



KDK ARCHAEOLOGY LTD

**Historic Building Recording (EMK1308)  
&  
Archaeological Watching Brief (EMK1309)**

100 High Street  
Olney  
Buckinghamshire

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August 2017



**Quality Check**

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## Summary

In August 2017 KDK Archaeology Ltd undertook a programme of Historic Building Recording and Observation and Recording of 100 High Street, Olney, Buckinghamshire. The development site is situated to the northern end of the High Street, within the medieval planned borough. The building development lies within the curtilage of the 18<sup>th</sup> century Grade II listed Coach House and the area investigated for the purpose of this exercise comprises a 19<sup>th</sup> century workshop and storage area with attached garage and WC to the east.

Two footing trenches were excavated to the north of the WC which revealed the foundations of a limestone wall. No further features or artefacts of archaeological significance were observed.

## 1 Introduction

1.1 In August 2017 KDK Archaeology Ltd undertook a programme of Historic Building Recording and Observation and Recording of 100 High Street, Olney, Buckinghamshire. The project was commissioned by Bethune Architects on behalf of Mary Swallow, and was carried out at the request of the client according to a Written Scheme of Investigation prepared by KDK (Barclay-Jones 2017), and approved by Nick Crank, Archaeological Advisor (AA) to the Local Planning Authority (LPA), Milton Keynes Council. The relevant planning application reference is 14/01442/FUL.

### 1.2 *Planning Background*

This project has been required under the terms of the National Planning Policy Framework (NPPF) as a condition of planning permission/Listed Building Consent for the development/conversion/restoration of buildings on the site.

### 1.3 *The Site*

#### *Location*

The site is located in the town and civil parish of Olney, Buckinghamshire, in the administrative district of Milton Keynes, situated at National Grid Reference SP 88939 51759 (Fig. 1)

#### *Description*

The site slopes gently to the east, with the area adjacent to the existing dwelling and coach house being predominantly level. It is bounded on all sides by adjoining properties, and lies at approximately 51m AOD (Fig. 2).

The Coach House is a two-storey stone workshop and store, with an extended lean-to garage, and outside toilet and other covered areas. It is constructed of random coursed rubble with a pitched roof (which is now covered with modern concrete tiles).

#### *Geology & Topography*

The geology of the site comprises sedimentary bedrock of sandstone and limestone from the Rutland Formation. This is overlain by superficial deposits of sand and gravel from the Felmersham Member (<http://mapapps.bgs.ac.uk/geologyofbritain/home.html>).



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*Proposed Development*

The proposed development consists of a partial two-storey and partial one-storey rear extension to the Coach House, as well as internal alterations to convert it into a residential annexe (Fig. 3).

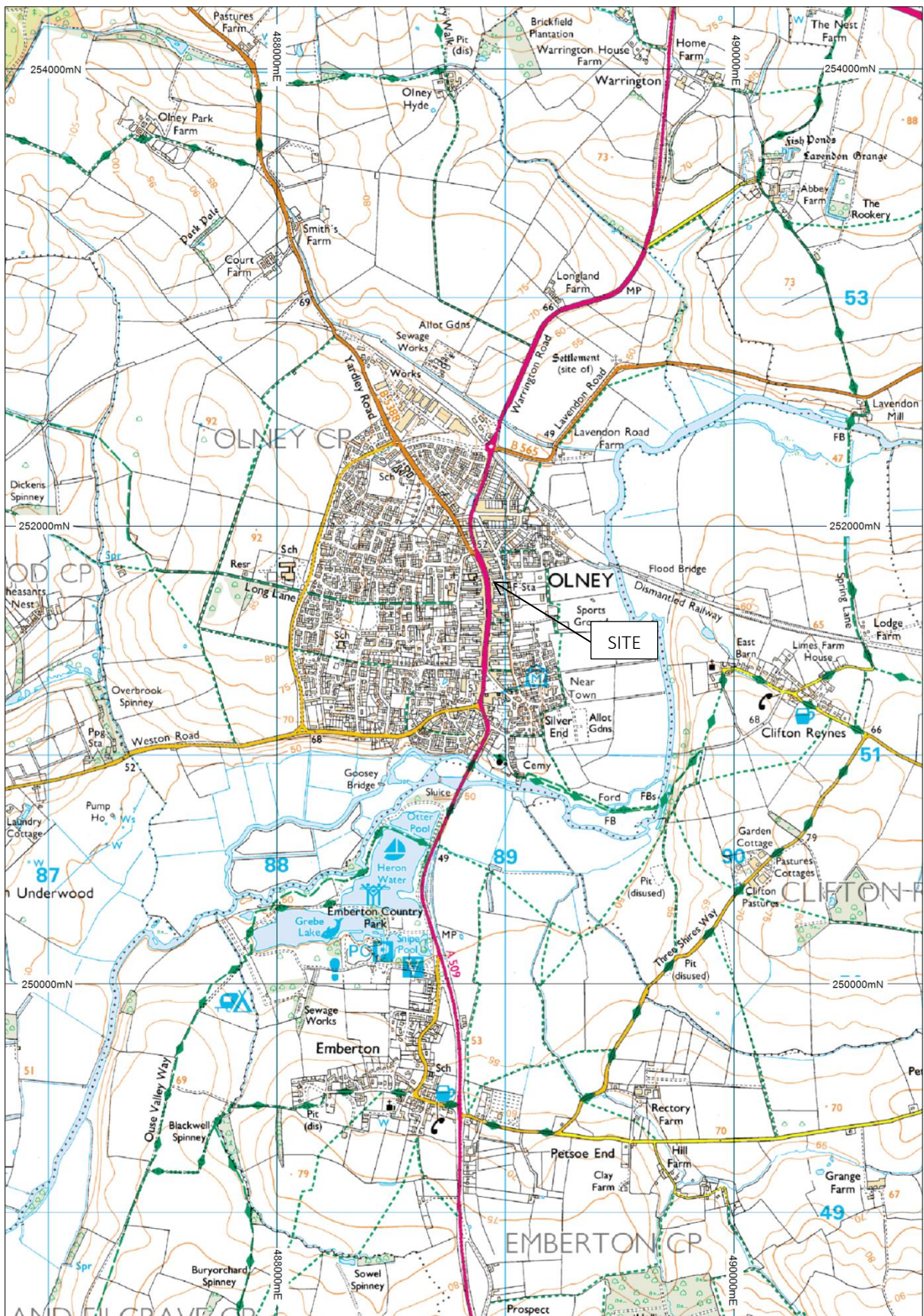


Figure 1: General location (scale 1:25,000)



**Figure 2:** Site location (scale 1:500)



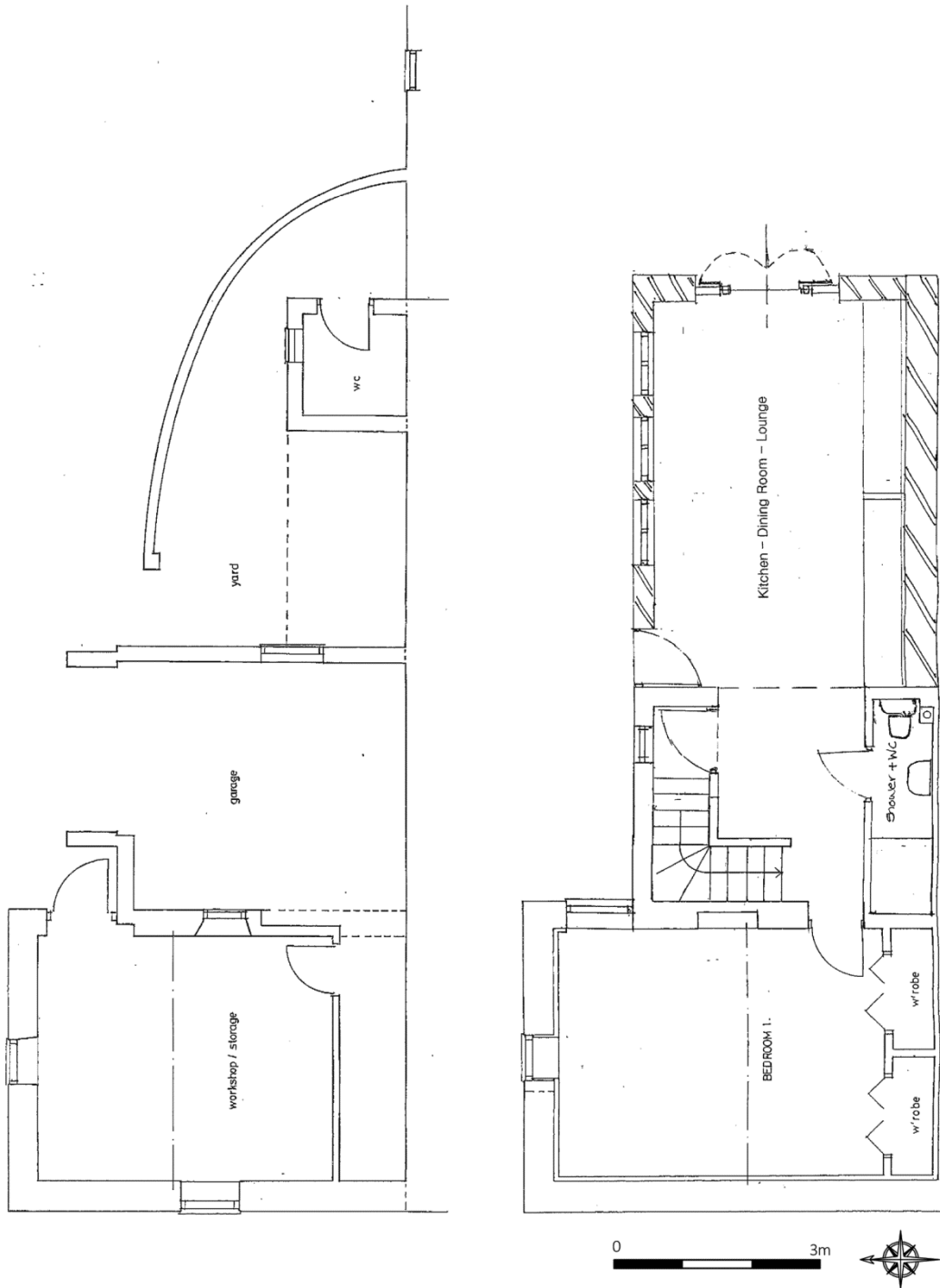


Figure 3: Existing and proposed ground floor plans (scale 1:100)



## 2 Aims & Methods

### 2.1 Aims

As described in the Written Scheme of Investigation (Barclay-Jones 2017), the aims of the project were:

#### *Historic Building Recording:*

- To compile a record of the building(s) prior to renovation, conversion or demolition
- To examine the structural history and development of the building in relation to its historical and topographical context
- To provide sufficient information on the historic and architectural significance of the building to inform development proposals
- To provide a report that meets the requirements of the National Planning Policy Framework

#### *Watching Brief*

- To establish the date, nature and extent of activity or occupation within the development area
- To establish the relationship of any remains found to the surrounding contemporary landscapes
- To recover palaeo-environmental remains to determine local environmental conditions
- To ensure that the project findings are placed in their historical and geographical context through appropriate levels of cartographic, documentary and other research, and are then properly disseminated and published

### 2.2 Standards

The work conformed to the following requirements:

- The relevant sections of the Chartered Institute for Archaeologists' *Standard & Guidance Notes* (CIfA 2014)
- The Chartered Institute for Archaeologists' *Code of Conduct* (CIfA 2014)
- Current English Heritage guidelines (HE 2015, EH 2008)
- The Association of Local Government Archaeological Officers East of England Region *Standards for Field Archaeology in the East of England* (ALGAO 2003)

### 2.3 Methods

The work was carried out according to the Written Scheme of Investigation (Section 2.3), which required:

#### *Historic Building Recording:*

- A Historic Building Recording, including historic fixtures or fittings to Historic England Level 2-3 (HE 2016).

#### *Watching Brief*

- The archaeological monitoring to be done under continuous and constant archaeological supervision



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2.4 ***Constraints***

The WC could only be recorded from the exterior due to the vegetation surrounding the building. It had also been used as storage making entrance into the room impossible. Entry to the first floor in the workshop area was also not possible as access could only be achieved through an old ladder which was unsecured.



### 3 Archaeological & Historical Background

- 3.1 Olney is one of the earliest documented settlements in the Buckinghamshire with a charter dating back to AD 979. The site itself is situated towards the northern end of the High Street, on the eastern side, within the medieval planned borough.

Limited evidence of Neolithic, Iron Age, Roman and early-middle Saxon remains has been revealed during archaeological excavation at Cowpers Tannery to the south of the town. However, there is clear indication of late Saxon and early medieval occupation of the area pre-dating the establishment of the planned town in the 13<sup>th</sup> century.

This section has been compiled with information from the Historical Town Assessment Report for Olney (Buckinghamshire County Council 2010), and previous archaeological investigation reports carried out in the area. A programme of site specific historical research will be undertaken as part of the building recording.

- 3.2 ***Prehistoric - Iron Age*** (before 600BC-AD43)

There is limited evidence for prehistoric activity within Olney. The main sources derives from Cowper Tannery (HER 7696, OL25) at the southern end of Olney, where Neolithic and Iron Age features and artefacts were found. Further Iron Age activity has also been found at Aspreys (OL37), at the northern end of Olney, where a pit alignment was excavated containing a secondary inhumation.

Outside the town, aerial photography has identified a number of ring ditches that are interpreted as round barrows dating to the late Neolithic – early Bronze Age. The majority of these are situated close to the river Ouse, and cited examples include Clifton Reynes, 0.5km east of Olney, and at Ashfurlong, to the north of Olney (HER 199700000, HER 115000000 & HER 140300000). Iron Age activity has been found at Emberton, to the south of Olney, Ashfurlong and Clifton Reynes (HER 151100000, HER 113300000 & HER 128400001; BCC 2010: 30).

- 3.3 ***Roman*** (AD43-c.450)

Despite a fairly active Roman presence in the area, there is little evidence to suggest that a Roman settlement existed at Olney itself. Investigations carried out at 106 High Street (HER 855, OL22; South Midlands Archaeology 2004) revealed a Roman water channel/gully and 27 East Street have uncovered a Roman ditch (HER 855 & 966, OL36; South Midlands Archaeology 2004 & Lisboa, I 2005). Excavations carried out at Cowper Tannery (OL25) produced mainly residual Roman pottery, and a number of artefacts in the form of coins and pottery have been found throughout the town (BCC 2010: 32).

A more established Roman site has been found just beyond the boundaries of the town, at Ashfurlong to the northeast. Here an extensive Roman settlement has been identified by aerial photography, which has revealed linear features indicative of enclosures, field systems and possibly a road (HER 113309000). Pottery and finds from around the site have primarily been dated to the 2<sup>nd</sup>-4<sup>th</sup> centuries AD (HER 113305000). The site has been interpreted as a Roman village or proto-urban settlement, only one of two known in the county and as a result it is a Scheduled Ancient Monument (SAM MK 127; BCC 2010: 32).

The site of a Roman villa is located one kilometre to the east of the town at Rines Hill, Newton Blossomville, there is also evidence for a further possible villa at Weston



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Underwood and a Roman settlement to the south of Olney at Emberton Park (HER 195303000, HER 188600000 & HER 11510100).

The Roman settlements surrounding Olney were connected to an extensive road network, and two principles roads, the Viatores 171 and 175, have been identified by the Viatores, an antiquarian group (Viatores 1964). Viatores 175 was thought to run from Peterborough via Ashfurlong through Olney south to Neport and Fenny Stratford, whilst Viatores 171 was thought to be orientated northeast-southwest to Water Stratford (BCC 2010: 32).

### 3.4 **Saxon** (c.450-1066)

Olney is first mentioned as *Ollanege* in AD 979 when King Ethelred granted ten hides of land there to Aelfhere. The name is thought to mean 'Olla's Island', Olla being a 10<sup>th</sup> century Saxon name (Mawer & Stenton 1925). The town is referred to again in 1016 when Olney was the venue for the Witan, a council summoned by the Anglo-Saxon kings (Page 1927; BCC 2010: 34).

The historical and archaeological evidence for the Saxon period suggests that Olney was a bi focal settlement with activity at the southern end and possibly at the northern end of the town. At the southern end of the town at Cowper Tannery (HER 7696; OL25), a series of post holes and pottery dating to the middle Saxon period were found. At Rose Court (HER 5495; OL5) a sunken featured building (Grubenhaus) and hearth was excavated, and at Limehouse and Tunis Cottage (OL8) late Saxon activity has been excavated.

The northern end of the town at Castle End, the triangular island between Wellingborough and Yardley Roads is believed to have been the original site of the parish church. Excavations to the rear of Castle Inn lying at the southern end of the island revealed skeletons orientated east-west (Styles 1987). It is thought that they may be linked to an earlier church within the vicinity or that they are Romano-British and connected to the settlement at Ashfurlong. There is a further early Christian association at this end of the town, as a spring known as 'Christian well' is shown on a 19<sup>th</sup> century tithe map (HER 503202000). A well is referred to in the Olney Charter of AD979, as the 'holy' or 'saint's spring' (BCC 2010: 34).

The Domesday Survey (1086) makes reference to Burgred holding the manor before the Conquest and that it was valued at £12, with one Freeman, who held 1 ½ virgates of land (Morris 1978).

### 3.5 **Medieval** (1066-1500)

Olney was awarded to the Bishop of Coutances after 1066. The parish comprised ten hides with land for ten ploughs, meadow for ten ploughs and woodland for 400 pigs. A mill worth 40s and 200 eels is thought to have been located on the site of the current mill house next to St Peters & St Paul's Church. The population consisted of 24 villagers, five small holders and five slaves (Morris 1978; BCC 2010: 34).

The medieval town layout of Olney had four distinct elements: The church/mill area, the market place, the High Street and the Castle End area. The earliest elements with possible mid-Saxon origins are the church/mill and market area.



In the 13<sup>th</sup> century the town expanded northwards from the market place and a series of burgage plots were established at right angles either side of the High Street when it became a borough town holding a weekly market and annual fair. It is thought that the burgesses collected the market and fair tolls (Page 1927). A number of archaeological investigations have been carried out within the burgage plot areas of Olney. Evidence for the existence of a 12<sup>th</sup>/13<sup>th</sup> century medieval plot pre-dating the formally planned medieval burgage tenements was discovered at 1 Cobb Court to the rear of 87 High Street (Wilson 2012). At the rear of The Old Manse, 51 High Street, a pit containing 11<sup>th</sup>-13<sup>th</sup> century pottery was excavated, along with a wall and post-medieval pits (HER 992; Lisboa 2005). Nearer to the historic core of the town at 33 High Street archaeological features included three cess pits and a medieval rubbish pit and two parallel ditches (HER 779; Lisboa 2003), whilst three intercutting pits dating to the 13<sup>th</sup> century were found to the rear of 39 High Street (Wilson 2012).

On the opposite side of the High Street, investigation carried out at 24 High Street included a series of 13<sup>th</sup> century pits containing evidence of animal butchery/animal processing on the site (Wilson, M 2014).

Medieval activity has also been found at The Old Barn, East Street, to the rear of 100/102 High Street, and during the excavation of a gas pipeline in East Street (HER 580, Oxford Arch 2005; HER 550 & 881, Ivens, R. J 2001 & Lisboa, I 2003; HER 862, Byard, A 2005).

### 3.6 *Post-Medieval - Modern* (1500-present)

The town plan for Olney in the post-medieval period was comparable to the medieval town layout. Housing expansion at the southern end of East Street and west of West Street was carried out along with the establishment of a tannery possibly established in the 18<sup>th</sup> century (Cowper Tannery). In 1767 the Parliamentary Enclosure Act was set up to divide and enclose the open and common fields within the parish.

Olney was on the Kettering to Newport Pagnell Turnpike, established in 1747, and by 1754 contained 27 inns (Knight 1981).

The lace industry became significant to the town in the 17<sup>th</sup> century, but by the beginning of the 19<sup>th</sup> century was well into decline due to cheaper manufactured lace in Nottingham reducing the demand for hand-made lace (Sheahan 1861: 578). The industry did, however, continue on a smaller scale in the town and surrounding villages.

On the 26<sup>th</sup> of June 1854 it is estimated that 1/6<sup>th</sup> of the houses and buildings in Olney were destroyed or severely damaged in a fire which broke out on the High Street. The fire is believed to have been accidental, having started in the thatch of a small wash house on the western side of the street. The fire spread to neighbouring properties before the burning thatch was carried by the wind to the eastern side of the street. It is estimated that 20-30 houses on the eastern side and 10-12 houses on the west were destroyed with a considerable number of buildings to the rear being affected by the blaze causing roughly £9000-1000 worth of damage and leaving many families homeless. Luckily, no lives were lost. This was the second fire to have broken out on the High Street in recorded history, the first of these occurred in 1787 (Richardson).

The railway was established in Olney in 1872 linking Bedford and Northampton. The line was located to the north of the town, which made a significant impact upon the town. In particular this development benefited the shoe and boot industry, which had begun to



develop in the late 19<sup>th</sup> century and reached its peak in the 20<sup>th</sup> century. A further development due to the railway was an increase in housing surrounding the station. Unfortunately, by the mid-20<sup>th</sup> century the railway had gone into decline and as a result was closed and demolished in 1962 (BCC 2010: 50).

Today Olney is dominated by 18<sup>th</sup>/19<sup>th</sup> century buildings of various styles, including Georgian mansions such as the Old Vicarage, Church Street and 10 Bridge Street, and vernacular buildings along the High Street, Weston Street and the Market Place. The High Street and Market Place still remain an active focus for commerce and trade (BCC 2010: 45, 6).

### 3.7 *Site Specific*

The Coach House lies within the curtilage of the 18<sup>th</sup> century Grade II listed house at 100 High Street (Historic England List Entry 1125284). The listed building description reads as follows:

*OLNEY HIGH STREET SP 8851 1/64 (east side) No 100 GV II C18 much altered, ashlar stone, steep pitched slate roof with stone coped gables, brick chimney stacks each end. Two C19 gabled dormers, moulded wooden eaves cornice. Two storeys, plinth and first floor band. Central 5 panelled door with panelled reveals and doorcase of clustered shafts with caps supporting entablature and bracketted cornice. Flanking C19 canted bay windows, entry door on left, panelled recess above, three sash windows to first floor, outer ones wider than central one, C19 glazing. Small C19 single storey wing to south with central door and two sash windows.*

The development area also adjoins the Old Maltings, another listed building.

### 3.8 **Cartographic Evidence**

Unfortunately there were no maps available at either the Milton Keynes Local Studies Library or the Centre for Buckinghamshire Studies; however, digital images can be found at the National Library of Scotland, which not reproduced here for copyright reasons. The Ordnance Survey map of 1880 shows a small squared building on the street frontage with a second smaller building to the west which appears to be within the footprint of the lavatory (<http://maps.nls.uk/view/104180288>). The building is set in an irregular rectangular plot of land. By 1900 the footprint resembles the modern footprint of the building with the new extensions visible to the east (<http://maps.nls.uk/view/104180285>).



## 4 Description

### 4.1 General

The buildings making up the study area comprised a 2-storey stone built workshop/store on the street frontage, to the rear of which was a brick and stone built garage. The third building was a small WC to the east of the garage, and between the garage and WC was an open fronted coal and wood store.

### 4.2 Workshop/Store (Figs. 4-7, Plates 8-9, 13-17, 18-25, 35-41)

The workshop/store, which is accessed by a replacement 20<sup>th</sup> century ledge and braced door in the east elevation, is built of local limestone with some pieces of Totternhoe clunch set in lime mortar. The stonework in the west, street facing elevation, is well coursed and broken only by a small top hung timber window. The pole for a street sign survives on the northern end of the building, just below the eaves.

The stonework in the north elevation is not as well coursed and made of smaller roughly dressed stone pieces. A patch of cement render survives that was incised to imitate ashlar stonework. There are two, vertically aligned timber windows with a hayloft door in between. All the openings and the eastern corner of the building have brick dressings. The upper window, which lights the mezzanine floor, has a single fixed light and the ground floor window is a 2-light casement. Both have timber lintels and whereas the lower window has a tiled sill, the upper window utilises the timber lintel of the hayloft door as a sill.

The hayloft door has long strap hinges with rounded ends that were popular in the 18<sup>th</sup> century.

The bricks, however, suggest the workshop was constructed in the early 19<sup>th</sup> century. They are fairly well puddled, handmade with horizontal skintlings and measure 23 x 11 x 7cm (9 x 4½ x 2¾ inches).

A window in the east wall has been bricked up, but like the others has a timber lintel. Much of the stonework on this elevation is partially obscured by surviving render.

The ground floor walls of the workshop have been painted. The north, east and west walls are of brick or plastered stone and the south wall has tongue and groove panelling. The floor is carpeted, but appears to be over a concrete base. The ceiling is made up of plyboard over both manually converted and machine cut timber joists. Other than the windows already mentioned above, there is a small timber window in the east wall. That the building was once used for stabling is indicated in the ring on the south wall.

An opening in the ceiling in the northeast corner of the room gives access, via an unsecured ladder, to the upper level. As a result, this level was recorded from the steps of the ladder only.

The walls here have been left unpainted and a large area in the south wall, which is the north elevation of the adjoining house, has been rebuilt in brick. This is also partially evident outside. The workshop has a clasped purlin roof with raking queen posts and cleats.





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To the rear of the workshop is a passage that, despite the presence of a timber door in the south wall, is currently only accessible via an opening in the southwest corner of the garage. The walls are similarly panelled to the south wall of the workshop, but in this instance the panelling has not been painted. The floor is made of brick.

#### 4.3 **Garage** (Figs. 4, 6 & 7, Plates 10-11,26-34)

The garage is a brick built structure under a mono pitched roof covered in slate tiles that was added to the east of the workshop. The bricks are similar to those used for the dressings on the workshop, which would suggest that this was added in the 19<sup>th</sup> century. It has subsequently been extended twice; initially in brick and then again in timber when an up and over garage door was added in the late 20<sup>th</sup> century. The floor is made of bricks measuring 23.5 X 13cm in the main body of the garage as well as the passage to the rear of the workshop. Stable bricks have been used in the extension to the north.

The walls are painted; the east wall is painted brick and the west wall appears to be painted plaster over brick and stone. The south wall is entirely of painted stone. The window in the west wall has already been mentioned above, and that in the east wall is a larger timber window.

#### 4.4 **WC** (Figs. 4 & 7)

The WC stands a little to the east of the garage and has been built of similar types of bricks in a loose derivative of Flemish bond using lime mortar. Whereas the garage has queen closers alongside the window openings as well as the ends of the walls, the single window in the north elevation of the WC has no queen closers. The roof is also tiled in slate.

The interior of the WC, which is accessed by a timber door in the east wall, has half height panelling and a lath and plaster ceiling.

#### 4.5 **Open fronted store** (Figs. 4, 6 & 7, Plates 12)

This is a simple lean-to structure under a corrugated roof. The interior is subdivided by a brick wall 1.06m high.

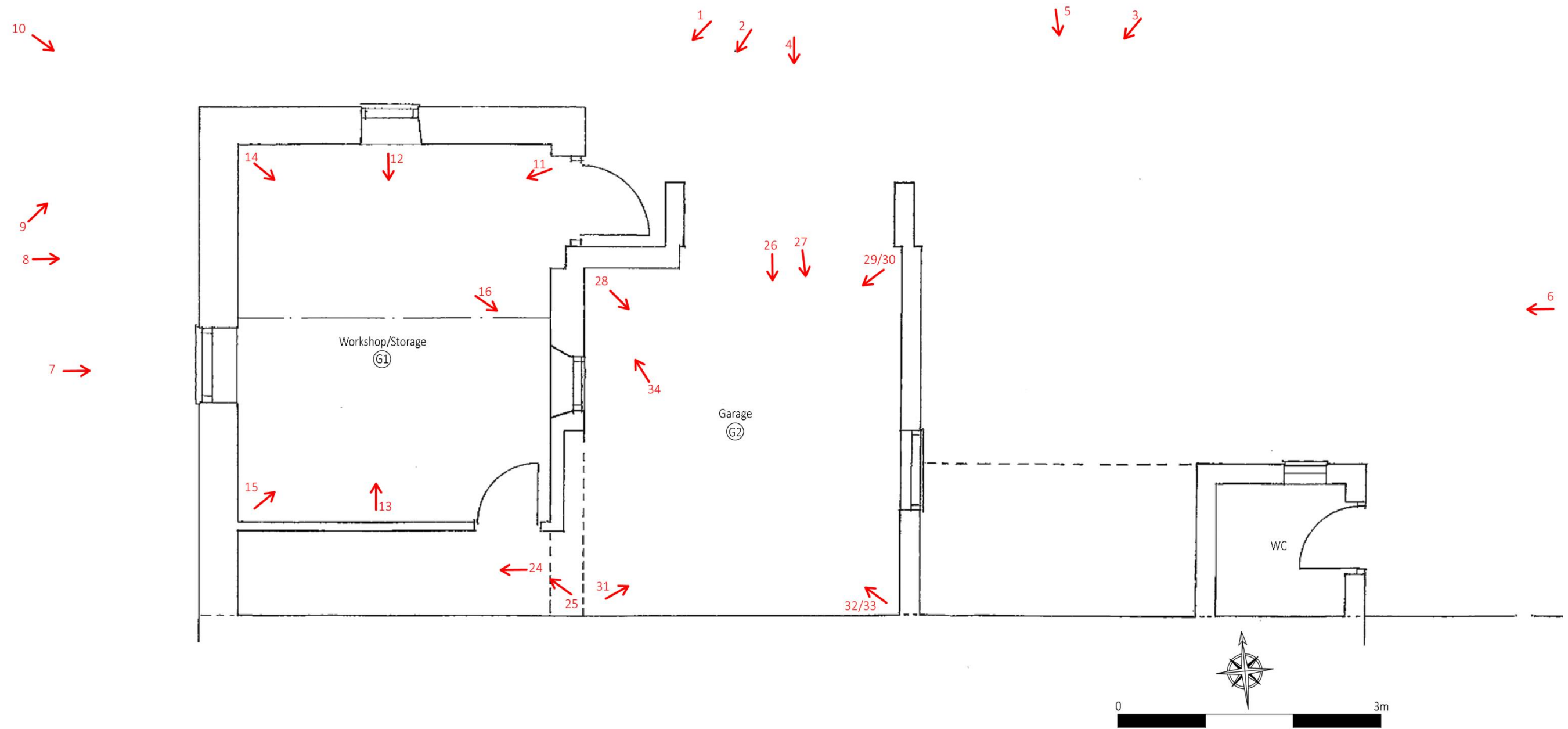


Figure 4: Photo plan of ground floor (scale 1:50)

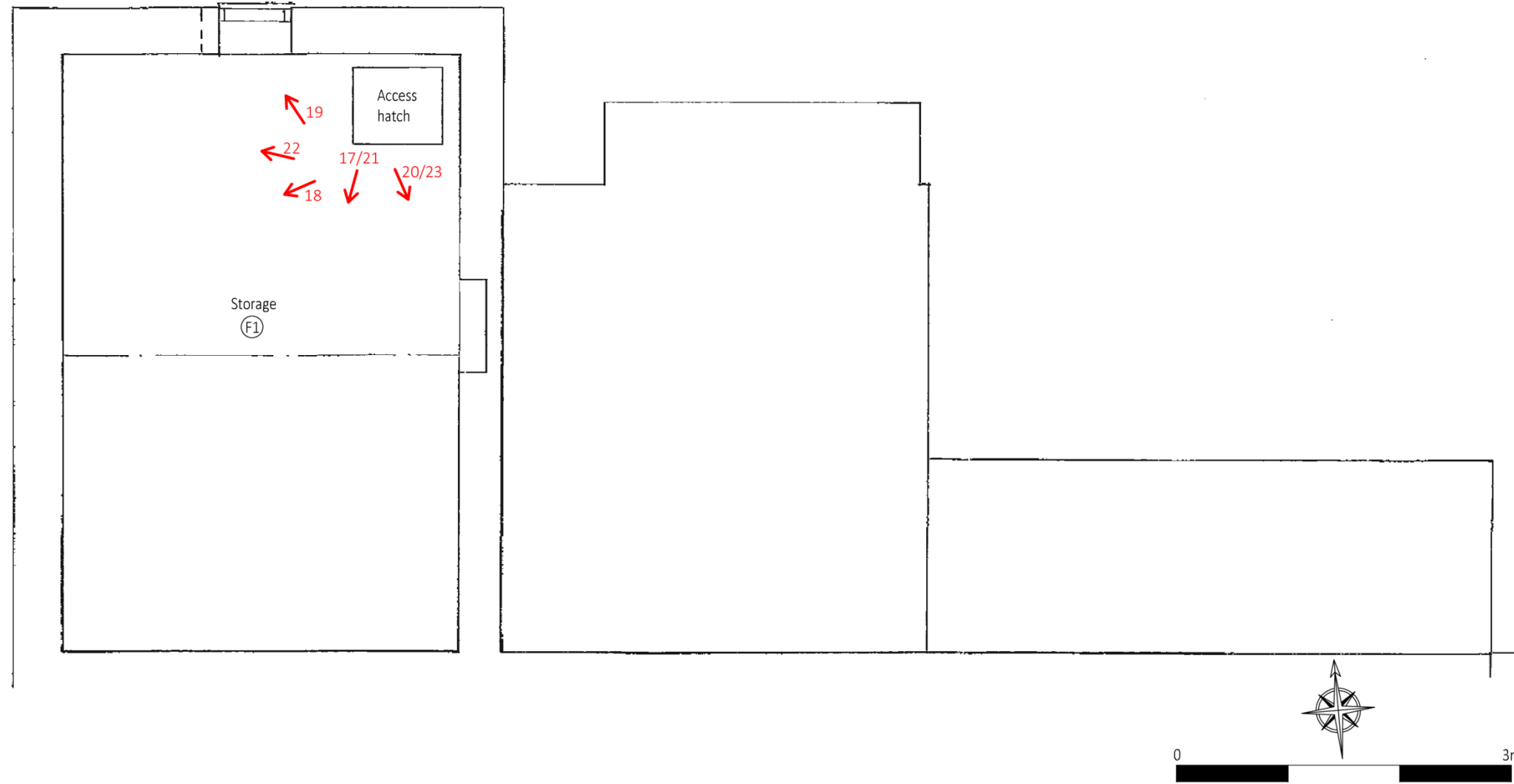


Figure 5: Photo plan of first floor (scale 1:50)

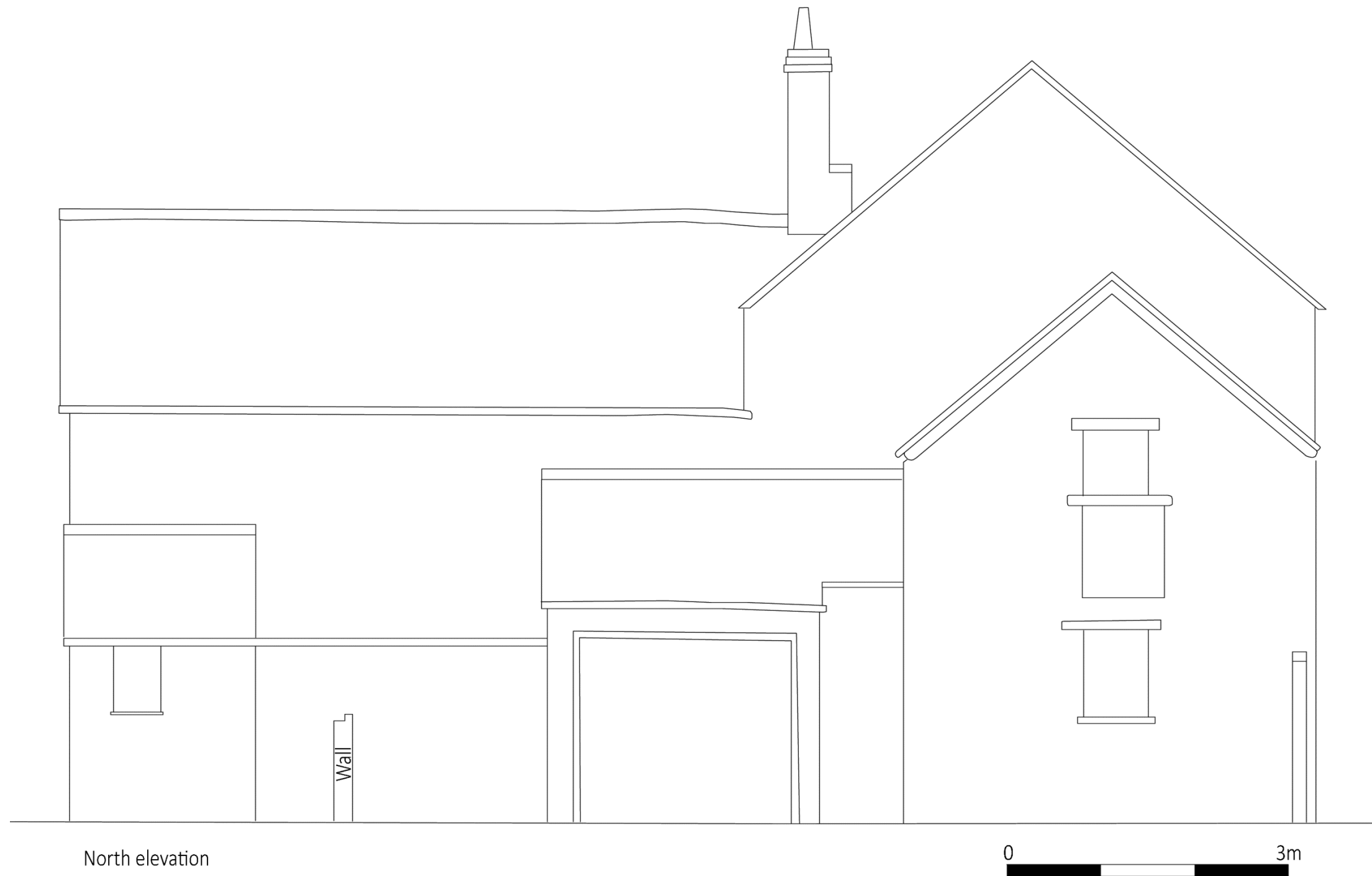
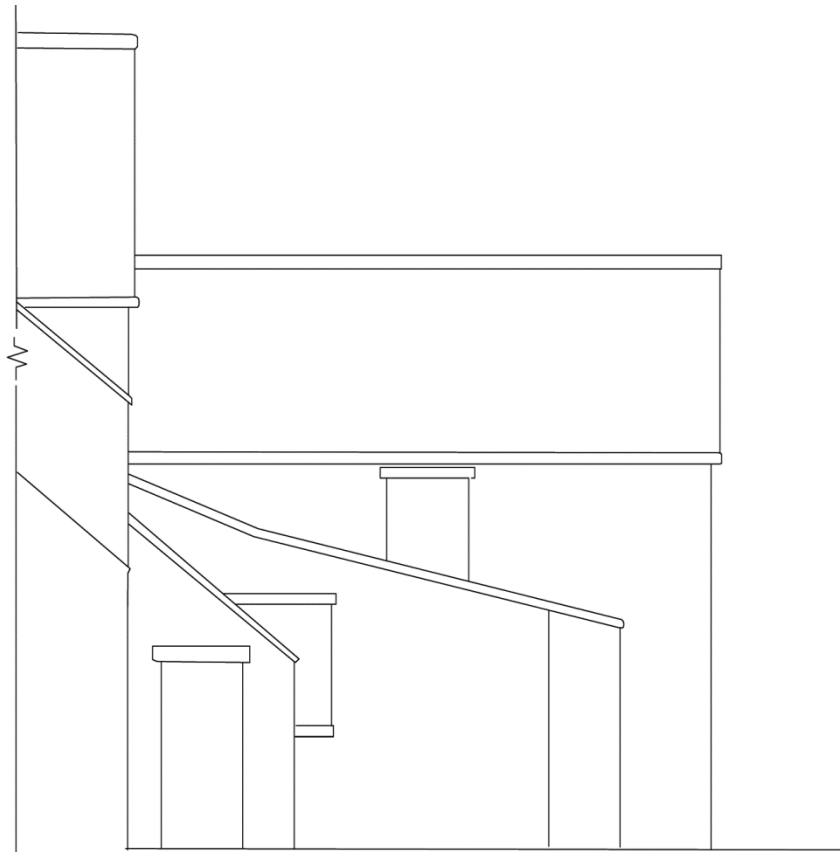
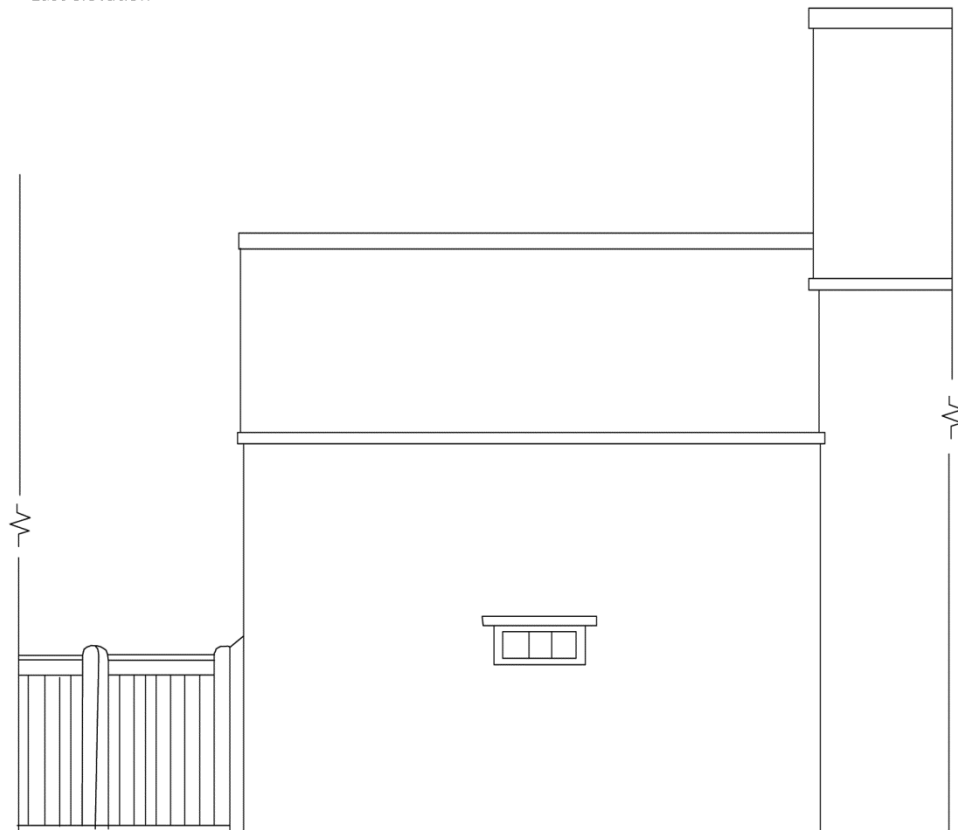


Figure 6: North elevation (scale 1:50)



East elevation



West elevation



**Figure 7:** East and west elevations (scale 1:75)

## 5 Observation and Recording

### *Introduction*

Footing trenches were dug to the depth of 1.2 metres as required using a 1 tonne machine fitted with a 0.45m toothed bucket and by hand where the digger could not reach (Figs. 8-9 ; Plates 1 -3).

The stratigraphy encountered comprised:

- Concrete to the west 0.12m thick
- Topsoil (01) present to the east. Very friable, dark brownish grey silty sandy loam, containing a high proportion of rooting and occasional modern garden debris including brick from the demolished Victorian red brick wall. Several large shrubs and a small tree were removed prior to excavation. This layer measured 0.52m in depth.
- Subsoil (02) Dark brownish orange silty sand with occasional chalk and gravel inclusions. Occasional rooting was present within this layer, and it measured 0.21m depth.
- A layer (03) of disturbance similar to the topsoil which was observed below the concrete. It consisted of made ground containing post-medieval brick and stone seemingly from the demolished limestone structure. This measured up to 1m in depth.
- The natural geology (04) was mid reddish orange compacted clayey sand

### *Description*

**Wall (05)** was located in the northeast corner of the trench (Figs. 9-11; Plate 4-6). Only a small section of the wall was observed; however, more could be seen in the northern baulk. There was evidence that some demolition had taken place as many limestone pieces were observed from the made ground. Unlike with (05), these did not appear to form a structure but occurred randomly within the fill. Wall (05) appeared to be constructed of the same material that had been used to construct the earlier part of the house; however, the limestone pieces were narrower in comparison. The mortar appeared similar but has become very friable. This feature was probably the base of a boundary wall. A piece of post-medieval pottery was recovered from within the stonework, but not retained (Plate 6).



Plate 1: Footing 1



Plate 2: Footing 2



Plate 3: Stratigraphy

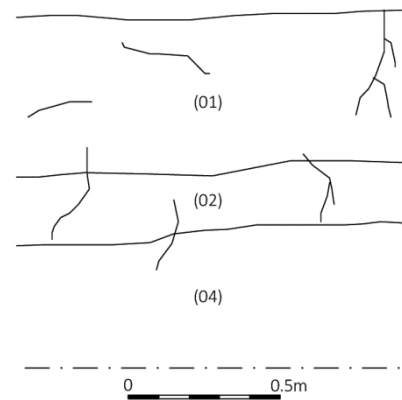


Figure 8: Representative stratigraphy (scale 1:25)



Plate 4: Wall (05)



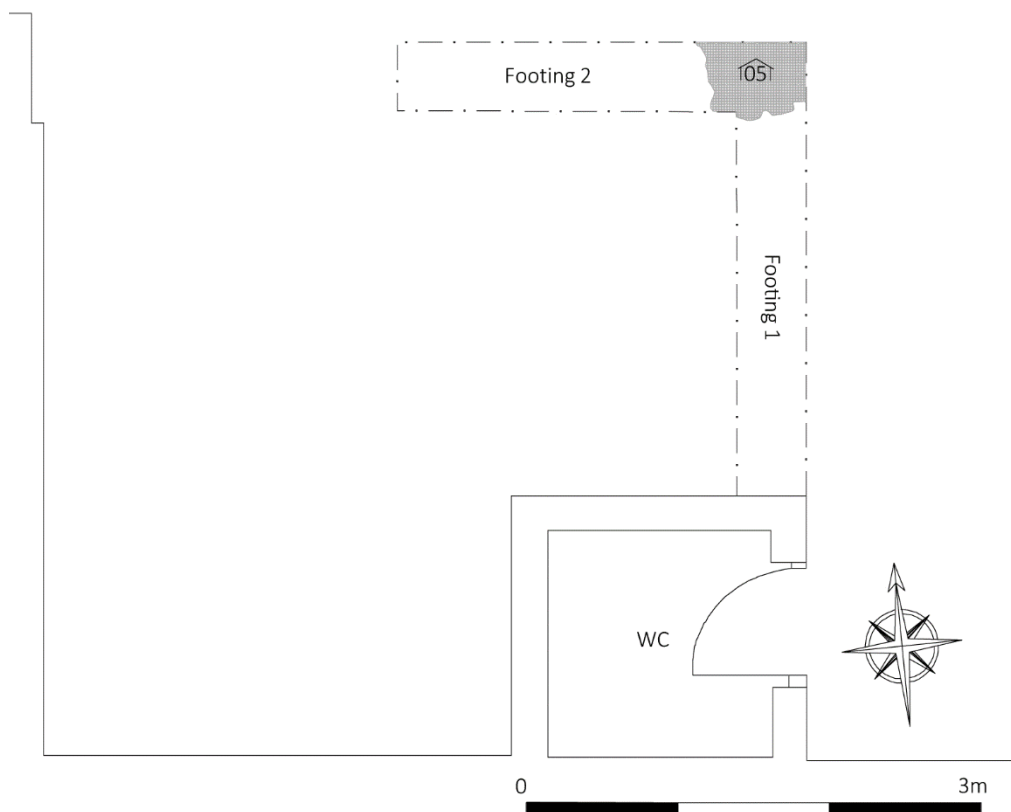
Plate 5: Section of Wall (05)



**Plate 6:** Baulk showing evidence of wall (05) continuing



**Plate 7:** Pottery found within the stonework of (05)



**Figure 9:** Plan of footing trenches (scale 1:50)



West facing section of 105†

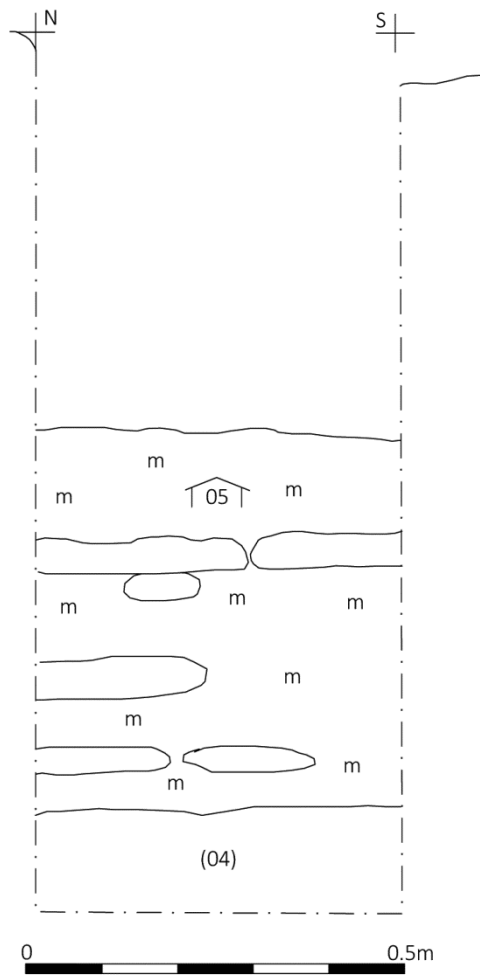


Figure 10: Section of Wall (05) (scale 1:10)

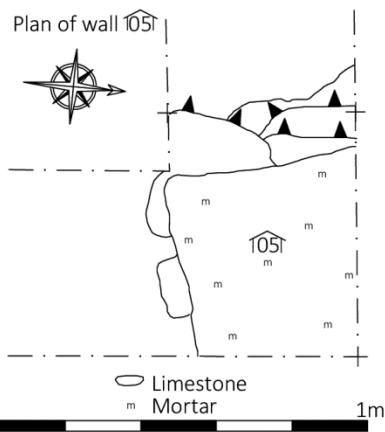


Figure 11: Plan of Wall (05) (scale 1:20)



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## 6 Conclusions

The site is situated towards the northern end of the High Street within the medieval planned borough. The building comprised a 2-storey stone built workshop/store with later extensions to the rear. The property had undergone minor changes over the years; however, little has changed to the Victorian characteristics of the building. The workshop appears to be 19<sup>th</sup> century in date with the buildings to the rear being added later that century. The current use of the building is a workshop and storage area but its size and location would suggest that this was once a stable.

During the Observation and Recording exercise, only a small area of the site was excavated and the ground observed showed signs of disturbance in the late post-medieval period. The foundations of a red brick wall which had recently been demolished still remained in situ and an earlier limestone wall, which appeared to be the crumbling remains of a boundary wall was also noted. Pottery was recovered from within the stonework signifying a post-medieval date.

The presence for earlier archaeology is possible on this site but no features or artefacts were observed pre-dating the post-medieval period.



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## 7 Acknowledgements

KDK Archaeology is grateful to Bethune Architects for commissioning this report on behalf of Maru Swallow. Thanks are also due Nick Crank of Milton Keynes Council for monitoring the project.

We would also like to thank Steve Shiner and Mary Swallow for their hospitality and assistance on site.

The fieldwork was carried out by Karin Kaye MA ACIfA and Laura Dodd MSc. The report was written by Laura Dodd MSc and Karin Kaye MA ACIfA, and edited by David Kaye BA ACIfA.



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## 8 Archive

The project archive will comprise:

- Written Scheme of Investigation
- Report
- Historical & Survey notes
- Architect's survey drawings
- List of photographs
- B/W prints
- B/W negatives
- CDROM with copies of all digital files.

The archive will be deposited with Buckinghamshire County Museum (Acc: AYBCM 2017.144).



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## Maps

National Library of Scotland *Buckinghamshire II.15 (includes: Clifton Reynes; Lavendon; Olney; Warrington) - Ordnance Survey 25 inch England and Wales*  
[<http://maps.nls.uk/view/104180285> accessed 23.08.17]

National Library of Scotland *1900 Buckinghamshire II.15 (includes: Clifton Reynes; Lavendon; Olney; Warrington) - Ordnance Survey 25 inch England and Wales*  
[<http://maps.nls.uk/view/104180288> accessed 23.08.17]



Appendix 1: Survey Sheets

<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire	<b>Elevation:</b> North
<b>Doors:</b> Hay loft door with long strap hinges and rounded ends		
<b>Windows GF:</b> 2 light timber casement under timber lintel with a tiled sill		
<b>Windows FF:</b> Single light fixed timber windowsill timber lintel and utilising timber lintel of thrush loft door as a sill		
<b>Walling material:</b> Roughly coursed stone walking with Rick quoins and dressings. The wall had once been rendered with cement render most of which has been removed. Bricks are handmade reds with horizontal skintlings		
<b>Other Architectural Features:</b> Roof tiles with modern tiles		
<b>Recorder:</b> KK		<b>Survey date:</b> 02.08.17



Plate 8: Shot 1. North elevation



Plate 9: Shot 2. North elevation, door detail



Plate 10: Shot 3. North elevation looking southwest



Plate 11: Shot 4. North elevation of garage





**Plate 12:** Shot 5. Wood store to east of garage



<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire	<b>Elevation:</b> East
<b>Doors:</b> Ledge and braced door- 20th century replacement		
<b>Windows GF:</b> None		
<b>Windows FF:</b> Blocked window under timber lintel		
<b>Walling material:</b> As north wall. More render has survived here and this side is of lesser quality not having lines incised to imitate ashlar		
<b>Other Architectural Features:</b> None		
<b>Elevation:</b> Garage east		
<b>Doors:</b> None		
<b>Windows GF:</b> Timber window with bull nosed brick will and under timber lintel		
<b>Windows FF:</b> N/A		
<b>Walling material:</b> Red bricks with horizontal skintlings set in quasi Flemish bond in lime mortar. Northern end is timber built. Queen closers to wall and window		
<b>Other Architectural Features:</b> Slate roof		
<b>Recorder:</b> KK		<b>Survey date:</b> 02.08.17



**Plate 13:** Shot 6. East elevation



<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire	<b>Elevation:</b> West
<b>Doors:</b> None		
<b>Windows GF:</b> Top hung timber window		
<b>Windows FF:</b> None		
<b>Walling material:</b> Well coursed roughly dressed limestone with some Totternhoe clunch set in lime mortar		
<b>Other Architectural Features:</b> Pole for street sign at northern corner		
<b>Recorder:</b> KK	<b>Survey date:</b> 02.08.17	



**Plate 14:** Shot 7. West elevation



**Plate 15:** Shot 8. West elevation and entrance



**Plate 16:** Shot 9. West elevation and neighbouring buildings



**Plate 17:** Shot 10. West elevation looking southeast



<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire	<b>Elevation:</b> WC north
<b>Doors:</b> None		
<b>Windows GF:</b> Single light fixed pane with timber sill		
<b>Windows FF:</b> N/A		
<b>Walling material:</b> Brick built in quasi Flemish bond with lime mortar. Queen closers to wall but not window		
<b>Other Architectural Features:</b> Slate roof		
<b>Elevation:</b> WC east		
<b>Doors:</b> Timber door		
<b>Windows GF:</b> None		
<b>Windows FF:</b> N/A		
<b>Walling material:</b> As north		
<b>Other Architectural Features:</b> Inaccessible but lath and plaster ceiling and timber panelling to half height observed. Floor covered with leaves etc. so not discernible		
<b>Recorder:</b> KK		<b>Survey date:</b> 02.08.17



<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire		<b>Room no:</b> G1
<b>Location:</b> Western end		<b>Function:</b> Workshop	
<b>Dimensions (m):</b>	Length: 3.69	Width:4.40	Height:
<b>Wall form &amp; decor:</b> Painted brick and plastered stone to north, east and west. Tongue and groove panelling to south			
<b>Ceiling / roof structure:</b> Plyboard above machine cut and manually converted joists			
<b>Windows:</b> Single light top hung timber window to west. 2 light timber window to North. Single light window to east			
<b>Doors:</b> replacement ledge and braced door at northern end of east wall			
<b>Floor:</b> carpet over concrete			
<b>Fireplace:</b> None			
<b>Staircase:</b> None			
<b>Other architectural details:</b> Opening to upper level in North East corner. Only access to upper floor is by unsecured ladder. Photos taken from ladder as precautionary matter			
<b>Recorder:</b> KK		<b>Survey Date:</b> 02.08.17	



Plate 18: Shot 11. G1, West wall



Plate 19: Shot 12. G1, South wall



Plate 20: Shot 13. G1, north wall



Plate 21: Shot 14. G1, east wall



Plate 22: Shot 15. G1, northeast corner



Plate 23: Shot 16. G1 beam detail



Plate 24: Shot 24. G1, corridor looking west



Plate 25: Shot 25. G1, entrance to workshop



<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire		<b>Room no:</b> G2
<b>Location:</b> East of workshop		<b>Function:</b> Garage	
<b>Dimensions (m):</b>	Length:5.0	Width:3.67	Height:
<b>Wall form &amp; decor:</b> Plastered and painted stone to south. Painted plaster largely if not wholly over brick to west. Painted brick to east			
<b>Ceiling / roof structure:</b> Mono pitch. Two series of joists as garage was extended			
<b>Windows:</b> Single light to east and small single light to west			
<b>Doors:</b> Timber up and over garage door to North. Timber door in rear passage to workshop			
<b>Floor:</b> Bricks measuring 23.5 X 13cm in main section and rear passage. Stable bricks in extension to the north.			
<b>Fireplace:</b> None			
<b>Staircase:</b> None			
<b>Other architectural details:</b> None			
<b>Recorder:</b> KK		<b>Survey Date:</b> 02.08.17	

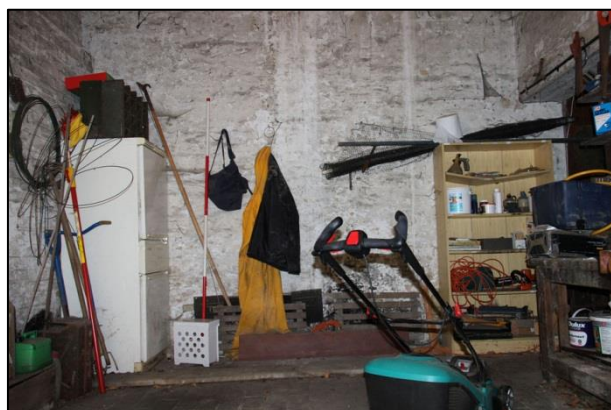


Plate 26: Shot 26. G2, south wall

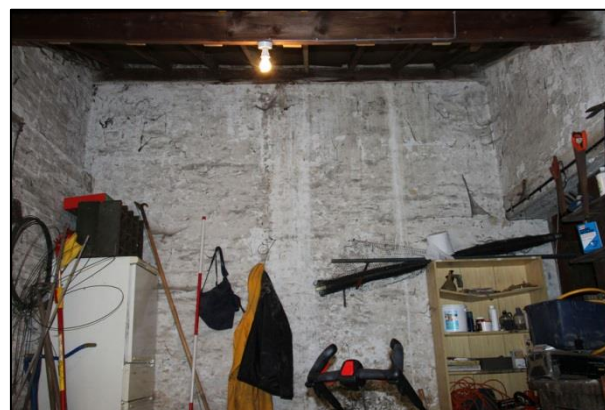


Plate 27: Shot 27. G2 south wall



Plate 28: Shot 28. G2, southeast corner



Plate 29: Shot 29. G2, southwest corner



Plate 30: Shot 30. G2, southwest corner



Plate 31: Shot 31. G2, east wall



Plate 32: Shot 32. G2, west wall



Plate 33: Shot 33. G2 roof detail



Plate 34: Shot 34. G2, northwest corner showing garage heightening





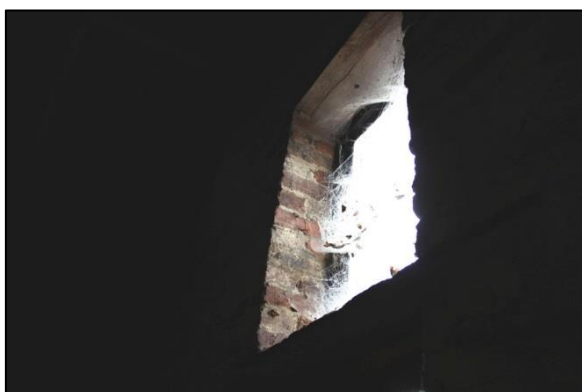
<b>Project No/code:</b> 303/OHS	<b>Project:</b> 100 High Street, Olney, Buckinghamshire		<b>Room no:</b> F1
<b>Location:</b> Above workshop		<b>Function:</b> Storage	
<b>Dimensions (m):</b>	Length: 5.36	Width: 3.56	Height:
<b>Wall form &amp; decor:</b> Unpainted stone with some brick at Eastern end of south wall			
<b>Ceiling / roof structure:</b> Queen post roof with taking posts and cleats. Single purlin. Re-sending roofed			
<b>Windows:</b> Single light to north. Bricked up window to east			
<b>Doors:</b> None			
<b>Floor:</b> Ply			
<b>Fireplace:</b> None			
<b>Staircase:</b> None			
<b>Other architectural details:</b> Access in northeast corner by unsecured ladder. Floor recorded from ladder			
<b>Recorder:</b> KK		<b>Survey Date:</b> 02.08.17	



**Plate 35:** Shot 17. F1, Roof detail



**Plate 36:** Shot 18. F1, southwest corner



**Plate 37:** Shot 19. F1, Window in north wall



**Plate 38:** Shot 20. F1, northeast corner



**Plate 39:** Shot 21. F1 south wall



**Plate 40:** Shot 22. F1, west wall



**Plate 41:** Shot 23. F1, east wall



## Appendix 2: List of Photographs

SITE NO/CODE:			Site Name:	
Shot	B&W	Digital	View	Subject
1	X	X	S	North elevation
2		X	SW	North elevation, door detail
3		X	SW	North elevation looking southwest
4	X	X	S	North elevation of garage
5		X	S	Wood store to east of garage
6	X	X	W	East elevation
7	X	X	E	West elevation
8	X	X	E	West elevation and entrance
9	X	X	E	West elevation and neighbouring buildings
10	X	X	SE	West elevation looking southeast
11	X	X	W	G1, West wall
12	X	X	S	G1, South wall
13	X	X	N	G1, north wall
14	X	X	E	G1, east wall
15		X	NE	G1, northeast corner
16		X	SE	G1 beam detail
17		X	SW	F1, Roof detail
18		X	SW	F1, southwest corner
19	X	X	N	F1, Window in north wall
20		X	NE	F1, northeast corner
21	X	X	S	F1 south wall
22	X	X	W	F1, west wall
23	X	X	E	F1, east wall
24	X	X	W	G1, corridor looking west
25		X	NW	G1, entrance to workshop
26		X	S	G2, south wall
27	X	X	S	G2 south wall
28		X	SE	G2, southeast corner
29		X	SW	G2, southwest corner
30		X	SW	G2, southwest corner
31	X	X	E	G2, east wall
32	X	X	W	G2, west wall
33		X	NW	G2 roof detail
34		X	NW	G2, northwest corner showing garage heightening
35	X	X	S	Footing 1
36	X	X	W	Footing 2
37		X	W	Stratigraphy
38	X	X	E	Wall (05)
39	X	X	E	Section of wall (05)
40		X	N	Baulk showing evidence of wall (05) continuing
41	X	X	-	Pottery found within stonework of (05)



## Appendix 3: OASIS and Site Data

PROJECT DETAILS			
Project Name & Address	100 High Street, Olney, Buckinghamshire	Project Site Code	303/OHS
OASIS reference	kdkarcha1-288185	Event/Accession no	HBR:EMK1308 WB:EMK1309 Museum Acc: AYBCM 2017.144
OS reference	SP 88939 51759	Study area size	55.42 sq m
Project Type	Historic Building Recording and Observation and Recording	Height (mAOD)	51
Short Description	<p>In August 2017 KDK Archaeology Ltd undertook a programme of Historic Building Recording and Observation and Recording of 100 High Street, Olney, Buckinghamshire. The development site is situated to the northern end of the High Street, within the medieval planned borough. The building development lies within the curtilage of the 18<sup>th</sup> century Grade II listed Coach house and the area investigated for the purpose of this exercise comprises a 19<sup>th</sup> century workshop and storage area with attached garage and WC to the east.</p> <p>Two footing trenches were excavated to the north of the WC which revealed the foundations of a limestone wall. No further features or artefacts of archaeological significance were observed.</p>		
Previous work	None	Site status	Grade II listed
Planning proposal	Part two-storey part single storey rear extension and provision of annexe	Current land use	Unused building
Local Planning Authority	Milton Keynes Council	Planning application ref.	14/01442/FUL
Monument type	Wall	Monument period	Post-medieval
Significant finds	None	Future work	Unknown
PROJECT CREATORS			
Organisation	KDK Archaeology Ltd		
Project Brief originator	-	Project Design originator	KDK Archaeology Ltd
Project Manager	Karin Kaye	Director/Supervisor	Karin Kaye/ Laura Dodd
Sponsor/funding body	Bethune Architects		
PROJECT DATE			
Start date	02.08.17	End date	07.08.17
PROJECT ARCHIVES			
	Location	Content (eg. pottery, animal bone, files/sheets)	
Physical	Buckinghamshire County Museum	None	
Paper		WSI, Report, site records, B&W photographs and negatives	
Digital		CD containing all digital files	
BIBLIOGRAPHY (Journal/monograph, published or forthcoming, or unpublished client report)			
Title	Historic Building Recording and Archaeological Observation and Recording: 100 High Street, Olney, Buckinghamshire		
Serial title & volume	303/OHS/2		
Author(s)	Laura Dodd MSc and Karin Kaye BA ACIfA		
Page nos	39	Date	23.08.17