

**The Windmill Shopping Centre,
Smethwick, West Midlands**

**Historic Building Recording
2004**

P.N. 1212
November 2004

The Windmill Shopping Centre, Smethwick, West Midlands (SMW SC204)

Historic Building Recording, 2004

By Malcolm Hislop

for

Modus Properties Ltd

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Contents

- Summary
- 1.0 Introduction
- 2.0 Site Location
- 3.0 Objectives
- 4.0 Methods
- 5.0 The Historic Buildings
 - 5.1 Introduction
 - 5.2 Descriptions
- 6.0 Conclusions
- 7.0 Acknowledgements
- 8.0 References
 - Appendix 1: Sandwell MBC brief
 - Appendix 2: Written scheme of investigation
 - Appendix 3: Photographic register
 - Appendix 4: Location and summary of archive
 - Appendix 5: Completed summary sheets

Figures

1. Site location
2. The study area
3. Smethwick Gospel Hall and Sunday School, ground plan
4. Smethwick Gospel Hall, east facing elevation
5. Smethwick Gospel Hall, north facing elevation
6. 116 Windmill Lane (Billiard Hall), ground plan
7. 116 Windmill Lane (Billard Hall), east elevation

Plates

1. 1-7 Cape Hill from the southwest
2. 9-15 Cape Hill from the southwest
3. 355-361 High Street from the southeast
4. 363-369 High Street from the south
5. Smethwick Gospel Hall from the east
6. Smethwick Gospel Hall from the northeast
7. Smethwick Gospel Hall, entrance hall from the northeast
8. Smethwick Gospel Hall interior from the south
9. Smethwick Gospel Hall interior from the north
10. Sunday School from the southwest
11. Sunday School Room B from the east
12. Sunday School Room B, fireplace from the north
13. Sunday School Room B, fireplace detail
14. Sunday School Room C from the east
15. The Market interior

- 16 114-115 Windmill Lane from the east
- 17 116 Windmill Lane from the east
- 18 116 Windmill Lane, ceiling vent
- 19 116 Windmill Lane , entrance arch detail from the southwest
- 20 116 Windmill Lane, entrance arch detail from the west
- 21 116 Windmill Lane, doorway from the west

**The Windmill Shopping Centre, Smethwick, West Midlands (SMW SC204)
Historic Building Recording, 2004**

Planning Application No. DC/99/35793

Summary

Historic building recording was undertaken at the Windmill Shopping Centre, Smethwick, West Midlands (NGR SP 02758790) in advance of demolition occasioned by the redevelopment of this part of Smethwick. The historic character of the area had developed during the latter half of the 19th-century and the first half of the 20th century, and the buildings recorded represented three aspects of life in Smethwick over that period: commerce, religion and leisure. The properties included three groups of small 19th-century shops with accommodation over, an electricity station and offices dating from c. 1930, a gospel hall of 1901 and associated Sunday school, an undercover market dating from the 1930s, and a billiard hall of c.1920.

1.0 Introduction

In July 2004 Birmingham Archaeology undertook building recording at the Windmill Shopping Centre, Smethwick, West Midlands. The programme of archaeological work was required owing to the proposed redevelopment of the Centre, as a result of which, most of the existing buildings on the site are to be demolished, and groundworks undertaken. *An Historic Landscape Appraisal* undertaken by Birmingham Archaeology (Hislop 2004) highlighted a number of buildings of historic or architectural interest that would be demolished under the redevelopment scheme, and areas of below-ground archaeology that were likely to be disturbed. Recommendations were made for the archaeological recording of selected building at various levels of detail, and for a watching brief in designated areas. These recommendations were accepted by Sandwell MBC Archaeologist, and are incorporated in Condition 32 of the planning consent. The work was carried out according to a written scheme of investigation, which was itself based on a brief issued by Sandwell Metropolitan Borough Council (Eyre-Morgan 2004).

2.0 Site Location

Smethwick is located on the South Staffordshire plateau, at the southeastern tip of the pre-1974 county with Warwickshire. The underlying geology is mainly sandstone and drifted boulder clay. The study area is located within the centre of Smethwick, Sandwell MBC, West Midlands, centred on NGR SP 02758790. It comprises most of the street block formed by Suffrage Street (north), High Street (south), Windmill Lane (east) and Corbett Street (west).

From Hume Street, which extends north through the study area from High Street the land slopes away to the west. The northern part of the study area is covered by a large car park, immediately to the south of which are late 20th-century retail premises. On the west side of the block the southern part of the Windmill Lane frontage is largely of 1920s and

1930s character, and includes the covered markets and a former cinema. Although some demolition has taken place along the High Street/ Cape Hill frontage, it retains a largely 19th and early 20th century personality.

3.0 Objectives

- To establish the presence/absence of archaeological remains within the area.
- To determine the extent, condition, nature, character, quality and date of any archaeological remains encountered.
- To elucidate the origins, method of construction, development and spatial organisation of the now demolished buildings.
- To provide additional information on the status and lifestyle of the inhabitants and how this has changed through time.
- To locate, identify and assess the state of preservation of archaeological remains within the specified areas.
- To provide further information on the origins and development of Smethwick, and the historic character of the development area.
- To place these remains within their local, regional and national contexts.
- To determine whether the remains are of sufficient merit to warrant statutory protection.

4.0 Methods

The buildings were recorded according to RCHME standards (RCHME 1996) as follows:

Level 1

- 355-369 High Street
- Electricity Service Centre & former sub
- 1-15 Cape Hill
- Covered market, Windmill Lane
- 114-115 Windmill Lane

Level 2

- Sunday School, High Street

Level 3

- Smethwick Gospel Hall
- 116 Windmill Lane (Billiard Hall)

Written descriptions were made for all buildings on pro-forma record sheets. A monochrome and colour photographic survey was made of all buildings including both general shots and details of individual features. Plans at a scale of 1:100 were made of the Gospel Hall and Sunday School and 116 Windmill Lane (Billiard Hall). In addition elevations of the Gospel Hall and 116 Windmill Lane were produced using a reflectorless EDM.

5.0 The Historic Buildings

5.1 Introduction

The historic character of the study area is a product of the latter half of the 19th century and the first half of the 20th century, and the buildings illustrate some of the social trends of those years. The earliest of the properties recorded were 1-15 Cape Hill and 355-369 High Street and comprised rows of shops with domestic accommodation above. They were typical of the mid-late 19th century, products of the rapid industrialisation of the region and the consequent rise in population. Although such properties have little architectural merit, they are of historic interest as representatives of an era that did so much to shape the present character of the West Midlands conurbation.

Of slightly later date (1901) and of greater interest architecturally was the Gospel Hall and its associated Sunday School. Gospel Halls are the meeting places of the group of Christians known as the Brethren, or sometimes as the Plymouth Brethren. The presence of the Hall in Smethwick is symptomatic of the prominent profile that nonconformism had in the new industrial districts of the 19th and early 20th centuries. Unlike many non-conformist chapels and meeting houses, but in common with most Anglican churches the Gospel Hall was designed in a Gothic style. The relatively austere 13th-century lancet style employed by the architect, sits well with the Brethren's emphasis on simplicity in their meeting places. The interior, with its lack of liturgical division and its balustrades, pediments and other classical detailing is more reminiscent of a non-conformist church, and it is the fittings, perhaps that constitute its most architecturally significant aspect. The Sunday School attached to the Gospel Hall is a slightly later development, and has considerably less architectural significance, but it is essentially an extension to the Gospel Hall and forms part of its structural history.

The inter-war period is represented by several buildings, one of which is the former MEB building to the west of the Sunday School. Three others are situated on Windmill Lane at the east side of the study area. The Market Hall and Nos 14-15 are both further representatives of the commercial life of the area, but the Billiard Hall of c. 1920, further to the north, is a symbol of the pursuit of leisure, a movement that became an increasingly significant feature of 20th-century life and that made an important

contribution to the period's architecture. The Billard Hall was situated next door to the Grade II listed Mecca Bingo Hall (formerly the Rink Cinema) c.1930, which is outside the redevelopment area. These two examples of the architecture of leisure, separated by only 10 years, provide an interesting contrast of style, the former clinging to a slightly Baroque classicism whilst the latter had embraced the forward looking Art Deco style.

5.2 Descriptions

Nos 1-15 Cape Hill (Plates 1 & 2)

Exterior

Nos 1-15 Cape Hill comprised a two-storey row of mid to late 19th-century shops with living accommodation, containing three main construction phases: Nos 1-7, Nos 9-13 and No. 15. They were built of brick, painted at the time of the survey, and had slate roofs and brick off-ridge stacks. Nos 1-7 (Plate 1) had large 20th-century shop fronts, and 20th century upper windows within 19th-century segmental-arched openings. Nos 9-13 (Plate 2) had 20th-century ground floor shop fronts and segmental-arched window openings to the first floor, the left-hand one of which retained its 19th-century sash window with side borders. The eaves cornice was corbelled and the roofline slightly higher than that of Nos 1-7. No. 15 was a single bay building with 20th-century large shop front, corrugated iron facing and large 20th-century first-floor window.

Interior

The interiors of these buildings were substantially altered and retained few original features. Many of the ground floors, for example, had been opened out to provide more spacious retail accommodation. One of the least altered of the properties was No.5 (Sweeties), and the layout may be considered to be fairly typical of the original arrangements of these premises. At ground level it contained a large front room for the shop, and two smaller rooms to the rear arranged one in front of the other. The middle room contained a built-in cupboard with panelled doors in the east wall, and a narrow staircase against the west wall. The rear room was contained in a narrower wing projecting from the main building and was probably a scullery or kitchen.

The staircase led to the middle room at first floor level, which retained 19th-century beaded skirting boards, and a fireplace in the east wall with a 1930s ceramic tile surround. The middle room was probably a living room and gave access to the front and rear rooms. The latter was at mezzanine level and approached down a flight of steps. This room which was probably a bedroom also retained original skirting boards. There was a chimneybreast in the northwest corner, and the ceiling line followed the pitch of the roof from west to east. The front room, which was probably the main bedroom, had a chimneybreast on the east wall.

Nos 355-369 High Street (Plates 3 & 4)

Exterior

355-369 High Street was another two-storey row of mid to late 19th century shops with domestic accommodation. Built in brick, roughcast at the time of the survey, it had a slate

roof and brick chimneystacks. The row was situated on the north side of the High Street, No. 355, at the west end of the row, occupying a corner plot with Corbett Street. Although apparently contemporary, the properties were treated as pairs, there being one rear wing to each pair, and the rooflines of each pair ascending from west to east in step with the incline of the street. Latterly, Nos 355-361 had each remained as a single commercial unit (Plate 3), but Nos 363-369 had been amalgamated as Warley Supermarket (Plate 4). All the premises had large 20th-century shop fronts at ground level, late 20th-century windows to the first floor within 19th-century segmental-arched openings, and cogged brick eaves.

Interior

The interiors had been completely altered and no significant features survived.

Electricity Service Station, High Street

Exterior

This former Midland Electricity Board building of c.1930 was constructed of dark red brick with some blue brick headers laid in English bond, and reconstituted stone dressings. It was a two-storey structure of 3:1:2 widow bays with rusticated pilasters defining the corners and entrance bay, the latter being faced entirely in reconstituted stone. The entrance had triglyphs beneath a cornice hood and was flanked by late 20th-century ground-floor shop front. The original upper windows survived, being small-pane casements with aprons, raised and chamfered surrounds and cornice hoods. To the rear was a contemporary orange brick electricity sub-station, plain, much altered and not of special interest.

Interior

The interior was almost entirely late 20th century in character, with wood block applied to the concrete floor, plastered walls, false ceiling below a plastered ceiling on I-beams and boxed beams.

Smethwick Gospel Hall (Plates 5 -9)

Exterior

The Gospel Hall of 1901 was built in a 13th-century Gothic style of red brick laid in Flemish bond with slate roof and crested ridge tiles. The Hall stood on the west side of Hume Street aligned north-south facing east. The existing building was the northern half of what had originally been a much longer building that extended as far south as the High Street, the southern half having been demolished or modified perhaps as early as 1918, judging by the map evidence. The main (east) front had five bays of sunken panels containing paired lancet windows with roll-moulded surrounds and hood moulds with stiff leaf stops (Plate 5). Moulded corbels supported slightly oversailing eaves. The main feature of the front was an elaborate entrance bay to the left (south) with two-leaved door and a garlanded terracotta panel above mounted with the legend '1901 / SMETHWICK / GOSPEL / HALL'. The buttress-like divisions to each side of the bay were carried up above the roofline and capped with ball finials. Between them the parapet was arched to

suggest a pediment. There was a large north window of four lancet lights (Plate 6). Projecting from the north end, and part of the original build, was a low building with moulded parapet coping. The south gable had been rebuilt or encased in late 20th-century brick.

Interior

The doorway at the south end of the east front gave access to a two-storey **entrance hall** leading into the **Sunday School** (qv) to the west and to the four-bay **meeting hall** to the north. On its south side was a pair of balustraded staircases in a 17th-century style with open string and fretted step ends, which ascended to a first floor gallery (Plate 7).

The **meeting hall** had a boarded dado with moulded dado rail all around the room. There was a dais at the north end of the room with a wood-panelled base and a balustraded rail (Plate 8). On the wall behind it was a panelled and boarded quasi-reredos, surmounted by the four-light two-level north window with pilastered and pedimented surround. To each side of the dais was a pilastered and corniced doorway leading into the northern annexe. To the left (west) of the left hand (western) doorway was an organ with eleven pipes and wood-panelled casing carrying an egg and dart frieze above the keyboard. The southern bay of the hall had been partitioned off in the later 20th century to form two rooms, one each side of a central corridor linking the entrance hall with the meeting hall. Above these rooms was a balustraded **gallery**, part of the original build, which had been boxed in during the later 20th century (Plate 9).

Although the **south gallery** appears to have been part of the original design, the floor had been raised and at the time of the survey was only six inches below the top of the balustrade, and above the east and west window sills. The gallery was decorated with similar dado panelling to the meeting hall, and panelled and pilastered window surrounds with dentilled cornices. At the back (south) of the gallery was a panelled timber partition with a dentilled cornice containing stained-glass windows with four-centred heads. At the time of the survey the gallery was entered from a doorway at each end of the partition, corresponding with the two staircases. There were signs, however, that both those openings had been inserted and that the original entrance lay in the centre of the partition where there was an otherwise inexplicable deep recess. It seems that this recess represents a blocked entrance originally communicating with the now demolished southern half of the building.

The Sunday School, High Street (Plates 10-14)

Exterior

The map evidence suggests that the Sunday school, which was attached to the Gospel Hall, was built between 1902 and 1918, though there have been a number of alterations and additions. It was built of orange brick with red brick additions laid in Flemish bond. The building is rectangular in plan and aligned north-south. It comprised a central high single-storey block containing the main rooms with lower east and west quasi-aisles

containing subsidiary rooms. There was a yard to the north and narrow passages between the Gospel Hall (qv) to the east and a boundary wall to the west. At the southeast corner there was a link with the Gospel Hall (qv). The High Street (south) front consisted of a wide orange brick gabled block to the left with two large (east and centre) and one small (west) segmental-arched windows blocked with red brick. Attached to the right was a much altered addition comprising a gabled former porch with a large blocked ground-floor opening with moulded cornice over. Above was a stone panel with ramped sides and moulded cornice inscribed 'SUNDAY SCHOOL'. The west elevation of the main building had five main window bays, the mullioned and transomed windows with chamfered lintels. Above were two blocked dormer windows with mock timber-framed gables. In front of this elevation was a late 20th-century fence, probably replacing a brick wall, a length of which survives to the north. The north elevation comprised an early 20th-century red brick front probably contemporary with the southeast wing. Blocked round arch doors to left and right, were labelled 'BOYS' and 'GIRLS' respectively in surmounting panels. There were five blocked segmental arched windows between the doors and one each to left and right. To the far left at the junction with the earlier Gospel Hall, was a blocked segmental-arched doorway.

Interior

Room A (Porch)

In the east and west walls of the south porch were blocked openings leading respectively into the Sunday School and the Gospel Hall. There was a staircase against the north wall and ascending from west to east to another blocked doorway that must have led to the south gallery of the Gospel Hall. The staircase, which was probably contemporary with that in the Gospel Hall, had an open string and fretted step ends but only the 17th-century style shaped foot newel survived from the balustrade. Boarded ceiling with moulded wooden cornice. Fixed light mullioned and transomed window in north wall lighting the stair landing.

Room B (Meeting Room) (Plate 11)

Continuous boarded dado with moulded rail similar to that of the staircase handrail. In the centre of the south wall was a chimneybreast in a free Tudor Gothic style with rounded segmental arch and foliated panelled spandrels (Plates 12 & 13). Hood over with central gablet containing a foliated trefoil. At the west end of the room is a dais with plywood panelling to the rear replacing or hiding original timberwork. Wooden pediment above containing foliage.

Room C (Assembly Hall) (Plate 14)

Boarded floor and boarded dado with plain rail. The principal feature of the room was the open roof, which was carried up higher than the rest of the building on steel trusses springing from moulded corbels. In appearance the trusses resembled jointed crucks with a king strut between the collar and the apex. The north wall of the room contained a series of double doors, probably mid-20th century, with moulded surrounds. This wall marked the north end of the school in 1918. By 1939 it had been extended into the former courtyard.

The Market, Windmill Lane (Plate 15)

Exterior

Covered market of c.1930 with later alterations. Red brick sides and corrugated asbestos cladding to steel frame with corrugated asbestos roof.

Interior

Concrete slab floor. Interior divided by later 20th century stall booths, some carrying false fronts to simulate streets. Steel roof trusses.

Nos 114-115 Windmill Lane (Plate 16)

Exterior

Pair of shops of c. 1930 placed in front of a mid-19th century building. Red brick front with concrete tile roof and brick end stacks. Two storeys and five window bays. Central door to dividing passageway. Large shop fronts at ground level and steel-framed casements to first floor. The configuration of the two shop fronts differed: the doorway of No.14 was on the right-hand side, that of No.15 central. The entrance to No. 15 was recessed and had a plate glass door with Greek key frieze between door and overlight. Over the recessed entrance a fielded panel with bold reeded border. The entrance to No. 14 was also recessed originally though this had been closed at a later date, a similar fielded panel survived internally, however.

The 19th-century building to the rear was a single-storey brick structure, aligned at right angles to the front range. Most of the openings were blocked. There was a tall lateral brick chimney stack.

Interior

The main feature of interest to survive internally was in No.14 where there was a panelled counter with bracketed top.

No. 116 Windmill Lane (Billard Hall) (Plates 17-21)

Exterior (Plate 17)

Billiard Room, latterly market hall. *Circa* 1920. Projecting from the main building is a single-storey stuccoed portico with moulded cornice. 1:1:1 bays articulated by Ionic pilasters decorated with swags. Central door with 3-centred rusticated arch. To each side a tripartite window arrangement, the large central lights with raised ogee-moulded surrounds and the small flanking loops with small aprons, cyma recta moulded sills and

drops to either side. Set back behind the portico is the taller gable of the main building with semi-circular apex and tripartite arrangement of loops.

Interior

The entrance opened to a hallway with a small room to east and west. The former was separated from the hall by a 0.75m thick wall and had been partitioned for lavatories at a later date. The western room had an inserted partition wall between it and the hall, and another inserted partition in a wide opening to the south.

Apart from these divisions at the north end, the interior of the original building comprised a single space open to the roof. It had a concrete floor and plastered brick walls mostly clad with hardboard. The ceiling was glazed to each side and had a low centre containing a series of decorative cast iron grills (Plate 18)

The entrance from here to the hallway had a central three-centred archway on flat pilaster imposts capped by triglyphs with egg and dart friezes (Plate 19) supporting an open-base pediment containing a globe flanked by two cornucopias (Plate 20). To the right (south) was a five-panel door (upper panel glazed) with wooden moulded architrave and scrolled pediment containing an escutcheon (Plate 21).

A door at the south end of this wall opened to a staircase leading to a small coal cellar situated at the front of the building.

6.0 Conclusions

The Historic Environment Impact Assessment that preceded this recording exercise concluded that none of the buildings affected by the proposed redevelopment of the study met the criteria for listing, and that preservation by record would be an adequate response to their proposed demolition. These buildings, then, were not of sufficient architectural or historic interest to warrant statutory protection, nor did they form a particularly coherent chronological or architectural group. Nevertheless, they were of both historic and architectural significance in the reflecting a span of some 60-70 years in the evolution of the West Midlands conurbation, and some of the social needs and aspirations of that period. This record will preserve some of the essence of that era and will ensure that as this part of Smethwick enters the next phase in its continuing story, a link with the past will not be entirely broken.

7.0 Acknowledgements

The fieldwork was supervised by Kate Bain assisted by Ioannis Altsitzoglou, with additional support from Chris Hewitson, Malcolm Hislop and Leonie Driver. The report was compiled by Malcolm Hislop, who also managed the project.

8.0 Reference

Hislop, M. and Krawiec, K. 2004, *Thomas William Lench Ltd, Land off Carnegie Road, Blackheath, West Midlands: An Historic Environment Impact Assessment, 2004* (Birmingham Archaeology Report No. 1203).



Fig.1

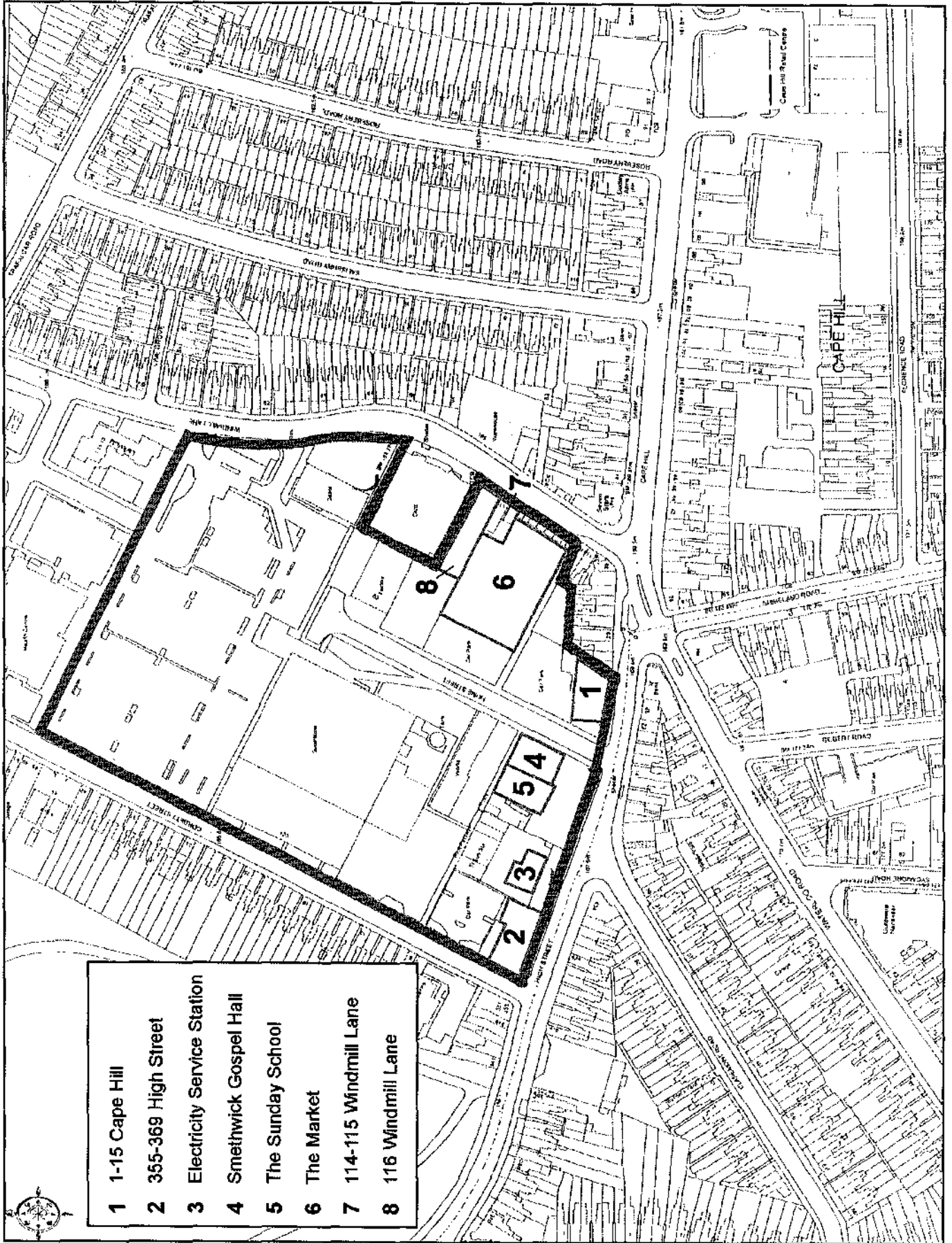
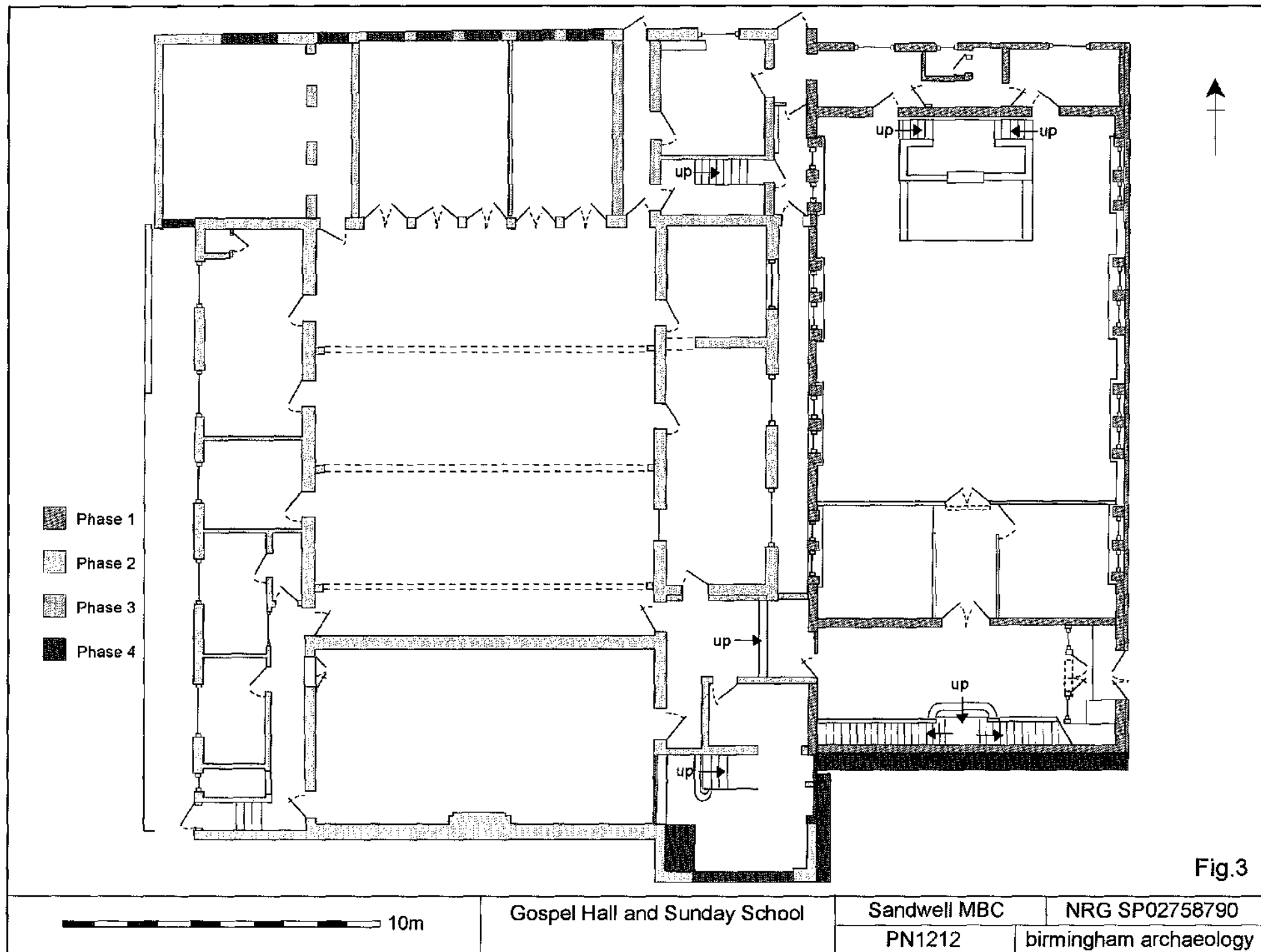


Fig.2



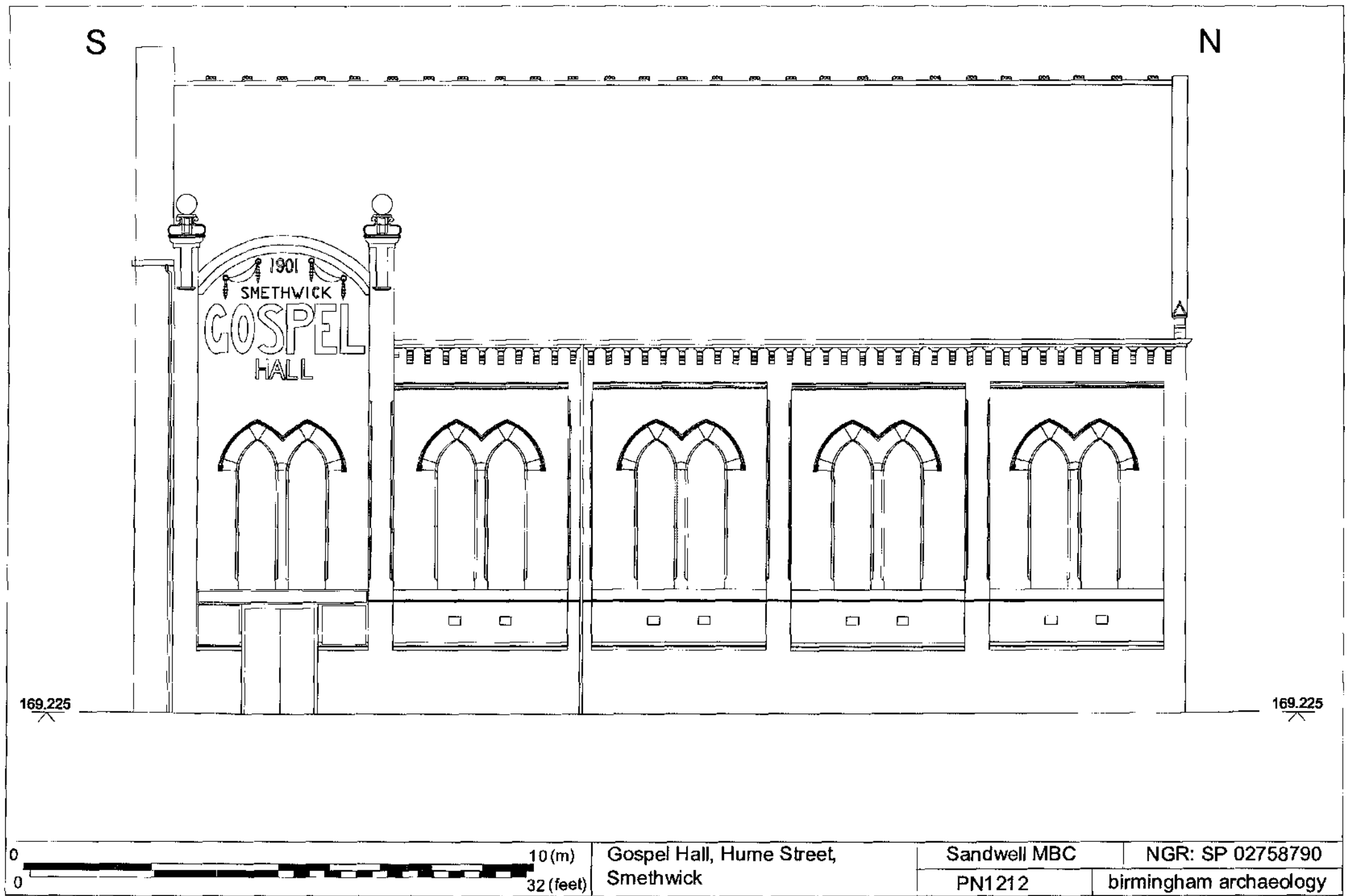
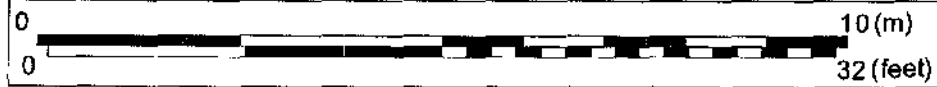


Fig. 4



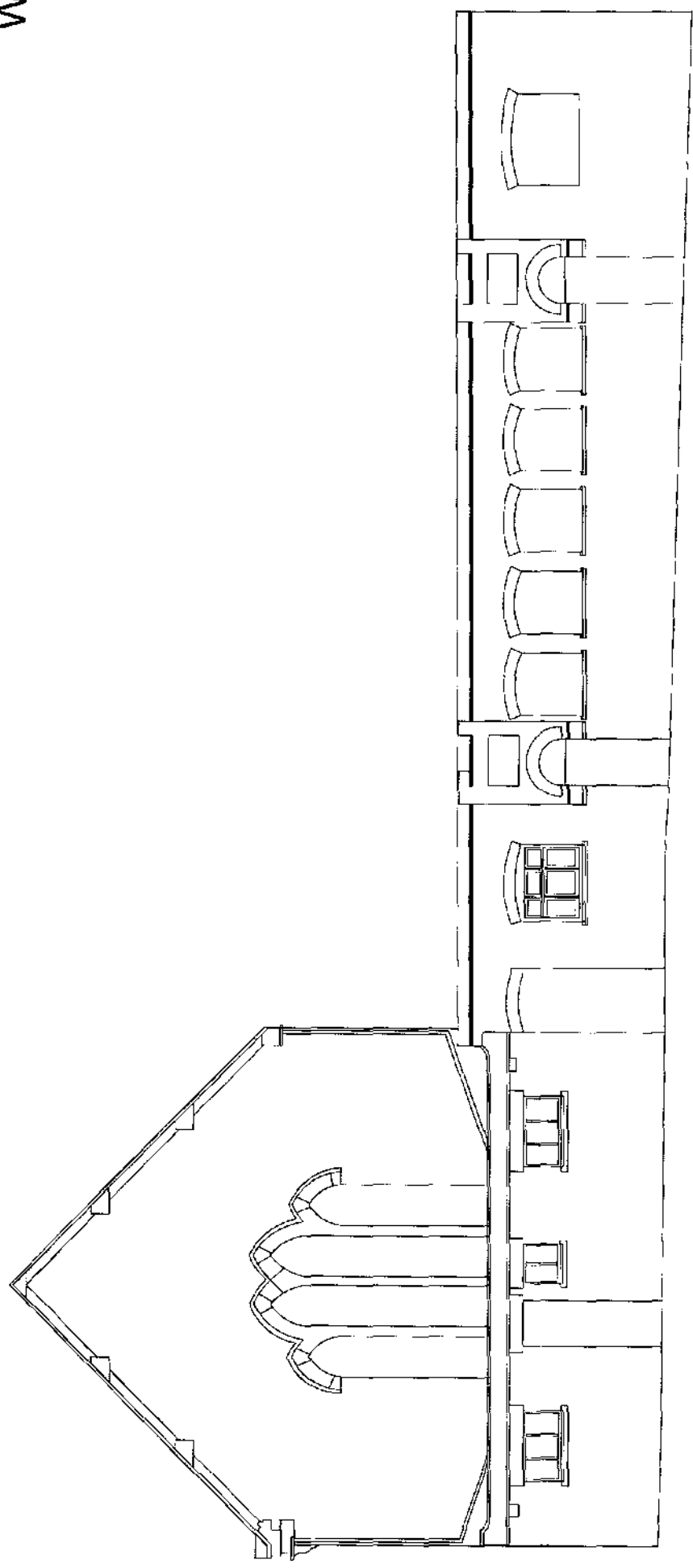
Gospel Hall, Hume Street,
Smethwick

Sandwell MBC
PN1212

NGR: SP 02758790
birmingham archaeology

W

E



169.277

169.277

0	10 (m)	Gospel Hall, Hume Street, Smethwick	Sandwell MBC PN1212	NGR: SP 02758790 birmingham archaeology
0	32 (feet)			

Fig. 5

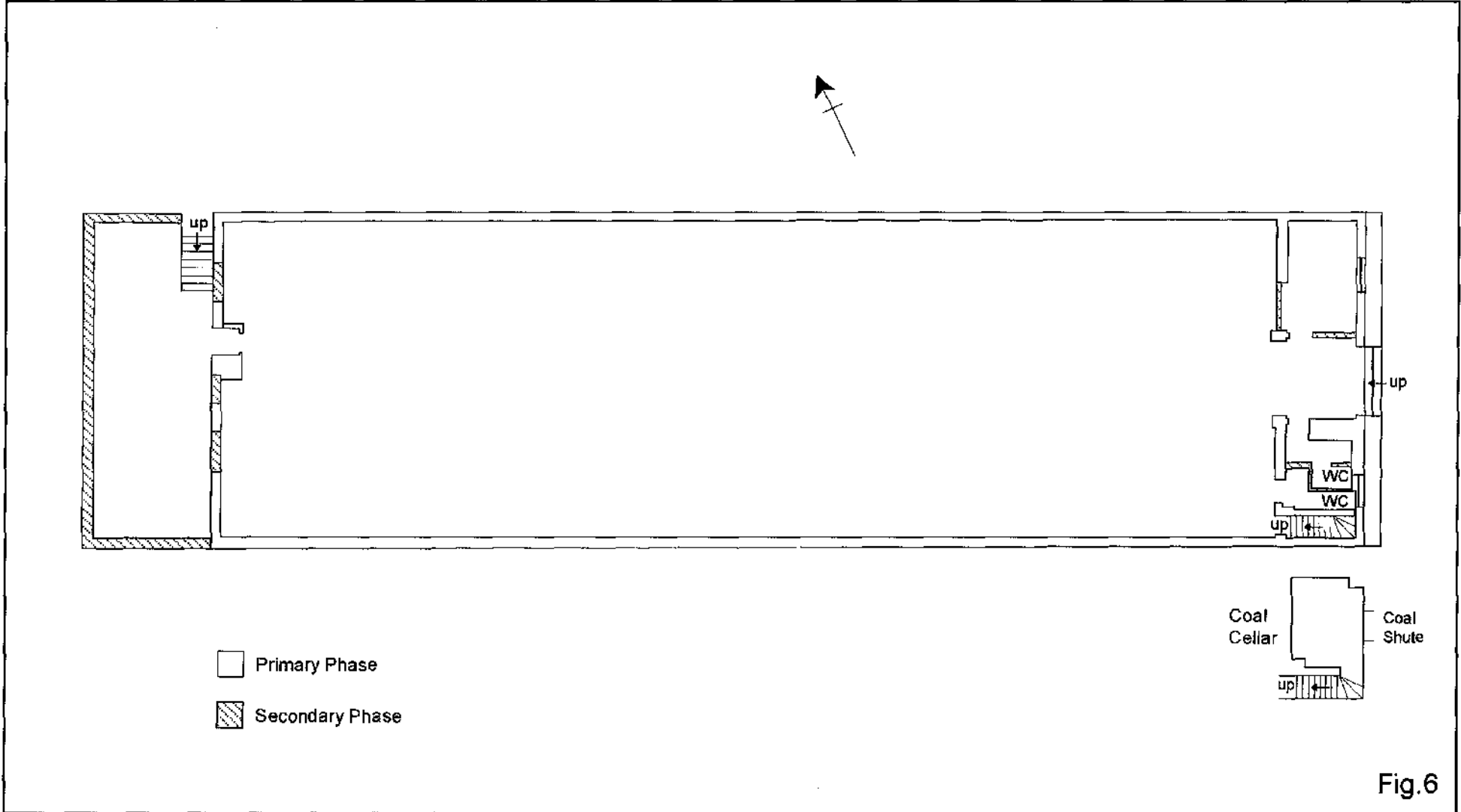
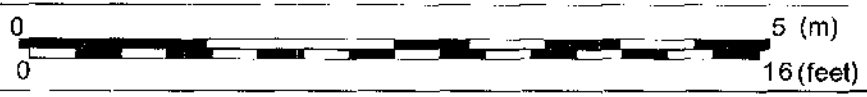


Fig.6

 10m	116 Windmill Lane, Smethwick		Sandwell MBC	NGR SP 02758790
			PN1212	birmingham archaeology



116 Windmill Lane, Smethwick

Sandwell MBC
PN1212

NGR: SP 02758790
birmingham archaeology

Fig. 7



Plate 1



Plate 2



Plate 3

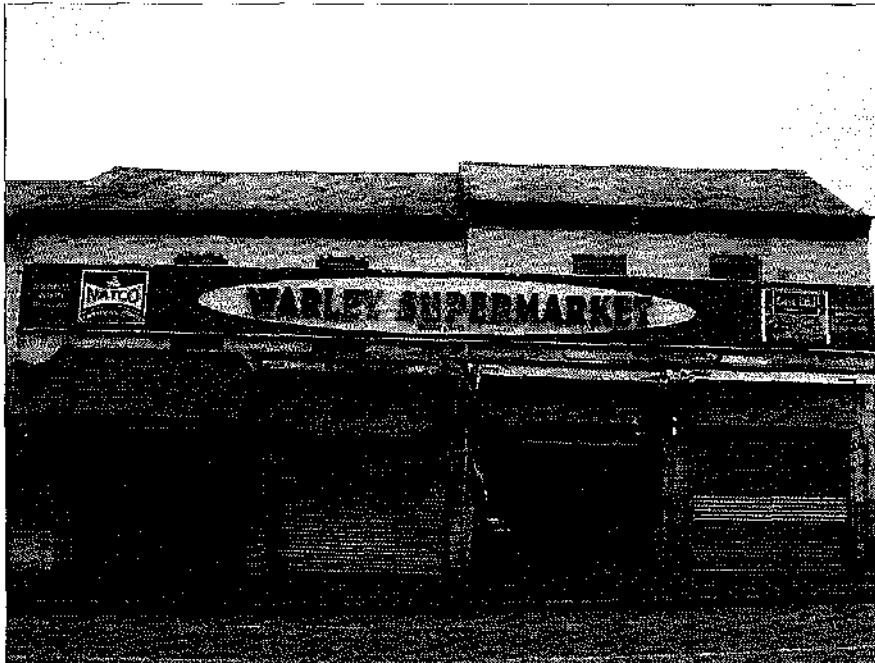


Plate 4



Plate 5



Plate 6

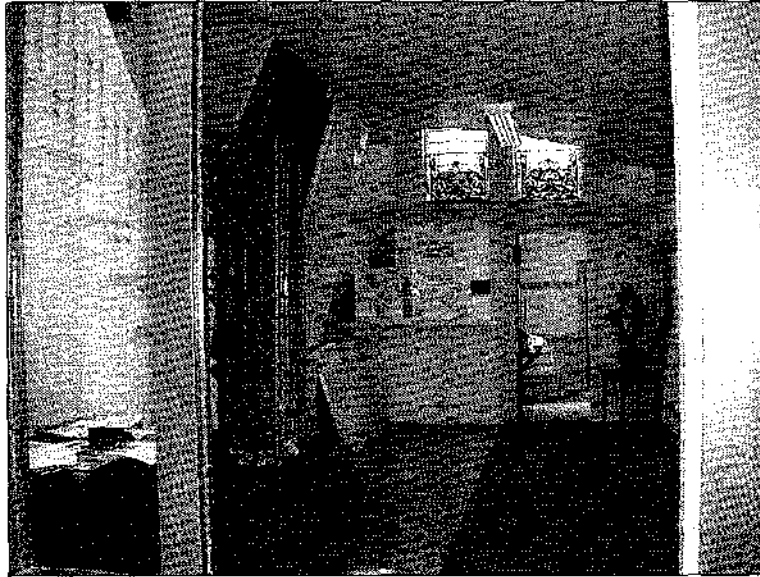


Plate 7



Plate 8

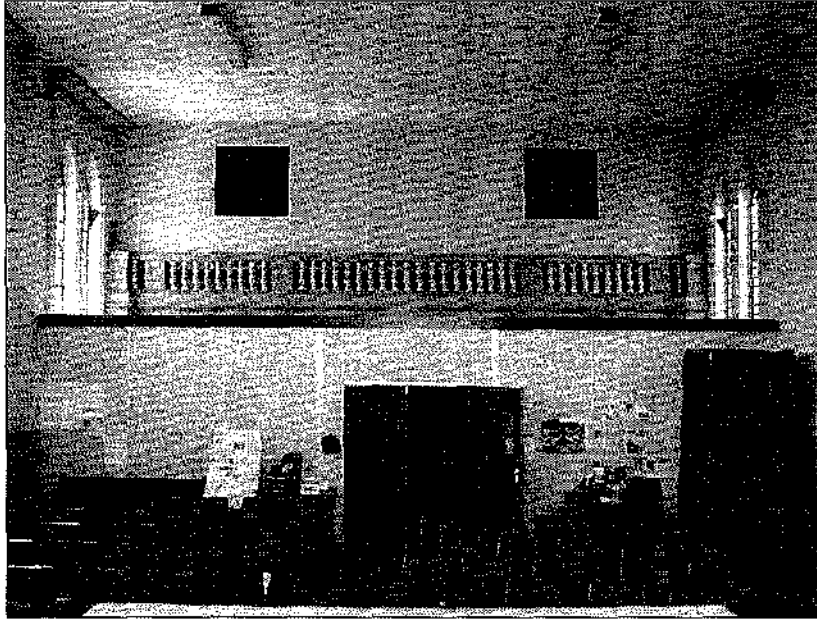


Plate 9



Plate 10

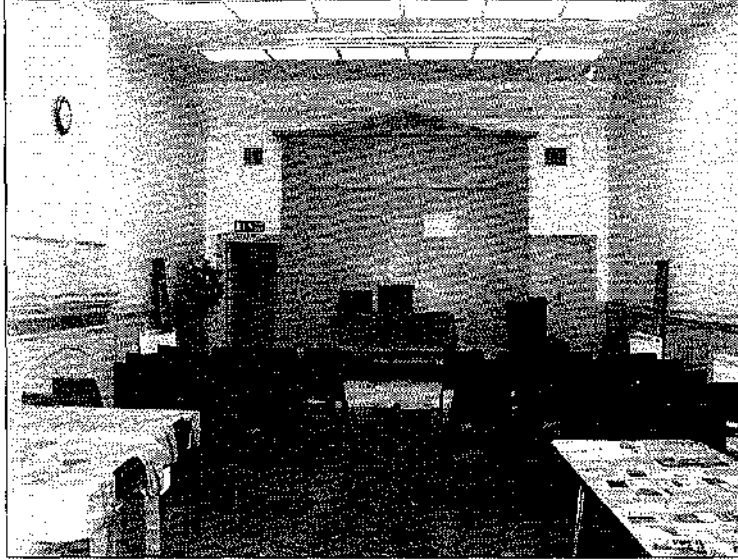


Plate 11

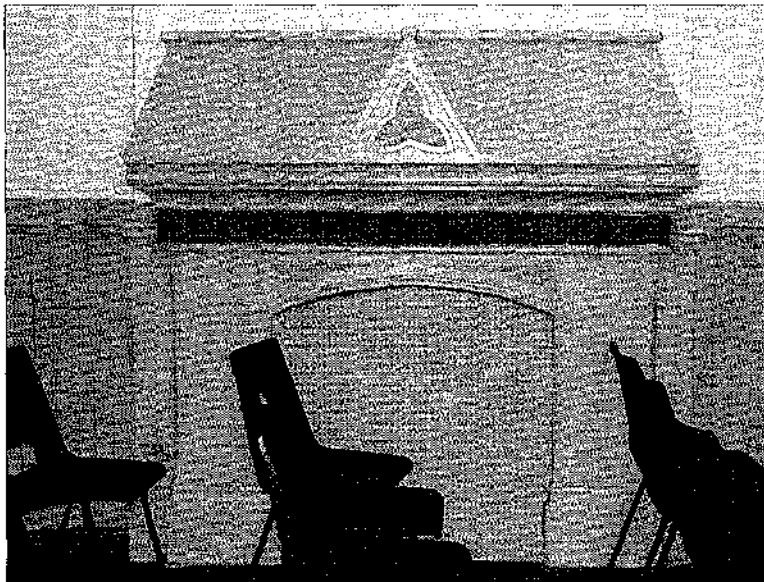


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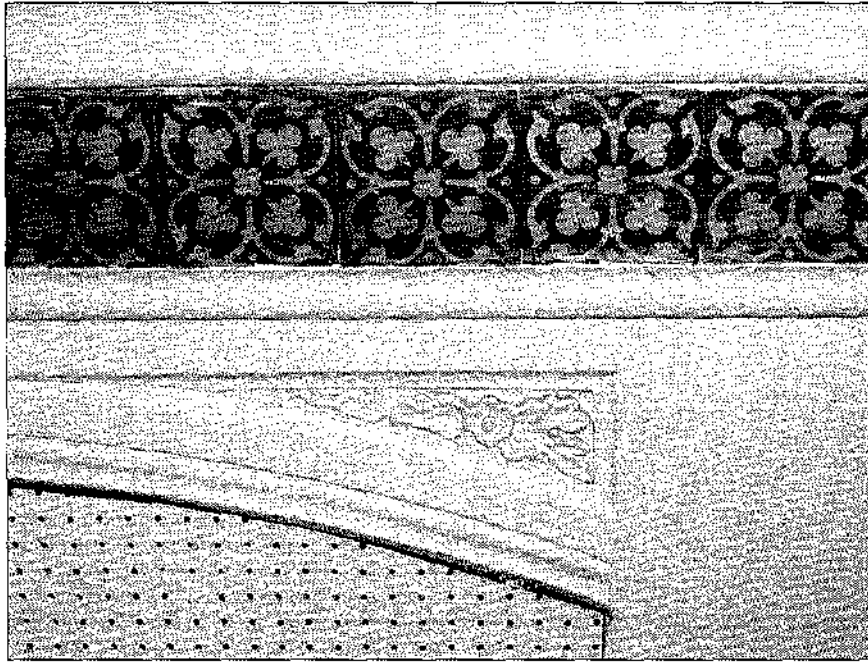


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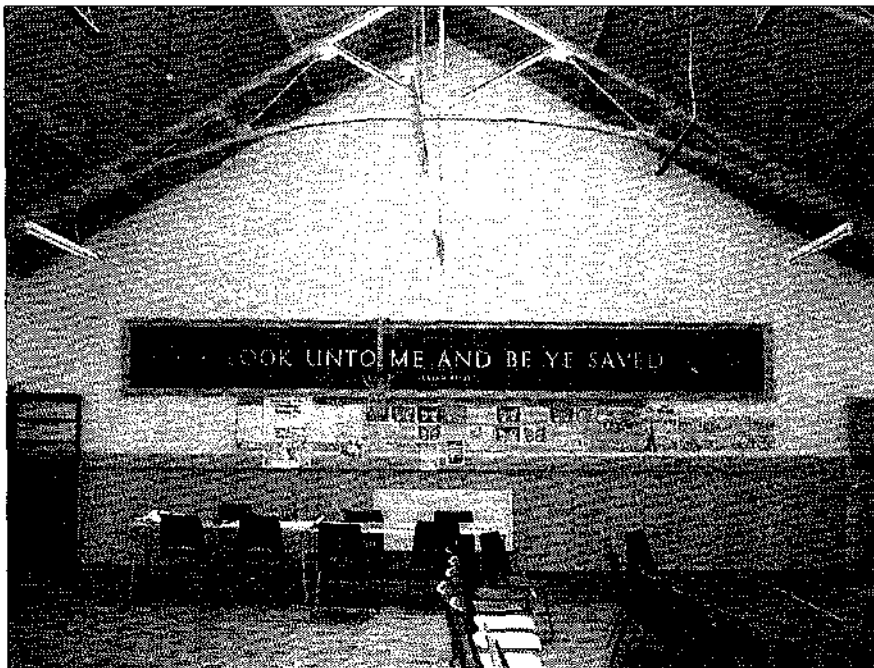


Plate 14



Plate 15



Plate 16



Plate 17

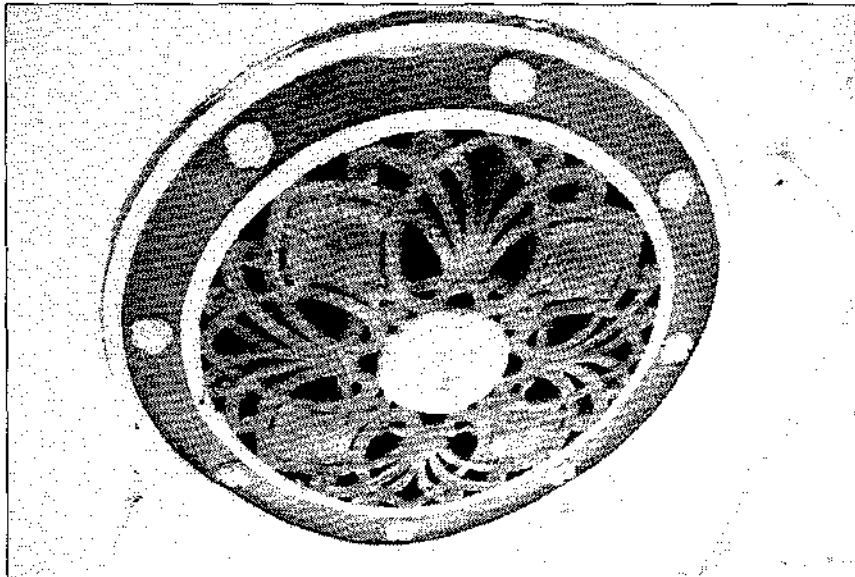


Plate 18

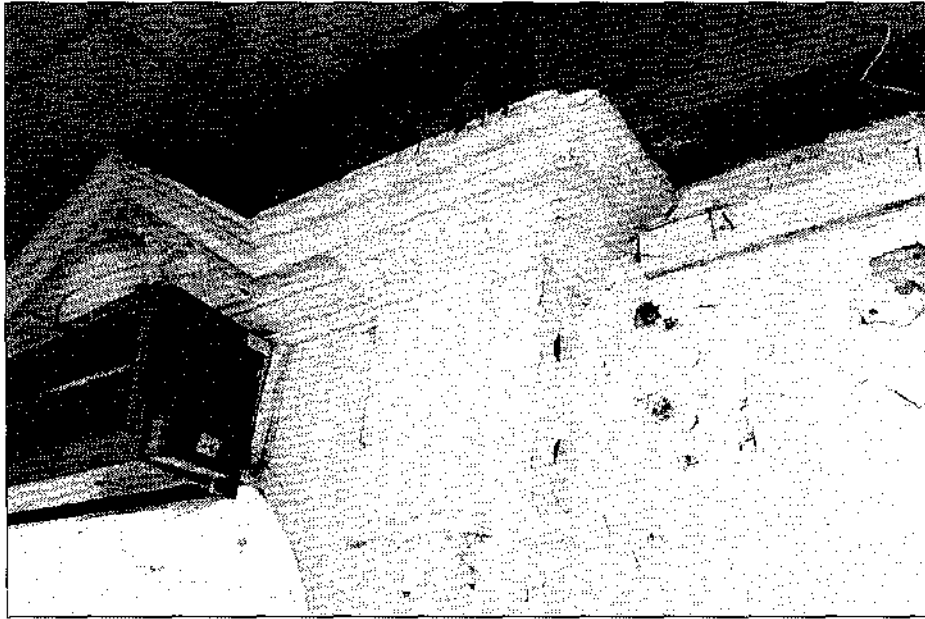


Plate 19

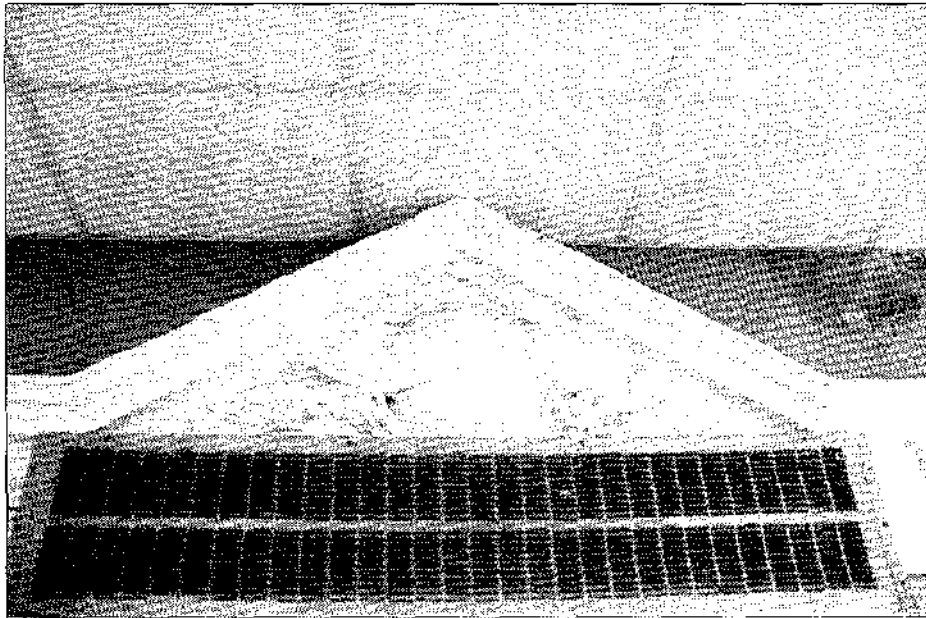


Plate 20



Plate 21

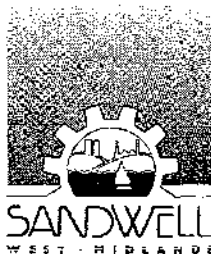
APPENDIX 1

**HISTORIC BUILDING RECORD AND ARCHAEOLOGICAL
WATCHING BRIEF**

THE WINDMILL SHOPPING CENTRE, SMETHWICK

March 2004

PHASE II



SANDWELL MBC

Planning Application No. DC/99/35793

Site: Windmill Shopping Centre

Developer: Modus Properties Limited

Principal Planner: Richard Williams (0121 569 4088)

Borough Archaeologist: Graham Eyre-Morgan (0121 569 4025)

Historic Buildings Conservation Officer: Nigel Haynes (0121 569 4022)

This brief is only valid for six months. After this period the Borough Archaeologist should be contacted. Any written scheme of investigation resulting from this brief shall only be considered for the same period.

The contractor is strongly advised to visit the site before completing their written scheme of investigation as there may be implications for accurately costing the project.

1.0 Introduction

1.1 This brief for an archaeological watching brief and historic building record has been prepared by the Borough Archaeologist for Sandwell MBC. Proposals have been submitted for the redevelopment of the site and the local authority has advised the applicant that the results of an archaeological evaluation will need to be submitted as part of any future planning application. This brief is based on the results of an earlier *Historic Landscape Appraisal* undertaken by Birmingham Archaeology (2004).

2.0 Site Location and Description

2.1 The site occupies a substantial plot of land within Smethwick town centre SP 0275 8790. A range of modern retail premises stand within the centre of the site with car parks to the north. Nineteenth century terraced housing, a Sunday school, covered market and an inter-war cinema lie beside the street frontage.

3.0 Planning Background

3.1 Consent for the redevelopment of the Windmill Shopping centre, Smethwick (DC/99/35793) was granted to Modus Properties Limited on 14/09/00. Most of the buildings within the development area are to be demolished with the exception of the inter-war cinema, a Grade II listed building. This brief aims to address the first phase of Condition 32 and provide additional information which may help in fulfilling Condition 5.

The Conditions are as follows:

Condition 5 – In connection with Condition 1(c) of this permission before the development is commenced a detailed landscaping and planting scheme to include an element of public art within the development shall be submitted and approved by the local planning authority.

Condition 32 – No development involving any ground disturbance shall take place following the demolition of any existing buildings until an archaeological investigation of the site has been carried out in accordance with a specification to be submitted to and approved by the local planning authority in writing.

3.2 A Phase I *Historic Landscape Appraisal* undertaken by Birmingham Archaeology (2004) concluded that although none of the standing buildings affected by the proposed redevelopment warranted statutory protection many were worthy of preservation by record. There are buildings on the site of sufficient interest and character to require building recording, this will be undertaken at varying levels according to their significance in accordance with the RCHME levels of record. In addition, it is required that archaeological monitoring of ground breaking activities in areas on the High Street and Windmill Lane where it is possible that below ground remains of the early town development (pre-19th century) may still exist. An archaeological watching brief is therefore needed in order to assess their state of preservation; this being in accordance with *Planning Policy Guidance Note 16: Archaeology and Planning* (DoE 1990):

'No development or preliminary groundwork's of any kind shall take place until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the local planning authority'.

3.3 The mitigation strategy as outlined in Chapter ten of the *Historic Landscape Appraisal* is fully supported and forms the basis of this additional programme of work.

4.0 Historical Overview

4.1 The following summary is derived from the *Historic Landscape Appraisal of the Windmill Shopping Centre, Smethwick* produced by Birmingham Archaeology (2004). Potential contractors are strongly advised to consult this document before submitting their written scheme of investigation.

4.2 Originally an Anglo-Saxon settlement, the population of Smethwick continued to live in small farms and cottages during the medieval and post-medieval period. Metalworking was present from at least the sixteenth century onwards, with many residents maintaining a small plot of land and a few animals whilst also producing nails. During the eighteenth and early-nineteenth centuries it was a popular location for the country residences of Birmingham bankers and lawyers, before the Industrial Revolution transformed Smethwick into a boomtown specialising in engineering.

4.3 Cartographic and pictorial evidence demonstrate that the study area up until the mid-19th century was farmland. According to the tithe map of 1842 the greater percentage of the study area was built on fields 1011 (Driety Lake), 1012 (Stumps Field) and 1013 (Nursery Field) with northern end of the study area built on the southern portion of fields 958 (Round Leasow) and 959 (Pit Leasow). All five fields were owned by Edwin Bullock. Windmill Lane was in existence, being named after a windmill built in 1803 (dismantled in 1949/50), which lay to the north of the study area (VCH, 109; BCSMR 2860). None of the streets that currently define or extend through the study area had yet been constructed. Small concentrations of houses were strung out along what is now the High Street, along with a few buildings on Bearwood Hill (High St) and Windmill Lane. However, none of these buildings were within the study area.

4.4 Major development of the study area began in the middle of the 19th century (VCH, 95). Corbett Street and Hume Street were laid out, and built up gradually over the next fifty years. The 1st edition Ordnance Survey map shows that by 1886 considerable changes had been effected. The study area no longer contained any agricultural land. With the setting out of Corbett Street, Hume Street and Suffrage Street the area had begun to take on an urban character. At this time, there were no signs of industrial premises, but there were patches of mixed housing ranging from large villas in spacious grounds to tightly packed court housing. Along Bearwood Hill (now High Street) and Cape Hill a tramway had been built.

4.5 By 1902 (Ordnance Survey 2nd edition) a good deal more development had taken place. Victoria Park was in existence; it had been laid out to the west of the study area in 1887-8, on land attached to Pool Farm, and extended in 1894 (VCH, 89). Generally, there had been an expansion of terraced housing along Hume Street, Corbett Street and Suffrage Street, and also some on the west side of Windmill Lane. Over the following forty years many further redevelopments occurred within the study area creating and defining the character of Smethwick.

5.0 Areas of Archaeological Potential

5.1 The study area appears to have been devoid of structures until after 1842, and there is no definite evidence to suppose that any earlier below-ground archaeology, other than field boundaries, is likely to be encountered. There were two field boundaries within the study area. One roughly defined the western side of Hume Street veering slightly to the east of the northern half of the street, whereas the other extended west from Hume Street. Both are likely to have been obliterated by the confectionery factory.

5.2 The possibility should be considered that buildings may have existed and disappeared before 1842, in which case the most likely sites would be along the High Street, as this would conform with the early pattern of development suggested by the tithe map. A lesser possibility would be along Windmill Lane. On the High Street, most of these potential sites were built on during the late 19th or early 20th century, and traces of earlier structures are unlikely to have survived. An exception, however, may be the former Altona Villa premises, immediately to the east of No.369 High Street, where pockets of

relatively undisturbed land probably remain. On Windmill Lane parts of the former grounds of Larkfield, immediately north of the Mecca Bingo Hall remain undeveloped, as perhaps does much of the area within the Market Hall. These are the areas that have the greatest potential for archaeological survival.

5.3 It is recommended that archaeological monitoring of ground breaking activities be undertaken in the areas on High Street and Windmill Lane

6.0 Research Strategy

The objectives of the Phase II Archaeological Watching Brief are as follows:

To establish the presence/absence of archaeological remains within the area

To determine the extent, condition, nature, character, quality and date of any archaeological remains encountered

To elucidate the origins, method of construction, development and spatial organisation of the now demolished buildings

To provide additional information on the status and lifestyle of the inhabitants and how this changed through time

To locate, identify and assess the state of preservation of archaeological remains within the specified areas

To provide further information on the origins and development of Smethwick, and the historic character of the development area

To place these remains within their local, regional and national context

To determine whether the remains are of sufficient merit to warrant statutory protection

To make available to interested parties the results of the investigation subject to any confidentiality restrictions

7.0 Watching Brief Methodology

7.1 A professional archaeologist will monitor all the groundworks listed above. The main aim being to identify and record any archaeological deposits revealed, to inform all interested parties of any significant archaeological remains, graves or coffins and ensure these are not damaged or destroyed, and to formulate an appropriate mitigation strategy.

7.2 It is anticipated that as works progress the intensity of the watching brief is likely to diminish especially if only modern overburden is revealed.

7.3 The archaeological horizon will be **hand cleaned** and any archaeological deposits or negative features planned.

7.4 Details of how all archaeological contexts and artefacts will be excavated, surveyed, recovered and recorded shall be provided. The site grid will be tied to the national grid.

7.5 Details of the site planning policy shall be given in the Written Scheme of Investigation. The normal preferred policy for archaeological site plans is 1:20 and sections at 1:10, unless circumstances indicate that other scales would be more appropriate.

7.6 At least 50% of all contained features shall be excavated. A stated percentage of linear/structural features to be excavated shall be provided in the Written Scheme of Investigation. In the absence of dateable finds the area of the feature to be excavated must be increased in order to provide a date.

7.7 The photographic record shall consist of black and white photographs, negatives and colour slides. This shall include both general and feature specific photographs; a photographic scale (including north arrow) shall be included in the case of detailed photographs.

7.8 A photographic register and supporting plan detailing as a minimum feature number, location, and direction of shot shall accompany the photographic record.

8.0 General Requirements

8.1 All survey works shall be undertaken by a professional contractor with proven expertise and qualifications in the recording and investigation of urban remains. Details including the name, qualifications, and experience of the contractor and all other project personnel together with a proposed timetable shall be included within the written scheme of investigation (WSI). CV's, previous examples of work and references from heritage curators may be requested prior to approving any resulting WSI.

8.2 The contractor will operate with due regard for Health and Safety regulations. The work may require the preparation of a Risk Assessment of the site, in accordance with the Health and Safety at work regulations (1992) prior to the submission of a tender. Those who wish to undertake the work should ensure they are adequately insured, to cover all eventualities, including risks to third parties. Sandwell MBC and its officers cannot be held responsible for any accidents which may occur to contractors engaged to undertake this survey while attempting to conform to this brief.

8.3 Prior to the commencement of on-site work the contractor should identify all accumulations of loose modern debris and/or vegetation which may mask material that needs to be recorded and make arrangements with the client for its removal (if necessary under archaeological supervision). Similarly, the contractor should identify any contaminants, which constitute potential Health and Safety hazards (e.g. pigeon guano, asbestos) and make arrangements with the client for decontamination as necessary.

8.4 The contractor shall ensure detailed study of all mains' service locations and avoid damage to these.

8.5 A site code must be obtained from the Borough Archaeologist.

8.6 The contractor is expected to follow the Code of Conduct of the Institute of Field Archaeologists.

9.0 Finds

9.1 All finds, where appropriate, shall be washed and marked with both the site code and context number.

9.2 The WSI shall include an agreed list of specialist consultants who might be required to conserve and/or report on finds, and advise or report on other aspects of the investigation.

9.3 Finds work should be to accepted professional standards and adhere to the Institute of Field Archaeologists *Guidelines for Finds Work*. Details of the finds retrieval policy must be included within the WSI.

10.0 Building Recording

10.1 It is required that the following buildings are surveyed according to RCHME standards as recommended in the *Historic Landscape Appraisal of the Windmill Shopping Centre, Smethwick*, produced by Birmingham Archaeology (2004).

Level 1 Record - low level record

Written Record: Documentary research, brief description and brief analysis

Photographic Record: Limited photographic coverage including exteriors and selected principal internal spaces, architectural detail and fixtures specific to function

- 355-369 High Street
- Electricity Service Centre & former sub station
- 1-13 Cape Hill
- 15 Cape Hill
- Covered market, Windmill Lane
- 114-115 Windmill Lane

Level 2 Record - intermediate record

Written Record: Documentary research, description and analysis

Drawn Record: Sketch plan at all levels

Photographic Record: Standard photographic coverage including exteriors, a selection of principal internal spaces, architectural detail and fixtures specific to function

- Sunday School, High Street

Level 3 Record - further assessment and detailed record

Written Record: Full external architectural description

Drawn Record: Floor plans at all levels Scale 1:100

East/west section showing principal truss at Scale 1:50

Photographic Record: Comprehensive external/internal coverage

- Smethwick Gospel Hall
- 116 Windmill Lane (Market Hall)

11.0 Building Recording

10.1 It is required that the following buildings are surveyed according to RCHME standards as recommended in the *Historic Landscape Appraisal of the Windmill Shopping Centre, Smethwick* produced by Birmingham Archaeology (2004).

Level 1 Record - low level record

Written Record: Documentary research, brief description and brief analysis

Photographic Record: Limited photographic coverage including exteriors and selected principal internal spaces, architectural detail and fixtures specific to function

- 355-369 High Street
- Electricity Service Centre & former sub station
- 1-13 Cape Hill
- 15 Cape Hill
- Covered market, Windmill Lane

- 114-115 Windmill Lane

Level 2 Record - intermediate record

Written Record: Documentary research, description and analysis

Drawn Record: Sketch plan at all levels

Photographic Record: Standard photographic coverage including exteriors, a selection of principal internal spaces, architectural detail and fixtures specific to function

- Sunday School, High Street

Level 3 Record – further assessment and detailed record

Written Record: Full external architectural description

Drawn Record: Floor plans at all levels Scale 1:100

East/west section showing principal truss at Scale 1:50

Photographic Record: Comprehensive external/internal coverage

- Smethwick Gospel Hall
- 116 Windmill Lane (Market Hall)

12.0 Methodology

11.1 All survey works shall be undertaken by a professional contractor with proven expertise and qualifications in the analysis and recording of built structures dating to the eighteenth, nineteenth and twentieth centuries. Details including the name, qualifications and experience of all key personnel including the project manager, site supervisor and any proposed specialists must be included within the Written Scheme of Investigation (WSI). CV's, previous examples of work and references from heritage curators may be requested prior to approving any WSI.

11.2 The Contractor will operate with due regard for health and safety regulations. The work may require the preparation of a risk assessment of the site in accordance with the Health and Safety at Work Regulations (1992) prior to the submission of a quotation. Any such risk assessment should take particular note of the need to work in semi-derelict buildings. Those who wish to undertake the work should ensure they are adequately insured to cover all eventualities including risks to third parties. Sandwell MBC and its officers cannot be held responsible for any accidents that may occur to contractors engaged to undertake this survey whilst attempting to conform to the Brief.

11.3 Prior to the commencement of on-site work the Contractor should identify all accumulations of loose modern debris and/or vegetation which may mask material that needs to be recorded and make arrangements with the developer for its removal (if necessary under archaeological supervision). Similarly, the Contractor should identify any contaminants (e.g. pigeon guano, asbestos) and/or potential health and safety hazards and make arrangements with the developer for decontamination/remediation as necessary.

11.4 The Contractor is expected to follow the Code of Conduct of the Institute of Field Archaeologists (IFA).

11.5 The IFA's *Standards and Guidance for Building Investigation and Recording* should be used for additional guidance in the production of the WSI, the content of the report and the general execution of the project.

11.6 A site code must be obtained from the Borough Archaeologist

13.0 Site-Specific Methodology

The *Historic Landscape Appraisal* (2004) rightly identifies the importance of recording the specified buildings and although it describes the standing structures, further drawn, written and photographic records should be made of them.

Documentary Research

12.1 A thorough analysis of the primary and secondary sources relating to the study area was undertaken as part of the Phase I *Historic Landscape Appraisal* (Birmingham Archaeology 2004). Further documentary research should focus on the development of industrial towns within England and the West Midlands conurbation, specific building types together with the nature and changing demographic structure of the owners/occupiers of the historic built stock. Publications on the evolution of industrial towns and general sources on industrial archaeology are likely to be especially useful, whilst the Community History and Archives Service (Tel. 0121 5582561) at Smethwick Library holds copies of the census returns and historical photographs.

Guiding Principles for the Historic Building Analysis & Record

12.2 The research strategy for the built heritage should accord with the Research Framework set out in 6.0 above together with the perceived significance of each structure and its component parts.

12.3 Individual buildings will be described in terms of their date, function, methods of construction, architecture, internal spatial configuration, architectural/technological furniture, decoration, phasing, circulation and/or process flow.

12.4 An inventory will be produced of architectural features that could be incorporated within the development as 'public art'. These are likely to include named plaques, date stones, commemorative inscriptions and architectural/technological furniture that reflects the history of the town.

12.5 Depending on the level of recording required for the individual sites, as expressed above. The survey's will be based on the RCHME conventions (1996) the metric survey should incorporate all structural elements, truss positions, doors, windows and stairs, original and subsequent historical partitions, any significant changes in constructional material, changes in floor material, architectural/technological furniture and evidence of phasing. Architects plans can be used where they exist, but it is the responsibility of the Contractor to check the accuracy of these drawings and to make any necessary adjustments or corrections. Dimensional accuracy should accord with the normal requirements of the English Heritage Architecture and Survey Branch (at 1:20, measurements should be accurate to at least 10mm; at 1:50, to at least 20mm; at 1:100, to at least 50mm).

12.6 Where specified sketch plans will simply show external/internal walls, doors, windows, staircases, fireplaces and evidence of phasing. Although these will not be dimensionally accurate, an indicative scale must be provided.

12.7 The photographic record will consist of black and white prints, negatives and colour slide. This should include both general shots and details of individual features (external and internal). The former will be taken using a medium format camera with perspective control, whereas a 35mm camera can be used for all other photographs; all detailed shots shall include a photographic scale. A photographic register detailing as a minimum the location and direction of each shot must accompany the record. Where possible, the position and direction of each photograph should be tied to the drawn record.

13.0 Results

Given the complexity of the project the contractor is advised to produce separate reports for the archaeological watching brief and standing building record.

13.1 The Archaeological Watching Brief

13.1.1 The report must contain:

- A concise non-technical summary of the project results
- The aims and methods adopted in the course of the investigation
- A discussion of the development of the site based on the map regression analysis and/or other sources of historical information

- The findings of the watching brief
- Interpretation of the results in accordance with the research objectives outlined above (6.0)
 - Detailed results including a suitable conclusion and discussion. This must be linked to the research objectives cited above and consider the site in its local, regional and national context. These findings should also be compared with those of the earlier *Historic Landscape Appraisal* (2004)
- Location plans of all fieldwork in relation to the proposed works. All plans shall be tied to the national grid.
- The following appendices: All specialist reports or assessments
 - Context register with brief descriptions
 - Photographic register
 - Completed summary sheet (copy attached to brief)
 - Summary of archive contents, location and date of deposition
 - Archaeological brief

13.1.2 Six copies of the report and a Cd-Rom shall be submitted to the Borough Archaeologist. A copy of the draft report should be issued within 6 weeks of groundwork's being completed for approval by the Borough Archaeologist.

13.13 The proposed format of the report will be described within the WSI.

13.2 The Historic Building Record

13.2.1 The WSI will provide detailed information on the format of the report and chapter headings, but as a minimum it must contain:

- A concise non-technical summary of the results
- Planning background
- Aims and methods in accordance with the Research Strategy (6.0) and Site Specific Methodology (12.0)
- A brief overview of the historical development of the town and in particular, the study area, based on the *Historic Landscape Appraisal* (Birmingham Archaeology 2004)
- Detailed results of the historic building analysis and record
- An assessment of the origins and development of the study area on the Research Strategy (6.0) and the findings of the historic building analysis and record This should address:
 - Similarities and contradictions with the documentary record
 - The architectural development of the town through time and space

- The relationship between those buildings on the street frontage with the industrial premises to the rear and how this changed through time
- Symbolism, status, social relationships and living/working conditions through an examination of internal use space, architectural treatment and physical position within the town.
- The extent to which the model presented here can be seen in other industrial towns in the Midlands and Britain as a whole
- An inventory of the architectural features that could be incorporated within the development as public art. This should include location, brief description and colour photography
- Conclusion

13.2.2 The following illustrations should be included:

Site location plan
 Site plan showing the location of all buildings
 Copies of any historical maps/drawings/lithographs
 The measured survey and sketches
 A representative sample of the photographs including colour prints
 Sufficient plans by period and area to aid interpretation

13.2.3 The following appendices shall be included in the following order:

Copies of both planning applications
 Recording Brief
 Approved Contractors' WSI
 Photographic register
 Location and summary of the archive contents
 Completed summary sheets

13.2.4 Six copies of the report and a Cd-Rom shall be submitted to the Borough Archaeologist. A copy of the draft report should be issued within 6 weeks of groundwork's being completed for approval by the Borough Archaeologist.

14.0 Archive

14.1 The Archaeological Archive

N.B. The finds together with a copy of the report are to be deposited at Wednesbury Museum, whereas the paper record, photographs and a second copy of the report should be archived at the Community History and Archives Service, Smethwick Library. There is currently a storage problem at Wednesbury Museum and in the short-term the archaeological finds will have to be held by the contractor pending further notice from the Borough Archaeologist

14.1.1 The requirements for archive storage shall be agreed with Wednesbury Museum (Tel 0121 5560683).

14.1.2 If the finds are to remain with the landowner a full copy of the paper archive shall be housed at the Community History and Archives Service, Smethwick Library (0121 558 2561).

14.1.3 Photographic prints should be re-produced at a minimum of five by four inches and labelled on the back using indelible ink with the film and frame number, date, photographers name together with the site code, name and grid reference; the photographs being mounted in archival sleeves.

14.1.4 A summary of the contents of the archive shall be supplied to Borough Archaeologist at the time of deposition.

14.2 The Historic Building Archive

14.2.1 A copy of the archive which should include photographs, negatives, the film register, field notes together with a copy of the report should be submitted to the Borough Archaeologist for deposition at the Community History and Archives Service, Smethwick Library (0121 5582561), within six months of completing the fieldwork.

14.2.2 Photographic prints should be re-produced at a minimum of five by four inches and labelled on the back using indelible ink with the film and frame number, date, photographers name together with the site code, name and grid reference; the photographs being mounted in archival sleeves.

14.2.3 A summary of the contents of the archive shall be supplied to Borough Archaeologist at the time of deposition.

15.0 Publicity and Promotion

15.1 An allowance shall be made within the costs for full publication in an appropriate journal. The Borough Archaeologist will notify the contractor of such a need within eight weeks of receipt of the report.

16.0 Monitoring

16.1 The Borough Archaeologist will be responsible for monitoring progress and standards throughout the project and should be kept regularly informed during fieldwork, interpretation and reporting stages.

16.2 Written Notification of the start date will be given to the Borough Archaeologist at least one week before the commencement of work and once the fieldwork stage of the investigation has been completed. The latter should be accompanied by a timetable with fixed dates for report completion and archive deposition.

17.0 Contractors Written Scheme of Investigation

17.1 It is advisable that the contractor forwards a copy of the WSI to the Borough Archaeologist for validation before submitting costed proposals to the agency commissioning the work.

17.2 The WSI will need to be approved by the Borough Archaeologist, on behalf of the Local Planning Authority, before the commencement of any survey work.

17.3 Any variations to the WSI shall be agreed with the Borough Archaeologist before being implemented.

17.4 This brief has been written following a cursory examination of the site and potential contractors are therefore strongly advised to carry out their own inspection before submitting a costed tender. If on first visiting the site or at any time during the recording exercise, it appears that:

a part or the whole of the site is not amenable to the recording programme outlined above, and/or

an alternative approach may be more appropriate or likely to produce more informative results, and/or

any features that should be recorded as having a bearing on the interpretation of the site have been omitted,

then it is expected that the contractor will contact the Borough Archaeologist as a matter of urgency.

18.0 Disclaimer

18.1 It is the responsibility of the applicant, or agents acting on their behalf, to choose a suitable contractor to conduct the project. The Borough Archaeologist can give guidance and addresses of qualified contractors can also be found in the Institute of Field Archaeologists' *Yearbook and Directory of Members*.

References

Malcolm Hislop 2004 *Historic Landscape Appraisal at The Windmill Shopping Centre, Smethwicky* (Birmingham Archaeology)

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Bodfish M 1994 'A Survey of Smethwick in 1828', in the *Black Countrymen* 31-33

Cemm S 1993 *The Growth and Development of Industrial Sites in Smethwick 1842 – 1940* (Unpublished Thesis)

Royal Commission on the Historical Monuments of England 1991 *An Architectural Survey of Urban Development Corporation Areas: The Black Country* (RCHME)

Cranstone D 2001 'Industrial Archaeology – Manufacturing a New Society', in Newman R *The Historical Archaeology of Britain c.1540 – 1900* (Sutton) 183 – 210

Department of the Environment 1990 *Planning Policy Guidance Note 16: Archaeology and Planning* (HMSO)

Institute of Field Archaeologists 2001 *Yearbook and Directory* (Institute of Field Archaeologists)

For further information regarding the content of this brief please contact the author at the address below. As part of our desire to provide a quality service, we would welcome any comments you may have on the content and presentation of this archaeological brief.

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APPENDIX 2

The Windmill Shopping Centre, Smethwick: Historic Building Recording and Archaeological Watching Brief

Written Scheme of Investigation

Birmingham Archaeology

1.0 Introduction

This document forms a written scheme of investigation for historic building recording and an archaeological watching brief in Smethwick town centre, and is based on a brief issued by Sandwell Metropolitan Borough Council (Byre-Morgan 2004). The programme of archaeological work is required owing to the proposed redevelopment of the Windmill Shopping Centre, as a result of which, most of the existing buildings on the site will be demolished, and groundworks undertaken. *An Historic Landscape Appraisal* undertaken by Birmingham Archaeology (Hislop 2004) highlighted a number of buildings of historic or architectural interest that would be demolished under the redevelopment of the scheme, and areas of below-ground archaeology that were likely to be disturbed. Recommendations were made for the archaeological recording of selected building at various levels of detail, and for a watching brief in designated areas. These recommendations have been accepted by Sandwell MBC Archaeologist, and are incorporated in Condition 32 of the planning consent.

2.0 Location

Smethwick is located on the South Staffordshire plateau, at the southeastern tip of the pre-1974 county with Warwickshire. The underlying geology is mainly sandstone and drifted boulder clay. The study area is located within the centre of Smethwick, Sandwell MBC, West Midlands, centred on NGR SP 02758790. It comprises most of the street block formed by Suffrage Street (north), High Street (south), Windmill Lane (east) and Corbett Street (west).

From Hume Street, which extends north through the study area from High Street the land slopes away to the west. The northern part of the study area is covered by a large car park, immediately to the south of which are late 20th-century retail premises. On the west side of the block the southern part of the Windmill Lane frontage is largely of 1920s and 1930s character, and includes the covered markets and a former cinema. Although some demolition has taken place along the High Street/ Cape Hill frontage, it retains a largely 19th and early 20th century personality.

3.0 Scope of Work

Watching Brief

Archaeological monitoring of ground-breaking activities will be undertaken along High Street and Windmill Lane particularly on the site of Altona Villa, adjacent to No.369

High Street, the former grounds of Larkfield to the north of the Mecca Bingo Hall, and the area within the Market Hall, both on Windmill Lane.

Building Recording

The buildings listed below are to be recorded according to RCHME standards (RCHME 1996).

Level 1

Documentary research, a brief written description and analysis supplemented by monochrome and colour photography.

- 355-369 High Street
- Electricity Service Centre & former sub
- 1-13 Cape Hill
- Covered market, Windmill Lane
- 114-115 Windmill Lane

Level 2

Documentary research, written description and analysis, supplemented by sketch plans and monochrome and colour photography.

- Sunday School, High Street

Level 3

Documentary research, a full external architectural description, floor plans at all levels at a scale of 1:100, east/west section at 1:50, and comprehensive photographic external and internal coverage.

- Smethwick Gospel Hall
- 116 Windmill Lane (Market Hall)

4.0 Objectives

- To establish the presence/absence of archaeological remains within the area.
- To determine the extent, condition, nature, character, quality and date of any archaeological remains encountered.
- To elucidate the origins, method of construction, development and spatial organisation of the now demolished buildings.

- To provide additional information on the status and lifestyle of the inhabitants and how this has changed through time.
- To locate, identify and assess the state of preservation of archaeological remains within the specified areas.
- To provide further information on the origins and development of Smethwick, and the historic character of the development area.
- To place these remains within their local, regional and national contexts.
- To determine whether the remains are of sufficient merit to warrant statutory protection.

5.0 Methods

Watching Brief

- The groundworks will be monitored by a qualified archaeologist, and any archaeological deposits or features recorded.
- Initial cleaning of the archaeological horizon and subsequent excavation of features will be by hand.
- At least 50% of all contained features will be excavated and 10% of linear features
- Drawings will be made of archaeological features and strata typically at a scale of 1:20 for plans and 1:10 for sections.
- A 35mm photographic record will also be made using monochrome, colour print and colour slide film.

Building Recording

The surveys will be based on RCHME conventions (RCHME 1996) according to the level of recording required.

Sketch plans will show external/internal walls, doors, windows, staircases, fireplaces and evidence of phasing. Although these will not be dimensionally accurate, an indicative scale will be provided.

The photographic record will consist of black and white prints and negatives and colour slides and will include both general shots (medium format) and details of individual features (35mm). The latter will include a photographic scale. A register of photographs will accompany the record.

6.0 Finds

All finds, where appropriate, shall be washed and marked with the site code and context number. In general finds work shall adhere to the Institute of Field Archaeologists' *Standard and Guidance* (IFA 2001).

7.0 Reporting

The results of the work will be presented in two illustrated reports, including the following:

Watching Brief

- Non-technical summary
- Introduction
- Site location
- Objectives
- Methods
- Historical background
- Results of the watching brief
- Interpretation and conclusions
- Appropriate illustrations

Historic Building Record

- Non-technical summary
- Introduction
- Site location
- Objectives
- Methods
- Historical background
- Results of the building recording and analysis
- Significance of the buildings
- Setting and context
- Inventory of architectural features for incorporation into public art
- Appropriate illustrations

Six copies and a CD-ROM of each report shall be submitted to the Borough Archaeologist. A draft copy of each report shall be submitted to the Borough Archaeologist for approval within 6 weeks of the fieldwork having been completed.

8.0 Archive

The finds archive and a copy of the report are to be deposited at Wednesbury Museum. The paper record, photographs and another copy of the report will be deposited with the Community History and Archives Service, Smethwick Library.

9.0 Staffing

The principal archaeological investigator will be Dr Malcolm Hislop MIFA, a specialist in buildings archaeology, who will also manage the project. All staff will be appropriately qualified for their roles within the archaeological programme.

10.0 General

- Staff will follow the Code of Conduct of the Institute of Field Archaeologists.

11.0 References

Eyre-Morgan, G. 2004, *Historic Building Record and Archaeological Watching Brief: The Windmill Shopping Centre, Smethwick*

Hislop, M. 2004, *The Windmill Shopping Centre, Smethwick, West Midlands: An Historic Landscape Appraisal 2004* (Birmingham Archaeology Report No.1153).

IFA 1999, *Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures*.

IFA 2001, *Standard and Guidance for the Collection, Documentation, Conservation and Research of Archaeological Materials*.

RCIIME 1996, *Recording Historic Buildings: A Descriptive Specification*, 3rd edition.

APPENDIX 3

The Windmill Shopping Centre Photographic Register

Film 1: Black & white

7. 114 Windmill Lane: detail of entrance from the south-west
8. 115 Windmill Lane: detail of entrance from the east
9. 115 Windmill Lane: entrance from the east
10. 114 Windmill Lane: interior from the north-east
11. 114 Windmill Lane: detail of interior
12. 114 Windmill Lane: rear from the west
13. 115 Windmill Lane: rear from the south
14. 115 Windmill Lane: rear from the south-west
15. 115 Windmill Lane: rear from the south
16. Market Hall: interior from the east
17. Market Hall: interior from the south-east
18. Market Hall: interior from the east
19. Market Hall: interior from the east
20. Market Hall: interior from the east
21. Market Hall: interior from the west
22. Market Hall: interior from the east
23. Market Hall: interior from the west
24. Market Hall: interior from the north
25. Market Hall: interior from the west
26. Market Hall: interior
27. Market Hall: interior
28. Market Hall: interior from the north-west
29. 1-3 Cape Hill, cellar from the west
30. 15 Cape Hill, first floor interior from the east
31. 5 Cape Hill: interior from the south

Film 2: Colour Negative

1. 116 Windmill Lane: detail of interior from the west
2. 116 Windmill Lane: detail of interior from the west
3. 116 Windmill Lane: detail of interior from the west
4. 116 Windmill Lane: detail of interior from the west
5. 116 Windmill Lane: interior from the west
6. 116 Windmill Lane: interior from the east
7. 116 Windmill Lane: interior from the east
8. 116 Windmill Lane: interior from the east
9. 116 Windmill Lane: detail of interior from the west
10. 116 Windmill Lane: detail of interior from the west
11. 116 Windmill Lane: detail of interior from the south-west
12. 116 Windmill Lane: detail of interior from the south-west
13. 116 Windmill Lane: detail of interior from the north-west
14. 116 Windmill Lane: detail of interior from the west

Film 3: Colour Negative

19. Gospel Hall/Sunday School: exterior from the north
20. Gospel Hall/Sunday School: exterior from the north
21. Gospel Hall/Sunday School: exterior from the south
22. Gospel Hall/Sunday School: interior from the south
23. Gospel Hall/Sunday School: interior from the south
24. Gospel Hall/Sunday School: detail of interior from the south-east
25. Gospel Hall/Sunday School: detail of interior from the south-east

Film 4: Colour Transparency

1. Gospel Hall: exterior from the north-east
2. 114-115 Windmill Lane: exterior from the east
3. 116 Windmill Lane: exterior from the east
4. 114-116 Windmill Lane: exterior from the south-east
5. 115 Windmill Lane, interior
6. 114 Windmill Lane, interior
7. 355-369 High Street: exterior from the south-west
8. Gospel Hall: exterior from the east
9. Gospel Hall: exterior from the north-east
10. Gospel Hall: exterior from the north-east
11. Sunday School and Gospel Hall: exterior from the south-west
12. Sunday School and Gospel Hall: exterior from the south-east
13. 355-369 High Street: exterior from the south-east
14. 114 Windmill Lane: exterior from west
15. 114 Windmill Lane: exterior, rear wing from the south
16. Market Hall: interior
17. Market Hall: interior
18. Market Hall: interior
19. Market Hall: interior
20. Market Hall: interior from the north-west
21. 1-3 Cape Hill, cellar from the west
22. 15 Cape Hill, interior from the north
23. 15 Cape Hill, interior from the north
24. 15 Cape Hill, first floor interior from the east
25. 16 Windmill Lane
26. 5 Cape Hill: interior first floor from the south-east
27. 5 Cape Hill: interior first floor
28. 5 Cape Hill: interior first floor from the east
29. 5 Cape Hill, interior
30. 9 Cape Hill, interior
31. 9 Cape Hill, interior
32. 9 Cape Hill, interior
33. 7 Cape Hill, interior
34. Gospel Hall: detail of exterior from the east
35. Gospel Hall: detail of exterior from the east
36. Gospel Hall: detail of exterior from the east
37. Gospel Hall: detail of exterior from the east
38. Gospel Hall: detail of exterior from the east

Film 5: Colour Transparency

1. Gospel Hall: exterior from the north-east
2. Gospel Hall: detail of exterior from the east
3. Gospel Hall: detail of exterior from the east
4. Gospel Hall: detail of exterior from the east
5. Gospel Hall: detail of exterior from the north-east
6. Gospel Hall: detail of exterior from the north-east
7. Gospel Hall: detail of exterior from the north-east
8. Gospel Hall: detail of exterior from the north
9. Gospel Hall: detail of exterior from the east
10. 116 Windmill Lane: detail of exterior from the east
11. 116 Windmill Lane: detail of exterior from the east
12. 116 Windmill Lane: detail of exterior from the east
13. 116 Windmill Lane: detail of exterior from the north-east
14. 116 Windmill Lane: detail of exterior from the north-east
15. 116 Windmill Lane: detail of exterior from the north-east
16. 116 Windmill Lane: detail of exterior from the east
17. 1-15 Cape Hill: exterior from the east
18. 1-15 Cape Hill: detail of exterior from the east
19. 1-15 Cape Hill: detail of exterior from the east
20. 1-15 Cape Hill: detail of exterior from the east
21. Gospel Hall, entrance hall: interior from the east
22. Sunday School: interior from the east
23. Sunday School: porch from the east
24. Sunday School: interior from the north
25. Sunday School: room B from the east
26. Sunday School: room B fireplace from the north
27. Sunday School: interior
28. Sunday School: room C from the south-west
29. Sunday School: room C from the south
30. Sunday School: room C from the south-east
31. Sunday School: room C from the east
32. Sunday School: room C from the north-east
33. Sunday School: room C roof from the north
34. Sunday School: room C roof from the north-east
35. Sunday School: kitchen from the south
36. Sunday School: kitchen from the north

Film 6: Colour Transparency

1. MEB Building: interior from the east
2. MEB Building: interior from the east
3. 116 Windmill Lane: detail of interior from the west
4. 116 Windmill Lane: detail of interior from the west
5. 116 Windmill Lane: detail of interior from the south-west
6. 116 Windmill Lane: detail of interior from the west
7. 116 Windmill Lane: detail of interior from the west
8. 116 Windmill Lane: detail of interior
9. 116 Windmill Lane: detail of interior from the north-west

10. 116 Windmill Lane: entrance hall
11. 116 Windmill Lane: interior from the west
12. 116 Windmill Lane: interior from the west

Film 7: Black & White

2. 355-369 High Street: exterior from the north-west
3. Electricity Service Station: exterior from the south
4. 355-369 High Street: exterior from the south-east
5. Sunday School: exterior from the south
6. 1-15 Cape Hill: exterior from the south-west
7. Gospel Hall: exterior from the east
8. Gospel Hall: exterior from the north-east
9. 1-15 Cape Hill: exterior from the north-west
10. 1-15 Cape Hill: exterior from the south-east
11. Former Lloyds Bank: exterior from the north-east
12. The Goose on Cape Hill: exterior from the south-west
13. 29 Cape Hill: exterior from the south
14. 17-29 Cape Hill: exterior from the south-east
15. Cape Hill/Windmill Lane: exterior from the south-east
16. Windmill Lane: exterior from the north-east
17. 116 Windmill Lane: exterior from the east
18. 114-115 Windmill Lane: exterior from the north-east
19. Mecca Bingo Hall: exterior from the north-east
20. Windmill Lane: exterior, general shot from the north-west
21. Windmill Lane: exterior, general shot from the north-west
22. Windmill Shopping Centre: exterior from the north-east
23. Sunday School: exterior from the south
24. Sunday School: exterior from the south-west
25. Electricity service Station: exterior from the north-west
26. 1-15 Cape Hill: exterior from the south-west
27. Waterloo Hotel: exterior from the north
28. 116 Windmill Lane: detail of exterior from the east

Film 8: Black & White

1. Electricity Service Station: interior from the east
2. Electricity Service Station: interior from the west
3. 116 Windmill Lane: detail of interior from the west
4. 116 Windmill Lane: detail of interior from the south-west
5. 116 Windmill Lane: detail of interior from the west
6. 116 Windmill Lane: detail of interior from the west
7. 116 Windmill Lane: detail of interior from the west
8. 116 Windmill Lane: detail of interior from the west
9. 116 Windmill Lane: detail of interior from the south-west
10. 116 Windmill Lane: detail of interior from the north-west
11. 116 Windmill Lane: detail of interior
12. 116 Windmill Lane: detail of interior
13. 116 Windmill Lane: interior from the east
14. 116 Windmill Lane: interior from the east

15. 116 Windmill Lane: interior from the east
16. 116 Windmill Lane: interior from the west

Digital Photographs

1. Gospel Hall: detail from the north
2. Gospel Hall: detail from the north-east
3. Gospel Hall: detail from the north
4. Gospel Hall: detail from the north
5. Gospel Hall: detail from the north-east
6. Gospel Hall: detail from the north
7. Gospel Hall: detail from the north-west
8. Gospel Hall: detail from the north
9. Gospel Hall: detail from the north
10. Gospel Hall: detail from the north
11. Gospel Hall: detail from the north-west
12. Gospel Hall: detail from the north
13. Gospel Hall from the north-east
14. Gospel Hall from the north-east
15. Gospel Hall from the north-east
16. Gospel Hall from the north-east
17. Gospel Hall from the north-east
18. Gospel Hall from the north-west
19. Sunday School from the north-west
20. 116 Windmill Lane: detail from the east
21. 116 Windmill Lane: detail from the east
22. 116 Windmill Lane: detail from the east
23. 116 Windmill Lane: detail from the east
24. 116 Windmill Lane: detail from the east
25. 116 Windmill Lane: detail from the east
26. 116 Windmill Lane: detail from the east
27. 116 Windmill Lane: detail from the east
28. 116 Windmill Lane: detail from the east
29. 116 Windmill Lane: detail from the north-east
30. 116 Windmill Lane: detail from the north-east
31. 116 Windmill Lane: detail from the north-east
32. 116 Windmill Lane: detail from the east
33. 116 Windmill Lane: detail from the east
34. 116 Windmill Lane: detail from the east
35. 116 Windmill Lane: detail from the east
36. 116 Windmill Lane: detail from the north-east
37. 116 Windmill Lane: detail from the east
38. 116 Windmill Lane: detail from the east
39. 116 Windmill Lane: detail from the east
40. 116 Windmill Lane: detail from the north-east
41. 116 Windmill Lane: detail from the south-east
42. 116 Windmill Lane: detail from the south-east
43. 116 Windmill Lane: detail from the east
44. 116 Windmill Lane: detail from the east
45. 116 Windmill Lane: detail from the east

APPENDIX 4

Location and Summary of Archive

Location

The archive is being stored temporarily at the Birmingham Archaeology offices, University of Birmingham, Edgbaston, Birmingham B15 2TT pending transfer to the Community History and Archives Service, Smethwick Library.

Summary

- A copy of the report
- The drawing register
- Two scaled plans on drafting film
- Two sketch plans on paper
- Building and room record sheets
- One CD-ROM containing elevations of the Gospel Hall and Billard Hall
- The photographic register
- Four sets of black and white negatives
- Two sets of black and white prints
- Two sets of black and white contact prints
- Two sets of colour negatives
- Two sets of colour prints
- Two sets of colour slides
- One CD-ROM containing digital photographs

APPENDIX 5

**SANDWELL MBC/ SMR
SUMMARY SHEET**

Site name/Address: The Windmill Shopping Centre, Smethwick

Borough: Sandwell MBC

NGR: SP 02758790

Type of Work: Historic building record

Site Code: SMW SC204

Contractor: Birmingham Archaeology

Date of Work: July-August 2004

Location of Finds/Curating Museum:

Title of Report: The Windmill Shopping Centre, Smethwick, West Midlands: (SMW SC204) Historic Building Recording, 2004

SUMMARY OF FIELDWORK RESULTS:

Birmingham Archaeology carried out measured surveys of the Gospel Hall and Sunday School complex on the corner of High Street/Hume Street and the Billard Hall on Windmill Lane. A number of other buildings (1-15 Cape Hill, 355-369 High Street, the former MEB building on High Street and the Market Hall, Windmill Lane) were recorded through photography and analytical written notes.

The historic character of the study area is a product of the latter half of the 19th century and the first half of the 20th century, and the buildings illustrate some of the social trends of those years. The earliest of the properties recorded were 1-15 Cape Hill and 355-369 High Street and comprised rows of shops with domestic accommodation above. They were typical of the mid-late 19th century, products of the rapid industrialisation of the region and the consequent rise in population. Although such properties have little architectural merit, they are of historic interest as representatives of an era that did so much to shape the present character of the West Midlands conurbation.

Of slightly later date (1901) and of greater interest architecturally was the Gospel Hall and its associated Sunday School. Gospel Halls are the meeting places of the group of Christians known as the Brethren, or sometimes as the Plymouth Brethren. The presence of the Hall in Smethwick is symptomatic of the prominent profile that nonconformism had in the new industrial districts of the 19th and early 20th centuries. Unlike many non-conformist chapels and meeting houses, but in common with most Anglican churches the Gospel Hall was designed in a Gothic style. The relatively austere 13th-century lancet style employed by the architect, sits well with the Brethren's emphasis on simplicity in their meeting places. The interior, with its lack of liturgical division and its balustrades, pediments and other classical detailing is more reminiscent of a non-conformist church, and it is the fittings, perhaps that constitute its most architecturally significant aspect. The Sunday School attached to the Gospel Hall is a slightly later development, and has considerably less architectural significance, but it is essentially an extension to the Gospel Hall and forms part of its structural history.

The inter-war period is represented by several buildings, one of which is the former MEB building to the west of the Sunday School. Three others are situated on Windmill Lane at the east side of the study area. The Market Hall and Nos 14-15 are both further representatives of the commercial life of the area, but the Billiard Hall of c. 1920, further to the north, is a symbol of the pursuit of leisure, a movement that became an increasingly significant feature of 20th-century life and that made an important contribution to the period's architecture. The Billard Hall was situated next door to the Grade II listed Mecca Bingo Hall (formerly the Rink Cinema) c.1930, which is outside the redevelopment area. These two examples of the architecture of leisure, separated by only 10 years, provide an interesting contrast of style, the former clinging to a slightly Baroque classicism whilst the latter had embraced the forward looking Art Deco style.

Author of Summary: Malcolm Hislop

Date of Summary: 3 November 2004