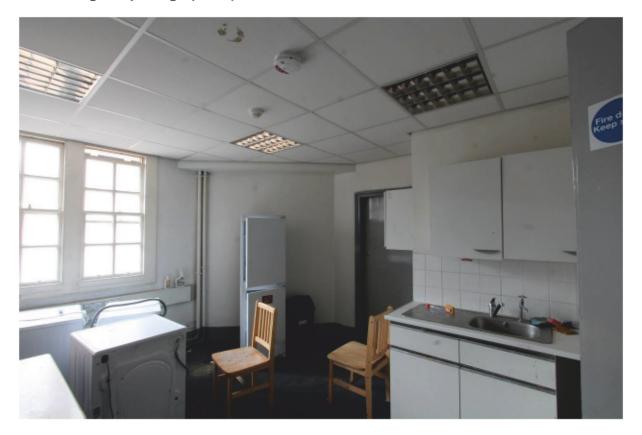


Plate 57 Kitchen (SB6)



Plate 58 Office (SB7)



Plate 59 Former bedroom and office (SB9)



PCA SOUTH

UNIT 54

BROCKLEY CROSS BUSINESS CENTRE

96 ENDWELL ROAD

BROCKLEY

LONDON SE4 2PD

TEL: 020 7732 3925 / 020 7639 9091

FAX: 020 7639 9588

EMAIL: <u>info@pre-construct.com</u>

PCA NORTH

UNIT 19A

TURSDALE BUSINESS PARK

DURHAM DH6 5PG

TEL: 0191 377 1111

FAX: 0191 377 0101

EMAIL: info.north@pre - construct.com

PCA CENTRAL

THE GRANARY, RECTORY FARM BREWERY ROAD, PAMPISFORD

CAMBRIDGESHIRE CB22 3EN TEL: 01223 845 522

FAX: 01223 845 522

EMAIL: info.central@pre-construct.com

PCA WEST

BLOCK 4

CHILCOMB HOUSE

CHILCOMB LANE

WINCHESTER

HAMPSHIRE SO23 8RB

TEL: 01962 849 549

EMAIL: info.west@pre-construct.com

PCA MIDLANDS

17-19 KETTERING RD LITTLE BOWDEN MARKET HARBOROUGH

LEICESTERSHIRE LE16 8AN

TEL: 01858 468 333

EMAIL: <u>info.midlands@pre-construct.com</u>

