

PN 2082

birmingham archaeology



UNIVERSITY OF
BIRMINGHAM

**Land at Brook Street
Derby, Derbyshire**

**Archaeological
Desk-Based
Assessment**

June 2010

UNIVERSITY OF
BIRMINGHAM



Project No. 2082

June 2010

**Land at Brook Street,
Derby, Derbyshire**

ARCHAEOLOGICAL DESK_BASED ASSESSMENT

by

Ric Tyler AIfA (Birmingham Archaeology)

	Name	Position
Edited by/ Reviewed by:	Dr M Hislop	Research Fellow
Approved by:		
	Signature:	
Version:	Version Date: 01.06.10	
File location: P:/Projects by No/2000-2099/2082 – Derby Brook Street DBA/7 Post-Excavation/7.1 Internal Report/PDF/2082-Full Rep v1.pdf		

for

Watkin Jones Group

Birmingham Archaeology

The University of Birmingham, Edgbaston, Birmingham B15 2TT
tel: +44 (0)121 414 5513, fax: +44 (0)121 414 5516, email: bham-arch@bham.ac.uk
www.barch.bham.ac.uk/bufau

Land at Brook Street, Derby, Derbyshire
(former Abell’s Iron Works)

Archaeological Desk-Based Assessment

TABLE OF CONTENTS

Summaryiii

1 INTRODUCTION..... 1

1.1 Background to the Project 1

1.2 Reasons for Work 1

1.3 Scope of Report..... 1

2 AIMS AND OBJECTIVES..... 1

2.1 Desk-Based Assessment 1

3 METHODOLOGY 2

3.1 Desk-Based Assessment 2

3.2 Walkover Survey 2

4 SITE LOCATION AND DESIGNATIONS 2

4.1 Site Location 2

4.2 Designations 2

5 GEOLOGY AND TOPOGRAPHY..... 3

6 GENERAL ARCHAEOLOGICAL AND HISTORICAL CONTEXT 3

6.1 Early History 3

6.2 The Anglo-Saxon Period..... 3

6.3 The Medieval Period 3

6.4 The Post-medieval Period..... 4

7 THE HISTORICAL DEVELOPMENT OF THE STUDY AREA..... 4

7.1 Known Archaeological Sites 5

7.2 Early History 6

7.3 The Creation of ‘West End’ 6

7.4 Map Regression 6

7.5 Other Graphic Sources..... 9

7.6 The William Abell Iron Works..... 9

7.7 Later Usage 10

8 PREVIOUS ARCHAEOLOGICAL WORK 10

9 WALKOVER SURVEY..... 11

10 DISCUSSION AND CONCLUSIONS 12

10.1 The Development of the Site 12

10.2 Archaeological Potential 12

10.3 Relevant Legislation and Policy Guidelines 12

10.4	Archaeological Mitigation	14
11	ACKNOWLEDGEMENTS	14
12	SOURCES	15
APPENDIX A: Glossary of Terms		17

List of Figures

- Figure 1: Location plan.
- Figure 2: Site Plan including DCC HER data.
- Figure 3: Speed’s Map of Derby, 1610.
- Figure 4: Burdett’s Map of Derby, 1767.
- Figure 5: Moneypenny’s Map of Derby, 1791.
- Figure 6: Cole’s Map of Derby, 1806.
- Figure 7: Chatterton and Swanwick’s Map of Derby, 1819.
- Figure 8: Derby Board of Health map, 1852.
- Figure 9: Bemrose and Sons’ Map of the Borough of Derby, 1877.
- Figure 10: Ordnance Survey 1:500 town survey, 1883.
- Figure 11: Ordnance Survey County Series 1st Edition 1:2500 map of 1883.
- Figure 12: Ordnance Survey County Series 1st Revision 1:2500 map of 1901.
- Figure 13: Ordnance Survey County Series 2nd Revision 1:2500 map of 1914.
- Figure 14: Ordnance Survey National Grid Series 1:2500 map of 1951.
- Figure 15: Ordnance Survey National Grid Series 1:1250 map of 1960-7.
- Figure 16: Detailed development of site based upon historic mapping
- Figure 17: Historic Photographs.

List of Plates

- Plate 1: General view looking north-west along Brook Street, site to left side of road (compare Figure 17b).
- Plate 2: General view looking south-east along Brook Street, site to right.
- Plate 3: Chapel End and Brook House developments on north side of Brook Street.
- Plate 4: General view looking south-east along Brook Walk from Searle Bridge, site to left side of path, Markeaton Brook to right.
- Plate 5: General view looking north-west along Brook Walk, site bounding wall to right.
- Plate 6: General view of site looking west towards ‘Westpoint’ development, Banks and Son Mill building (**HER 18977**) to right background.
- Plate 7: General view of site looking east towards the ‘Millhouse’ development.
- Plate 8: General view of site looking north-east towards Chapel End and Brook House (2004), Ryknield Mill (**HER 18976**) in background.
- Plate 9: Brook Street bounding wall, note blocked features of former ironworks range.
- Plate 10: Southern bounding wall, note blocked windows of former ironworks ranges.
- Plate 11: Early C19th range to east end of Brook Street (**HER 401097**).
- Plate 12: Wesley Chapel (**HER 32607**)
- Plate 13: Ryknield Mill (**HER 18976**).
- Plate 14: Banks’ Mill (**HER 18977**).
- Plate 15: Markeaton Brook Weir (**HER 32656**).
- Plate 16: The Ram and Woolpack public houses, Bridge Street.

Land at Brook Street, Derby, Derbyshire (former Abell's Iron Works)

Archaeological Desk-Based Assessment

SUMMARY

Birmingham Archaeology was commissioned by the Watkin Jones Group in May 2010 to undertake an archaeological desk-based assessment in respect of an area of land at Brook Street, Derby, centred on NGR: SK 34715 36640. The assessment was requested by the Planning Archaeologist of Derby City Council, in accordance with Policy HE6 of Government Guidance PPS5, to support a planning application (DER/04/10/00413) for the redevelopment of a brownfield site at Brook Street, Derby to comprise the construction of student accommodation, related car parking, landscaping and auxiliary works.

The assessment has established that Brook Street lies in an area that remained essentially undeveloped until the latter years of the 18th century, lying beyond the urban core of the town. Belonging to the Convent of St Mary de Pratis from the 13th century down to the Dissolution, the land then passed temporarily to the Crown before being donated to the town Corporation in 1555 as common land, known as 'Nuns' Green'. Pressure on land in the latter years of the 18th century saw the commons sold off under the terms of a series of Improvement Acts dating to 1755, 1768 and 1793. The latter act pertained to the area around the Markeaton Brook which, due to the presence of that natural power source, was rapidly developed, predominantly for industrial purposes and associated, low-quality workers housing.

Brook Street itself was laid out in 1799 and William Abell's Iron Works was established on the southern side of the new street by the mid 1840s. Initially occupying the western part only of the current development site, by the later 19th century, Abell's works had expanded to cover most of the current application area, from which premises it operated until the early 1960s. Following the closure of the Iron Works in 1962, the site has been variously used for a builders' yard and car body repair shop, utilising in part a number of the former iron works structures. By the 1990s, a number of the foundry structures had been cleared and the last remains of the works, save for the bounding walls, were demolished in 2008.

The site clearly has potential for the survival of below-ground archaeological remains, related principally to its 19th and 20th-century use as an iron and brass works. Such remains can be seen to be of at least local significance, compounded to an extent by the lack of surviving documentation related to the William Abell company and the loss of the associated buildings since the closure of the works. A residual potential exists for remains related to the early exploitation of the Markeaton Brook and to the 18th-century channelling of the brook associated with the creation of Derby's 'West End'.

Given the potential for the survival of significant archaeological remains within the site boundary, it is probable that a further stage of archaeological mitigation will be required, in line with Policy E21 of Derby's adopted Local Plan and with the aim of ascertaining with more certainty the nature, date, extent and quality of survival of any archaeological resource. Decisions regarding the necessity for, and the nature and extent of any further programme of archaeological work lie with the Development Control Archaeologist of Derby City Council.

Land at Brook Street, Derby, Derbyshire (former Abell's Iron Works)

Archaeological Desk-Based Assessment

1 INTRODUCTION

1.1 Background to the Project

1.1.1 Birmingham Archaeology was commissioned by Watkin Jones Group in May 2010 to undertake an archaeological desk-based assessment in respect of an area of land at Brook Street, Derby, Derbyshire (centred on NGR: SK 34715 36640; see Figure 1) to support a planning application for redevelopment of the brownfield site.

1.2 Reasons for Work

1.2.1 A planning application (DER/04/10/00413) has been submitted to Derby City Council in respect of the redevelopment of a brownfield site at Brook Street, Derby to comprise the construction of student accommodation (389 units), related car parking landscaping and ancillary works.¹ The desk-based assessment was required by the Development Control Archaeologist of Derby City Council to inform discussions and final determination of the application.

1.2.2 The assessment was requested in accordance with Policy HE6 of Government Guidance PPS5 (DCLG 2010, 6) which requires that, where a proposed development may have an impact upon a heritage asset, the applicant should provide an assessment of the importance of the heritage asset and of the likely impacts of the proposed development upon that significance.

1.3 Scope of Report

1.3.1 In the absence of a formal brief for the project, the desk-based assessment has been carried out in accordance with guidance set out by the Development Control Archaeologist in a letter of 29.04.10 (ref. PE/SB/5674).²

1.3.2 This report outlines the results of the assessment, which has been prepared in accordance with the Institute for Archaeologists *Standard and Guidance for Archaeological Desk-Based Assessment* (IfA, 2008).

1.3.3 This report has been prepared based upon information current and available as of May 2010. Details of archaeological terms used in this report are given in the glossary appended as **Appendix A**.

2 AIMS AND OBJECTIVES

2.1 Desk-Based Assessment

2.1.1 The general aim of the archaeological desk-based assessment was to collate existing archaeological and historic information relating to the site and its

¹ <http://cmis.derby.gov.uk/CMISWebPublic/Binary.ashx?Document=15508>

² http://eplanning.derby.gov.uk/acolnet/DocumentsOnline/documents/35462_1.pdf

immediate environs, to arrive at an assessment of the significance and importance of the heritage asset, and of the potential impacts of the proposed development upon that significance. The objective of the desk-based assessment was thus to enable informed decisions to be made regarding any further archaeological input which may be required by means of mitigation as the proposed development proceeds through the planning process.

3 METHODOLOGY

3.1 Desk-Based Assessment

- 3.1.1 A search was made of all relevant and readily available published and unpublished documentary source material, including historic maps, early photographs and drawings, written descriptions, and primary and secondary sources related to the study area held by the Derbyshire County Record Office, Matlock, Derbyshire (DCRO), the Derby Local Studies Library (DLSL) and more general reference materials held by the libraries of the University of Birmingham. The Derbyshire Historic Environment Record (HER), the principal source of archaeological data for the county and standard on-line resources such as A2A, were also consulted. A full list of sources consulted is included below at section §.12.
- 3.1.2 For the purposes of the current assessment, a study area of 400m radius centred on the NGR SK 34715 36640 has been considered (see Figure 2), to place the site within a local physical and historical context.

3.2 Walkover Survey

- 3.2.1 Subsequent to the completion of initial documentary research as outlined above, a walkover survey of the study area was undertaken in order to assess the topography of the site and any above-ground archaeology, including the remains of any standing buildings.

4 SITE LOCATION AND DESIGNATIONS

4.1 Site Location

- 4.1.1 The proposed development site is located to the southern side of Brook Street, c.1km north-west of the modern city centre, just beyond the city ring road (see Figure 1). The site extends to a total area of c.0.4ha and is bounded to the north-east by Brook Street and to the south-west by the Markeaton Brook; to the south-east and north-west, the site is bounded by the newbuild 'Millhouse' and 'Westpoint' residential developments respectively (Figure 2).

4.2 Designations

- 4.2.1 The proposed development site includes no Scheduled Ancient Monuments or Listed Buildings (Statutory or Locally listed) and is not situated within a Conservation Area. The site is, however, included on the Derbyshire Historic Environment Record (ref. **HER 32138**; see §.7.1 below), where it is listed as the site of the former Abell's ironworks.

5 GEOLOGY AND TOPOGRAPHY

- 5.1.1 Derby lies within the lower Derwent valley on the east bank of the river while the city grew up on both sides of a shallow valley around the Markeaton Brook, which joins the Derwent, itself a tributary of the Trent, to the south-east of the city centre.
- 5.1.2 The underlying geology comprises a mix of Bunter pebble beds, sandstones and Mercian mudstones, overlain around the Derwent and Markeaton Brook by significant deposits of alluvium.

6 GENERAL ARCHAEOLOGICAL AND HISTORICAL CONTEXT

6.1 Early History

- 6.1.1 It has been argued (Craven 1989, 2) that the principal north-south route through the city (King Street, Queen Street, Iron Gate, Cornmarket, St. Peters' Street) represents part of a trackway along the eastern side of the Derwent, established in prehistoric times. A Roman fort was founded in c.AD 55-60 on the west bank of the Derwent at what is now Strutts Park, c.1km north-east of the current application site; the fort was short-lived however, being replaced in c.AD80 by a further fort, *Derventio*, at Little Chester on the opposite bank of the river. The course of the Roman Ryknield Street passes through Derby to the north-west of the city and is recorded on the Historic Environment Record (**HER 18929 / 99016**);³ it has been established that the road follows the line of Brick Street / Nuns Street to the north-west of the current development site.

6.2 The Anglo-Saxon Period

- 6.2.1 There is little evidence for settlement activity in the Derby area from the fourth to the eighth century though the present site of the city was certainly in existence by the Anglo-Saxon period, when it was known as 'Northworthy' (*Norðweorðig*) or 'north enclosure' (Cameron 1977, 56-7; Gelling *et al* 1970, 82), forming a part of the Anglo-Saxon kingdom of Mercia, the capital of which lay 13km to the south-west of Derby at Repton. The name 'Derby' derives from the Scandinavian *djúr* and *bý* meaning 'farm or village where deer are found'; following the Danish invasion of Mercia in the 870s, the town gained prominence as one of the Five Boroughs within the Danelaw and, by the time of the Norman Conquest, had grown to become an important regional centre with a mint (VCH 1905, 309).

6.3 The Medieval Period

- 6.3.1 Medieval Derby was a prosperous market town whose rights were enshrined in charters granted from c.1155 onwards, with a growing number of trades including lead processing, wool, glove-making and malting (Craven 1989, 4). The town possessed at least six churches by 1066 and six monasteries and convents were established in the century and a half after the Conquest.

³ Numbers in bold denote Historic Environment Record references, see §.7.1 and Table 1 below.

6.4 The Post-medieval Period

6.4.1 From the later 18th century onwards, Derby began to expand beyond the area occupied by the medieval town, coincident with the rise in industries such as silk and tape manufacture,⁴ fine china and pottery production.

6.4.2 The railway first reached Derby in 1839. Initially, three companies (the Midland Counties Railway, North Midland Railway and Birmingham and Derby Junction Railway) operated from the town, amalgamating in 1844 to form the Midland Railway Company, who went on to establish their locomotive works and later their carriage and wagon works within the town. Thus, the advent of the railways acted as a catalyst to industry and witnessed an upsurge in the number of foundries and iron works supplying the rail industry amongst others, with an attendant increase in the population of the town.

6.4.3 A second line, the Great Northern Railway (GNR) Derbyshire and Staffordshire Extension (the 'Derby Friargate Line'; **HER 99013**) was established under an Act of Parliament of 1872, and opened in 1878 with a station on the south side of Friar Gate.

6.4.4 Derby was described at the end of the 19th century as follows:

Derby has considerable manufacturing industries. A flat tract of land here, on the banks of the River Derwent has been found peculiarly favourable for manufacturers requiring water power. Various mills have, in consequence, been established in the town or its immediate vicinity, for the production of silk, cotton and paper, as well as several iron foundries, saw mills, extensive malting houses, tanneries and manufactories of white and red lead, paint, bricks and tiles, varnish and patent shot, but the most celebrated are those producing elastic web, silk and lace....

(Kelly's Directory 1889, 130).

6.4.5 Derby town centre retained a large number of buildings dating to the 18th and 19th centuries down to the middle years of the 20th century though much of the town's historic core was lost to purpose-built shopping centres and the inner ring road in the 1950s and 1960s. Losing its county town status in the 1970s, Derby was awarded city status in 1977 and has remained an industrial city into the later 20th century when it became a national centre for aerospace engineering (Rolls Royce) along with rail and automotive engineering.

7 THE HISTORICAL DEVELOPMENT OF THE STUDY AREA

This section of the assessment describes the known archaeological and historical development of the study area. It is based upon information current and available as of May 2010. Other areas of archaeological or historical importance, not presently recorded, may be identified during subsequent phases of field investigation. For the purposes of this report, a study area of 400m radius has been considered, centred upon NGR SK 34715 36640 (see Figure 2).

⁴ Britain's first water powered silk mill was built in Derby in 1717.

7.1 Known Archaeological Sites

7.1.1 A total of 30 sites are recorded on the DCC HER within the study area; the sites are summarised in tabulated form below and locations are illustrated in Figure 2.

HER Ref.	Type*	Site name/description	NGR	Period/Date
18974	AS	Tram Depot, Friar Gate	SK 34708 36457	Est. 1881, now destroyed
18976	LB (II)	Ryknield Mill, Brook Street	SK 34749 36721	Early C19th
18977	HB	Bank's Mill, Bridge Street	SK 34643 36714	1860s
18981	LB (I)	41 Friar Gate	SK 3466 3644	c.1770
18982	LB (II*)	42 Friar Gate	SK 3464 3645	Mid C18th
18983	LB (II*)	43-44 Friar Gate	SK 3463 3645	Mid C18th
18984	LB (II*)	47-51 Friar Gate	SK 3457 3648	Late C18th
18929	AS	Line of Ryknield Street Roman Road	SK 34267 36302	43AD – 409AD
32053	AS	Site of Baptist Chapel, Agard Street	SK 34755 36513	1794, dem. C19th
99013	AS	Derbyshire and N Staffs Extension, GNR	SK 46641 43279	Opened 1878, closed 1964, now dismantled
99016	AS	Course of Ryknield Street through Derbyshire	SK 331 475	43AD – 409AD
32115	HB	Former Corn Mill, Lodge Lane	SK 34864 36734	1870s
32116	HB	Brown's Mill, Lodge Lane	SK 34875 36770	1885
32138	AS	Former Abell's Ironworks, Brook Street	SK 34713 36643	Est. 1840s
32171	AS	Site of elastic factory, Agard Street	SK 34676 36584	C19th
32220	HB	Friar Gate GNR Railway Bridge	SK 34689 36413	1878
32223	AS	Site of Cavendish St. Gas Works	SK 34879 36458	Est. 1820, dem.
32227	HB	Electricity transformer box, Friar Gate	SK 34603 36438	1893
32229	AS	Site of Corporation Depot, Jury Street	SK 34932 36490	1879
32451	AS	Site of post-dissolution house, Willow Row/Lodge Lane	SK 34783 36690	P-Med
32471	AS	Site of Albert Green Mill, Agard Street	SK 34604 36585	Early C20th
32515	AS	Site of clay pipe manufactory, Brook Street	SK 34663 36674	C19th
32540	AS	Site of Med/P-Med plots, Cathedral Rd.	SK 34941 36576	Med / P-Med
32558	AS	Remains of cobbled street, Cherry St.	SK 34866 36749	
32607	LB (II)	Brook Street Chapel	SK 34777 36681	1802, ext. 1814-19
32613	AS	Site of St Helens House	SK 34919 36731	P-Med
99045	AS	Derby to Hurdle turnpike road	SK 18042 46614	Sanctioned by Act of 1738
32651	AS	Medieval town ditch	SK 3493 3674	Med.
32656	AS/HB	Weir and cobbled ramp, Markeaton Brook	SK 3475 3657	Post-1852
401097	LB (II)	2-8 Brook Street	SK 34781 36617	Early C19th

*** Site Classification:**

SAM: Scheduled Ancient Monument	PAW: Previous Archaeological Work
HPG: Historic Park or Garden	LB: Listed Building (Grade in brackets)
AS: Archaeological Site	LLB: Locally Listed Building
FS: Archaeological Findspot	HB: Historic Building (unlisted)

TABLE 1:

Archaeological sites registered with the Derbyshire HER within/adjoining the Study Area (see **Figure 2**).

7.1.2 With the exception of the course of the Ryknield Street Roman road (**HER 18929 / 99016**), the sites and buildings listed in the HER can be seen to be related predominantly to the industrial development of the town from the 18th through to the early 20th century, and to the development of Derby's 'West End' (see §.7.3 below).

7.2 Early History

7.2.1 Brook Street lies in an area traditionally known, since the 19th century, as the 'West End', though that area lying between Kedleston Road/King Street to the east and Friars Gate to the south-west was formerly known as 'Nun's Green' (see Figures 4 and 5). The former name reflected its ownership, from the 13th century down to the Dissolution, by the Benedictine Convent of St Mary de Pratis (St Mary of the Meadows). Following the Dissolution, the land passed to the Crown, becoming 'King's Mead', before being donated to the Corporation by Mary I in 1555 as common land (Palmer 1996, 1). The land remained in use as common down to the 18th century, and is illustrated as such in a number of 17th and 18th-century maps (see §.7.4 below and Figures 3-5).

7.3 The Creation of 'West End'

7.3.1 As a result of pressure on land during the 18th century, and in order to finance the improvement of other streets within the town, the former common of Nun's Green was progressively sold off in accordance with two 'Improvement Acts' of 1768 and 1792 (Craven 2007, 19), a further section having earlier been developed under an Act of Parliament in 1755 for the erection of the new County Jail ('L' on Figures 4/5).

7.3.2 The 1768 Act resulted in the sale of a number of plots along Friars Gate⁵ and the construction of a number of fine Georgian houses, a number of which survive.⁶ The 1792 Act, by contrast, covering that area of the green including the natural power source of the Markeaton Brook, heralded an upsurge in industrial activity with many mill and factory premises being erected, interspersed with areas of poor quality workers housing in the form of courts and back-to-backs (Craven 2005, 19).

7.3.3 Brook Street itself was laid out in 1799 (Craven 2007, 157), named after the Markeaton Brook parallel to which it ran, and is first depicted in a map of the borough of 1806 (see below).

7.4 Map Regression

7.4.1 The earliest map to show the settlement of Derby in detail is Speed's map of 1610 (Figure 3)⁷ which shows the proposed development site as undeveloped common land beyond the urban extent of the town to the north-west, on the north bank of the Markeaton Brook. The parcel of land is labelled '32' and reference to the accompanying schedule confirms its status as 'Nunnes Grene'. The town 'Pinfold' (No.34) is illustrated to the south of the Brook while to the west is located 'The Nunrye' (No.31). Urban development is indicated to the east of the current study area, with stylised houses marked along the eastern side of the future Willow Row, and to the south along the eastern part of Friars Gate.

7.4.2 Burdett's map of 1767 (Figure 4)⁸ continues to show 'Nuns Green' as undeveloped land. Limited development is indicated on the northern side of Fryers Gate,

⁵ Representing the main Derby to Hurdlow turnpike road, sanctioned by an Act of 1738 (**HER 99045**).

⁶ The whole of Friar Gate is included within the Friar Gate Conservation Area (www.derby.gov.uk/NR/rdon/lyres/6327E311-8CCC-4D06-94BA-25314B742C1F/0/FriarGateConservationArea.pdf).

⁷ DLSL ref. Cabinet 1 / Map 1.

⁸ DLSL ref. A 912 BUR.

represented in a number of surviving properties of 18th century date (**HER 18981-4**), and including the county jail (labelled 'L') to the west, erected in 1755, otherwise the surrounding area retains an essentially rural aspect, located external to the burgeoning town. Willow Row (known simply as 'The Row' at that date) shows continuing development to its eastern side, together with the beginnings of Lodge Lane to the north.

- 7.4.3 Moneypenny's map of 1791 (Figure 5)⁹ was made shortly after the first Improvement Act (1768) and shows the resultant development along the northern side of Fryers Gate west of the future Ford Street. Otherwise the depiction is much as Burdett's of 24 years earlier, on which it was probably based, with the land around the Markeaton Brook continuing to survive as undeveloped common land.
- 7.4.4 Cole's map of 1806 (Figure 6)¹⁰ post-dates the second Improvement Act of 1793 and shows significant change within the study area effected further to that Act. A large northern loop in the Markeaton Brook, north-west of the current development site, had been straightened out and the land built over with a number of new roads being laid out on the area of the former common, including Agard Street (defining the northern limit of the 1768 plots), Nuns Street, Ford Street and Bridge Street. Brook Street itself had been established in 1799 and Cole's map shows the first signs of development, these being concentrated predominantly to the northern side of the street and including the Methodist Chapel of 1802 (**HER 32607**; Plate 12), the western end of Brook Street and its return onto Lodge Lane showing maximum development. The current development site would appear to have constituted gardens at this date (see Figure 16a), while a short range of buildings on the south side of the street to the south-east probably corresponds to the surviving Grade II listed terrace, Nos. 2-8 (**HER 401097**; Plate 11).
- 7.4.5 Chatterton and Swanwick's map of 1819 (Figure 7)¹¹ illustrates the continuing development of the land freed up by the Improvement Act of 1793. The former northern loop of the Markeaton Brook is shown in dashed line and annotated 'former brook course', over which the new street pattern had been established (and which, significantly, extends into the area of the current application site at its south-west corner). By this date, the eastern end of Brook Street had been fully developed, with a number of the plots extending right the way back to the Markeaton Brook to the south. The central and western sections of the street block were less intensively occupied and continued to include what would appear to be an area of formal gardens within the western part of the current development site (Figure 16b).
- 7.4.6 By the time of the Derby Board of Health plan of 1852 (Figures 8 and 16c), the process of development had run its course and the land block bounded by Brook Street, Bridge Street, Ford Street and the Markeaton Brook had been fully infilled with a mix of larger, industrial buildings, areas of terrace housing with associated gardens, and lower status housing in the form of courts and back-to-backs. The first stages of William Abell's Iron Works, established in the 1840s (see §.7.6 below), occupied a plot towards the Bridge Street end of the street, extending fully from Brook Street southwards to Brook Walk, with a street entrance opening off Brook Street. The works occupied that plot shown as formal gardens on Chatterton and Swanwick's map of 1819 (see above), corresponding to the western part of the

⁹ DLSL ref. Cabinet 1 / Map 3.

¹⁰ DLSL ref. Cabinet 1 / Map 12.

¹¹ DLSL re. BA 912 Swanwick.

present development site, the eastern part of the current site being laid down to housing, gardens and a number of larger back-buildings, presumed to have been of an industrial nature. The north-western section of the proposed development site was occupied by a series of smaller structures, more domestic in scale while, to the northern side of Brook Street, the Rykniel Mill buildings (**HER 18976**; Plate 13) dating originally to 1823, had reached their full state of development by this date.

- 7.4.7 Bemrose and Sons' Map of the Borough of Derby of 1877 (Figure 9)¹² is less detailed than the Board of Health plan but it would appear Abell's Iron Works had significantly expanded by this date, taking over the land to the east of the original works formerly occupied by a mix of residential and industrial structures; the north-western part continued, however, to be occupied by a series of buildings of a more domestic scale. Further afield, the culverting of the Markeaton Brook south-east of the development site is indicated for the first time as is the associated weir (**HER 32656**; Plate 15). Another major development of the later 19th century first illustrated on Bemrose's map, is the Derby Friargate line railway (**HER 99013**) of 1878, with its station to the south at Friar Gate, crossing over the latter road on an ornate bridge (extant; **HER 32220**) and passing the east end of Brook Street on a raised viaduct east of the surviving Georgian terrace (Nos. 2-8), more readily apparent in the OS 1:500 town plan (see below; Figure 10).
- 7.4.8 The Ordnance Survey 1:500 town plan 1883 (Figures 10 and 16d) shows the layout of the proposed development site and study area in more detail. The development site was by this date dominated by the buildings of William Abell's iron works (Figure 16c), comprising a series of large industrial buildings grouped around a number of interconnected yards to the rear of the Brook Street frontage and backing directly onto Brook Walk, skirting the northern bank of the Markeaton Brook, to the south. Only at western and eastern ends of the street frontage did buildings of a more domestic aspect survive, one of those to the west being annotated as a post office. The principal means of entrance to the ironworks complex was via a passage opening off the south side of Brook Street in the centre of the manufactory range and giving onto the main open yard which contained two, free-standing cranes. To the south-east, the Georgian terrace of Nos. 2-8 survived while to the north-west, the Ram public house (Plate 16) is annotated for the first time at the corner of Brook Street and Bridge Street.
- 7.4.9 The surrounding area is characterised by concentrations of small court and back-to-back housing, interspersed with larger buildings of an industrial nature. Industrial concerns included a number of silk mills; the surviving, grade II* Listed Rykniel Silk Mill was located to the north side of Brook Street, opposite the proposed development site and the Banks' Mill (**HER 18977**) at the corner of Bridge Street and Brook Street to the north-west. Further industrial structures included a paper and printing works, a confectionary works, lace factory, elastic factories, a soap works, maltings a further iron works in Lodge Lane and a dyeworks.
- 7.4.10 The 1st Revision map of 1901 (Figures 12 and 16e) shows little major change within the development site or the wider area. The buildings of Abell's Ironworks remained essentially similar to the arrangement illustrated in the 1:500 town plan and 1st edition 1:2500 survey of 1883, though with the principal development of the addition of a new range fronting Brook Street to the east of the entrance passage (Figure 16e), formerly comprising a total of five separate buildings. At the

¹² DLSL ref. Cabinet 10 / Map 77.

western end of the Brook Street frontage, the terrace of five domestic-scale buildings survived.

- 7.4.11 Later editions (1914, Figure 13; 1951, Figure 14; 1960-7, Figure 15) again show little fundamental change within the area of the proposed development; the buildings of Abell's Iron Works remained essentially unchanged save certain minor alterations, in particular the creation of a new larger building footprint to the south-east corner of the site in 1951 (Figure 16f), though even this would appear to represent an extension and adaptation of pre-existing structures rather than the erection of a new range *per se*. The main development within the surrounding area during the first half of the 20th century was the clearance of slum housing within the West End. Immediately east of the proposed development site Court No.8, shown on earlier editions, had been cleared by 1951 and a 'Depot' building erected in its place, fronting directly onto Brook Street (see Figure 17b). Likewise, to the west of the site, the housing around Little Bridge Street had also been cleared.
- 7.4.12 Abell's works is last labelled as a 'Foundry (iron and brass)' on the Ordnance Survey 1:2500 edition of 1965 (Figure 15) and by the time of the 1:1250 edition of 1969 (Figure 16g), the premises was in use as a builders' yard (west) and car body repair works (east), apparently making use of the pre-existing buildings on the site. To the north-west corner of the site, the smaller domestic structures facing Brook Street had been cleared by 1969.
- 7.4.13 By the time of the Ordnance Survey edition of 1985 (Figure 16h), a significant proportion of the iron works buildings had been cleared from the site, which was then labelled simply as a 'builders yard'. This remained the case down to 2008, when the remaining structures of the iron works were demolished.

7.5 Other Graphic Sources

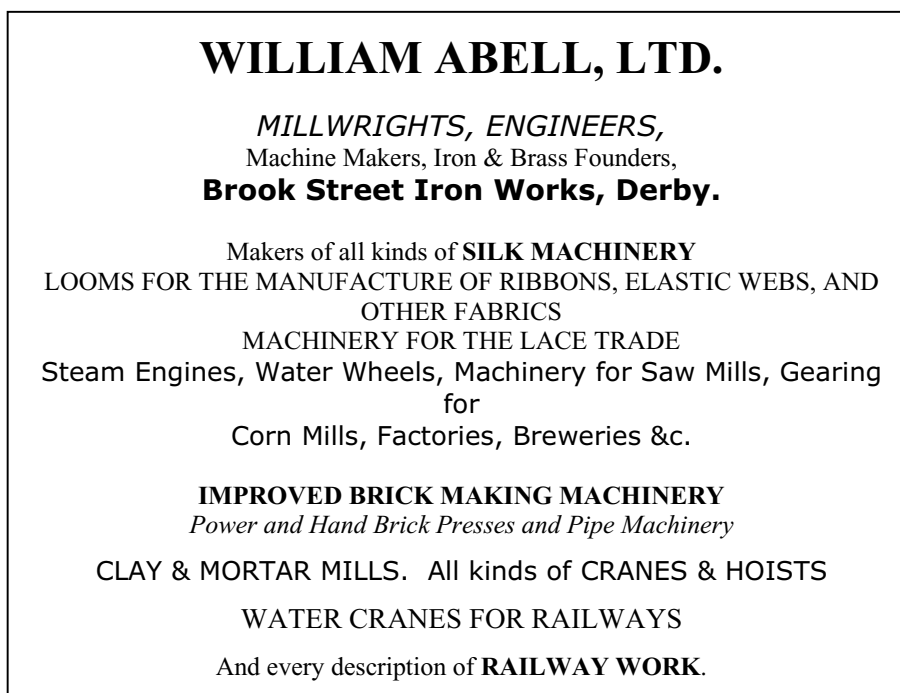
- 7.5.1 A number of historic photographs survive (eg. Figure 17), though the former ironworks are, in each case, fairly peripheral to the main view, and thus give only a partial view of the appearance of the buildings. A view along Brook Walk dating to c.1956 shows a mixture of one and two storey structures fronting the path while a later image of the Brook Street frontage indicates a two-storey range, dating to the turn of the 20th century, rendered to obscure a series of earlier openings (see Plate 9).

7.6 The William Abell Iron Works

- 7.6.1 Archival research into the William Abell ironworks has proved somewhat disappointing. Five iron founders are listed in Pigot's Directory of 1835 (p.44), namely Falconer and Peach of City Road, William Gibson of the Derwent Foundry, George Haywood of Willow Road, Marshall Barber and Wright of the Britannia Foundry, Duke Street and Thomas Page at Moreledge; William Abell is not recorded in any capacity.
- 7.6.2 Fowkes (2003, 11) records that Abell came to Derby from Milford (9km north of Derby on the Matlock Road) in the late 1830s and he is first listed as an engineer operating from Cavendish Street in Pigot's Directory of 1842 (p.42). By 1846, Abell is described as a 'machinist and millwright' and is listed for the first time at

premises in Brook Street (Bagshaw's Directory 1846, 105), where the company would remain for over a century.

- 7.6.3 William Abell's Iron Works is first listed as a limited company in Kelly's Directory of 1899 (p.181) and an advertisement in the Derby and District Directory of 1900 (p.376) gives an indication of the range of products being produced by Abell's at the turn of the 20th century:



- 7.6.4 Abell's continued to be listed in trade directories down to 1962 (Derby County Borough Directory, p.248), after which date the company ceased trading.

7.7 Later Usage

- 7.7.1 Following the closure of Abell's Works, the site was used variously as a builders' yard and car body repair works (Figure 16g). The site was purchased by Watkin Jones Group in February 2008, with demolition of the surviving building stock occurring shortly afterwards.¹³

8 PREVIOUS ARCHAEOLOGICAL WORK

- 7.1 The DCC HER records no previous archaeological fieldwork events within the site boundary. However, some 15 previous archaeological fieldwork events are recorded within the wider study area, and these are summarised in Table 2 below.

¹³ Mr. Iain Smith, Watkin Jones, *pers.comm.*

HER Ref.	Type*	Report Title	Date
EDR1800	DBA	Desk-Based Assessment of Brook Street, Derby	ULAS, 2004
EDR1825	DBA	Desk-Based Assessment at Cathedral Road, Derby	ULAS, 2003
EDR1826	Eval.	Evaluation at Cathedral Road, Derby	ULAS, 2004
EDR1827	WB	Watching Brief at Cathedral Road, Derby	ULAS, 2004
EDR1922	Eval.	Evaluation Excavations at St Helen's High Street, Derby	T&PAU, 2006
EDR2265	DBA	Desk-Based Assessment of land at Agard Street, Derby	JSAC, 2002
EDR2266	HBR	Building Recording at former Albert Green Mills, Agard Street, Derby	CgMs, 2006
EDR2267	WB	Watching Brief at former Albert Green Mills, Agard Street, Derby	CgMs, 2006
EDR2296	Eval.	Archaeological Evaluation, Ford Street/Cavendish Street, Derby	T&PAU, 2005
EDR2458	WB	Watching Brief (decontamination), St Helen's Street, Derby	T&PAU, 2007
EDR2459	Eval.	Evaluation of land behind 2-8 Brook Street, Derby	ULAS, 2004
EDR2489	DBA	Desk-Based Assessment of Connecting Derby Scheme	JSAC, 2004
EDR2490	DBA/HBR	Assessment of King Street/St Helen's Street/Lodge Lane, Derby	BA, 2003
EDR2494	HBR	Building Recording (Stage 1), Connecting Derby	BA, 2005
EDR2797	Exc.	Excavation at Jackson's Mill, Bridge Street, Derby	SOTA, 2009

TABLE 2:

Archaeological fieldwork events registered with the Derbyshire HER within/adjoining the Study Area.

- 7.2 In a number of cases, fieldwork has exposed archaeological remains dating to the post-medieval and industrial periods, in particular work in Bridge Street (**EDR2797**) where the well preserved remains of 19th-century dye works were evaluated and subject to subsequent open area excavation (Cramp, 2009). Evaluation of land to the rear of Nos. 2-8 Brook Street (**EDR 2459**), to the east of the current site, revealed no features of archaeological significance, and considerable disturbance was noted to have occurred during the 19th and 20th centuries.

9 WALKOVER SURVEY

- 9.1 A walkover survey of the site was made on Wednesday 26.05.10. Bounding walls of the site to both Brook Street (Plates 1/2) and Brook Walk (Plates 4/5) stood to c.3m in height; of brick construction, each retained a number of blocked features, such as door and window openings, related to their former function as foundry buildings. The southern boundary wall in particular was noted to comprise at least four individual structures, which corresponds with the evidence of historic photographs (Figure 17a). The Brook Street frontage was mostly obscured by rough-cast render though, here again, former openings were apparent to the west. The site was accessed via a single gateway at the western end of the Brook Street frontage, via a wide, iron double-gate set within a length of modern walling in grey brick, laid to Flemish stretcher bond.
- 9.2 Within the boundary of the site, the ground was uneven, though essentially flat, at an elevation of c. 49m and comprised a mix of soil, gravel and demolition debris; a large spoil heap was located at the south-west corner. An examination of the interior elevations of the bounding walls to north, east and south again revealed evidence of former openings related to the industrial use of the structures (Plates 9/10); the western bounding wall was partly of breeze-block construction and partly of galvanised steel fence, clad externally with timber planking.
- 9.3 No obvious features of archaeological significance related to the former industrial use of the site were noted during the walkover survey.

10 DISCUSSION AND CONCLUSIONS

10.1 The Development of the Site

- 10.1.1 The assessment has established that Brook Street lies in an area that remained essentially undeveloped until the latter years of the 18th century, lying beyond the urban core of Derby. Belonging to the Convent of St Mary de Pratis from the 13th century down to the Dissolution, the land then passed temporarily to the Crown before being donated to the town Corporation in 1555 as common land, known as *Nuns' Green*. Pressure on land in the latter years of the 19th century saw the commons sold off under the terms of a series of Improvement Acts dating to 1755, 1768 and 1793. The latter act pertained to the area around the Markeaton Brook which, due to the presence of that natural power source, was rapidly developed, predominantly for industrial purposes and associated, low-quality workers housing.
- 10.1.2 Brook Street itself was laid out in 1799 and William Abell's Iron Works was established on the southern side of the new street by the mid 1840s. Initially occupying the western part only of the current development site, by the later 19th century, Abell's works had expanded to cover most of the current application area, from which premises it operated until the early 1960s.
- 10.1.3 Following the closure of the Iron Works in 1962, the site has been variously used for a builders' yard and car body repair shop, utilising in part a number of the former iron works structures. By the 1990s, a number of the foundry structures had been demolished and the last remains of the works, save for the bounding walls, were demolished in 2008.

10.2 Archaeological Potential

- 10.2.1 The site has a residual, though low, potential for archaeological remains related to the early exploitation of the Markeaton Brook and, further, to the 18th-century channelling of the brook associated with the creation of the 'West End'. It is probable, however, that any such early remains may have been subject to significant later disturbance.
- 10.2.2 The principal potential within the site boundary is clearly for the survival of below ground archaeological remains related to its 19th and 20th-century use as an iron and brass works. Specifically, there is a potential for surviving remains of deep, brick-built structures such as casting pits, engine fly wheel pits, machine bases, boiler flues, chimney bases, hearths and furnaces. Such remains can be seen to be of at least local significance, compounded to an extent by the lack of surviving documentation related to the company of William Abell Ltd. and the loss of the associated buildings since the closure of the works.

10.3 Relevant Legislation and Policy Guidelines

- 10.3.1 The Derby Local Plan was adopted on 25th January 2006.¹⁴ In respect of historic and cultural heritage, the following policies can be seen to be pertinent:

¹⁴ <http://www.derby.gov.uk/Environment/Planning/LandUsePlanning/Adopted+City+of+Derby+Local+Plan+Review.htm>

Policy E21: Archaeology

(Local Plan Review: Chapter 9, Environment p.9.23-24)

Planning permission will not be granted for development which is likely to adversely affect nationally important archaeological remains, whether scheduled or unscheduled, or their settings.

Where archaeological sites or monuments of more local importance, and their settings, are likely to be adversely affected by development, physical preservation in situ will be the preferred option and applications may be refused.

Within the Archaeological Alert Areas, or other areas of archaeological potential where the City Council considers that a proposed development will affect remains of archaeological significance, applicants will be required to provide the results of an archaeological evaluation before the planning application is determined in order to enable an informed and reasonable planning decision to be made.

The evaluation should comprise:

- a. an archaeological assessment of the archaeological impact of the proposed development, which may include a field evaluation of the site, undertaken in accordance with a written specification agreed with the city Council; and
- b. a written mitigation strategy prepared to the satisfaction of the City Council demonstrating how the impact of the proposed development on archaeological remains will be alleviated.

Where, following an archaeological assessment, the Council considers that the need for development outweighs the need for preservation in situ of the archaeological remains, conditions will be attached to planning permissions, or developers required to enter into legally binding agreements with the City Council, to secure an appropriate programme for the investigation and recording of archaeological remains prior to and during development, and for the subsequent analysis and publication of results.

Where appropriate, the City Council will seek to secure the enhanced management and preservation of archaeological sites and their settings.

Policy E19: Listed Buildings and Buildings of Local Importance

(Local Plan Review: Chapter 9, Environment p.9.21)

The City Council will also seek to ensure the conservation of locally important buildings and structures, including those on its Local List, by encouraging their retention, maintenance, appropriate use and restoration. The Council will therefore not normally approve development proposals that would have a detrimental effect on locally important buildings or structures as a result of:

- a. demolition or part demolition,
- b. inappropriate alteration or extension,
- c. impact on its setting or context.

10.4 Archaeological Mitigation

- 10.4.1 Given the clear potential for archaeological remains within the site boundary, it is probable that a further stage of archaeological mitigation will be required in line with Policy E21 of Derby's adopted Local Plan. The most appropriate course of action would be the undertaking of an evaluation by means of archaeological trial trenching, with the aim of ascertaining with more certainty the nature, date, extent and quality of survival of any archaeological resource within the site boundary.
- 10.4.2 All decisions regarding the necessity for, and the nature and extent of any further programme of archaeological work lies with the Development Control Archaeologist of Derby City Council.

11 ACKNOWLEDGEMENTS

- 11.1 The project was commissioned by Watkin Jones Group; thanks are extended to Mr Jim Davies and Mr Iain Smith for help and co-operation throughout the course of the project. Thanks also to Ms. Gill Stroud at DCC Historic Environment Record and to the staff at the Derbyshire Record Office, Matlock and the Derby Local Studies Library, Irongate, Derby.
- 11.2 The project was managed for Birmingham Archaeology by Ric Tyler AIfA who also undertook the historical research and site assessment, and collated and illustrated the current report. The report was reviewed and edited by Dr Malcolm Hislop (Research Fellow) of Birmingham Archaeology.

12 SOURCES

(a) Cartographic Sources (in chronological order)

- 1610 Speed's map of Derby
- 1767 Burdett's Map of Derby.
- 1791 Money Penny's Map of Derby.
- 1806 Cole's Map of Derby
- 1819 Chatterton and Swanwick's Plan of the Borough of Derby.
- 1852 Derby Board of Health map, 1852 (extract).
- 1877 Bemrose and Sons Map of the Borough of Derby.
- 1883 Ordnance Survey 1:500 town survey.
- 1883 Ordnance Survey County Series 1st Edition 1:2500 map.
- 1901 Ordnance Survey County Series 1st Revision 1:2500 map.
- 1914 Ordnance Survey County Series 2nd Revision 1:2500 map.
- 1951 Ordnance Survey National Grid Series 1:2500 map.
- 1960-67 Ordnance Survey National Grid Series 1:2500 map.
- 1985 Ordnance Survey National Grid Series 1:1250 map.

(b) Written Sources

Cameron K, 1977. *English Place Names*.

Cramp R, 2009. 'Archaeological Evaluation and Excavation on land off Bridge Street, Derby'. Unpublished client report, Stoke-on-Trent Archaeology.

Craven M, 1989. *Bygone Derby*. Chichester, Phillimore.

Craven M, 2005. *Derby Street by Street*. Derby, Breedon Books.

Craven M, 2007. *An Illustrated History of Derby*. Derby, Breedon Books.

DSLG, 2010. *Planning Policy Statement 5: Planning for the Historic Environment*. Norwich, The Stationery Office.

English Heritage, 2006. *Understanding Historic Buildings: A Guide to Good Recording Practice*.

Fowkes D (ed.), 2003. *Derbyshire Industrial Archaeology: A Gazetteer of Sites, Vol. VII: City of Derby*. Derbyshire Archaeological Society.

Gelling M, Nicolaisen WFH and Richards M, 1970. *The Names of Towns and Cities in Britain*. London, Batsford.

IfA, 2008. *Standard and Guidance for Archaeological Desk-Based Assessment*

Palmer D, 1996. *Derby's West End....Derby's Best End*.

Raleigh Radford CA, 1976. 'The Church of St Alkmund, Derby' in *Derbyshire Archaeological Journal* **96**, 26-61.

Rippon N, 2001. *Derby: Our City*. Derby, Breedon Books.

VCH, 1905. *Victoria History of The County of Derby, Volume 1*. Page W (ed.). London.

(c) *Trade Directories* (in chronological order)

- 1781-4 Bailey's Directory of Derbyshire.
- 1828 Pigot and Co. Directory of Derbyshire.
- 1835 Pigot and Co. Directory of Derbyshire.
- 1842 Pigot and Co. Directory of Derbyshire.
- 1846 Bagshaw's Directory of Derbyshire.
- 1848 Kelly's Directory of Derbyshire, Leicestershire, Nottinghamshire, Rutlandshire, Berkshire, Northamptonshire and Oxfordshire.
- 1852 Freebody's Directory of Derby.
- 1855 Post Office Directory of Derby.
- 1857 White's Directory of Derbyshire.
- 1860 Harrison Harrod and Co. Directory of Derbyshire.
- 1862 Slater's Directory of Derbyshire.
- 1887 Kelly's Directory of Derbyshire.
- 1891 Kelly's Directory of Derbyshire.
- 1895 Kelly's Directory of Derbyshire.
- 1895 Bulmer's History, Topography and Directory of Derbyshire.
- 1899 Kelly's Directory of Derbyshire.
- 1903 Kelly's Directory of Derbyshire.
- 1925 Kelly's Directory of Derbyshire.
- 1928 Kelly's Directory of Derbyshire.
- 1932 Kelly's Directory of Derbyshire.
- 1936 Kelly's Directory of Derbyshire.
- 1941 Kelly's Directory of Derbyshire.
- 1952 Derby County Borough Directory.
- 1962 Derby County Borough Directory.
- 1964 Chambers Trades Register of The Midlands.

APPENDIX A: Glossary of Terms

Archaeological Periods and Date Ranges

Period	Date Range
Prehistoric	
Paleolithic	500,000 BC – 10,000 BC
Mesolithic	10,000 BC – 4,000 BC
Neolithic	4,000 BC – 2,400 BC
Bronze Age	2,400 BC – 700 BC
Iron Age	700 BC – AD 43
Historic	
Roman	AD 43 – AD410
Anglo-Saxon/Early Medieval	AD410 – AD 1066
Medieval	AD 1066 – AD1539
Post Medieval	AD 1540 – AD 1900
Modern	AD 1901 - present

Statutory Designations

Scheduled Ancient Monument (SAM)

'Scheduling' is the process through which nationally important sites and monuments are given legal protection. A schedule has been kept since 1882 of monuments whose preservation is given priority over other land uses. The current legislation, the Ancient Monuments and Archaeological Areas Act 1979, supports a formal system of [Scheduled Monument Consent](#) (SMC, see below) for any work to a designated monument.

Conservation Area (CA)

Conservation Areas are any areas of '*special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance*' and are designated by Local Authorities. There are now more than 8,000 conservation areas in England. Designation introduces a general control over the demolition of unlisted buildings and provides the basis for policies designed to preserve or enhance all the aspects of character or appearance that define an area's special interest.

Listed Building (LB)

A 'Listed Building' is a structure that has been placed on the statutory lists of buildings of '*special architectural or historic interest*' compiled by the Secretary of State for Culture, Media and Sport on advice from English Heritage. When a building is listed, it is listed in its entirety, which means that both the exterior and the interior are protected. In addition, any object or structure fixed to the building, and any object or structure within the curtilage of the building, which although not fixed to the building, forms part of the land and has done so since before 1 July 1948, are treated as part of the listed building.

Locally Listed Building (LLB)

A Locally Listed Building is a building, structure or feature which, whilst not Statutorily listed by the Secretary of State, a local authority feels to make a significant contribution to the local environment and an important part of an area's heritage due to its architectural, archaeological significance or historical associations. Inclusion on a Local List does not give a building any statutory protection

Registered Parks and Gardens (RPG)

The *Register of Parks and Gardens of special historic interest in England*, compiled and maintained by English Heritage, currently includes nearly 1450 sites, divided into three grade bands. The majority of the sites identified through the *Register* as being of a sufficiently high level of interest to merit a national designation, are designated Grade II. Around 30% of the 1450 are considered to be of exceptional historic interest and are awarded a star giving them Grade II* status while a further 10% are of international importance, and are classified as Grade I.

Archaeological Priority Area (APA)

An Archaeological Priority Area is an area specified by Local Planning Authorities to help protect archaeological remains that might be affected by development. This means that a site in such an area should be assessed for their archaeological potential when application is made for their redevelopment.

The Planning Process

Scheduled Monument Consent (SMC)

The Secretary of State must be informed about any work which might affect a monument above or below ground, and English Heritage gives advice to the Government on each application. In assessing each application the Secretary of State will try to ensure that damage done to protected sites is kept to a minimum. **Written consent must always be obtained before any work can begin.** Some development may also need planning permission.

Listed Building Consent (LBC)

Listed Building Consent (LBC) is required in order to carry out any works to a Listed Building which will affect its special value for listing purposes. This will almost certainly be necessary for any major works, but may also be necessary for minor alterations and possibly even repairs and maintenance. LBC may also be necessary for a change of use of the property. **It is a criminal offence to carry out work which needs listed building consent without obtaining it beforehand.**

The Archaeological Process

The Principle Stages for handling archaeology within the planning process, in line with the Government's Planning Policy Guidance notes PPG 15 and PPG16 are:

- **Pre-determination:** desk-based assessment, archaeological evaluation
- **Post-determination:** preservation *in situ*, preservation by record (excavation)

Stages of Archaeological Work

Written Scheme of Investigation (WSI)

Any programme of archaeological work will normally be undertaken in accordance with a Written Scheme of Investigation (WSI), clearly stating the scope and extent of work, the aims and objectives, and the methodology to be employed during the course of work. The WSI will be prepared by the contracted archaeological organisation and approved in advance of work by the archaeological officer of the relevant LPA.

Archaeological Desk-Based Assessment (DBA)

An archaeological desk-based assessment (DBA) constitutes a first stage, non-invasive assessment of the archaeological potential of a site, undertaken in advance of any development. Research will normally comprise a search of all readily available documentary and archival sources pertaining to a site combined with an on-site 'walkover' survey to assess surviving archaeological remains / built heritage of the area.

Archaeological Evaluation

An archaeological evaluation is a limited programme of intrusive or non-intrusive fieldwork undertaken to establish the extent of survival of archaeological deposits within a site and to determine the character, date, state of preservation and potential significance of any buried remains. An evaluation is often required prior to the determination of a planning application for development and will normally be undertaken subsequent to a desk-based assessment. A variety of techniques may be employed including geophysical survey, fieldwalking, trial trenching and test pitting. The results of evaluation will be used to establish the necessity for and determine the requirements of any further stage of archaeological work.

Archaeological Excavation

An archaeological excavation is a programme of controlled, intrusive fieldwork, normally undertaken by means of open area excavation, with the purpose of examining and recording archaeological deposits, features and structures identified by documentary research and/or archaeological evaluation. Archaeological excavation will normally lead on to a programme of post-excavation analysis and publication.

Archaeological Watching Brief

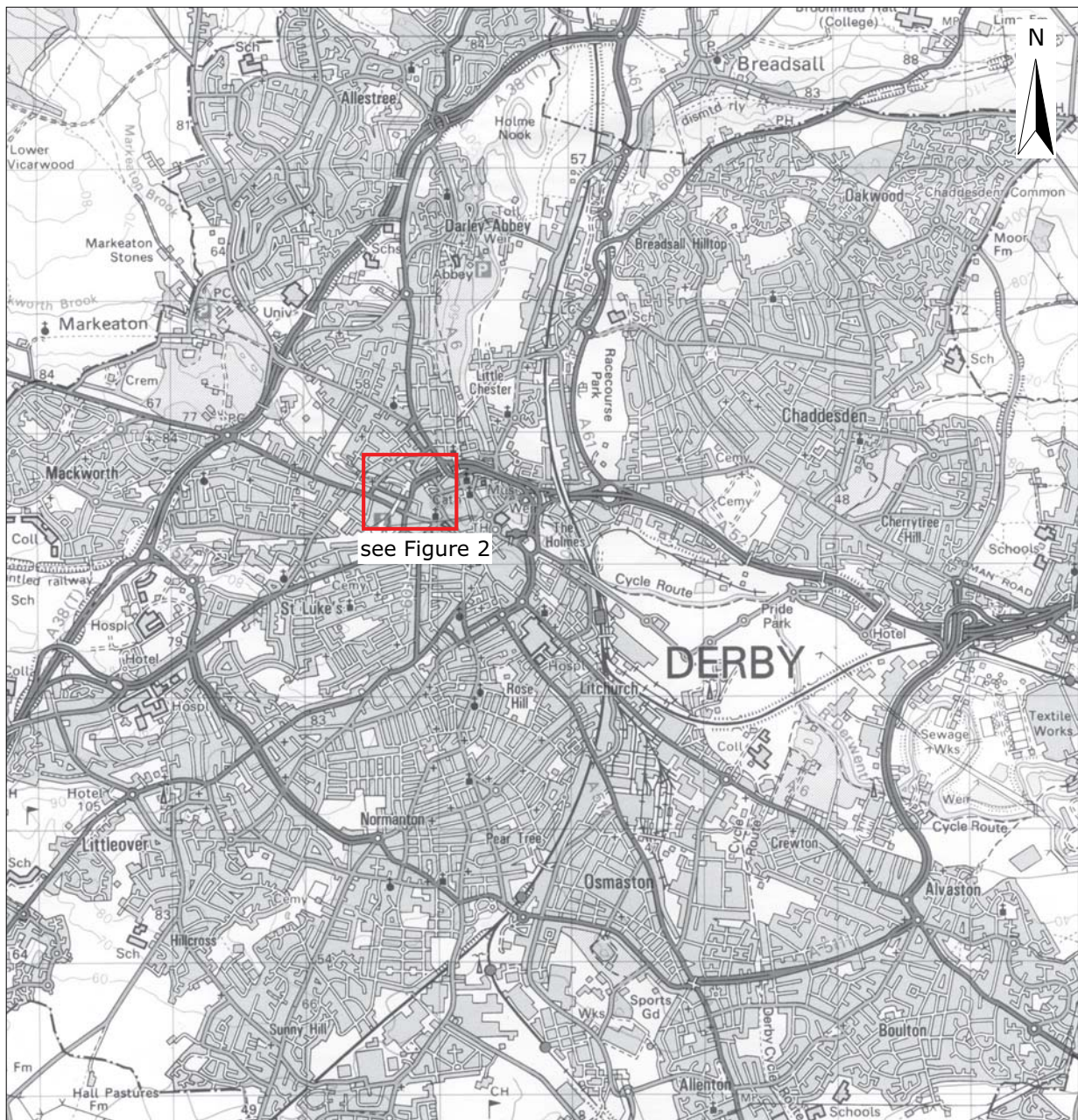
An archaeological watching brief is a formal programme of observation and investigation conducted during any operation carried out for non-archaeological reasons within an area or site where there is a possibility of archaeological deposits being disturbed or destroyed. Groundworks will normally be undertaken by a principal contractor under the supervision of an attending archaeologist.

Preservation *in-situ*

Foundation design to avoid or minimise impact on archaeology may be sought. This might include locating buildings to avoid archaeology; display of remains; sympathetic location of piled foundations and piling techniques; raising floor or ground beam levels; the routing of services; management of ground water. Landscaping and planting may also be constrained. Monitoring over a number of years after completion may be needed to assess if the preservation techniques have been successful.

Historic Building Recording (HBR)

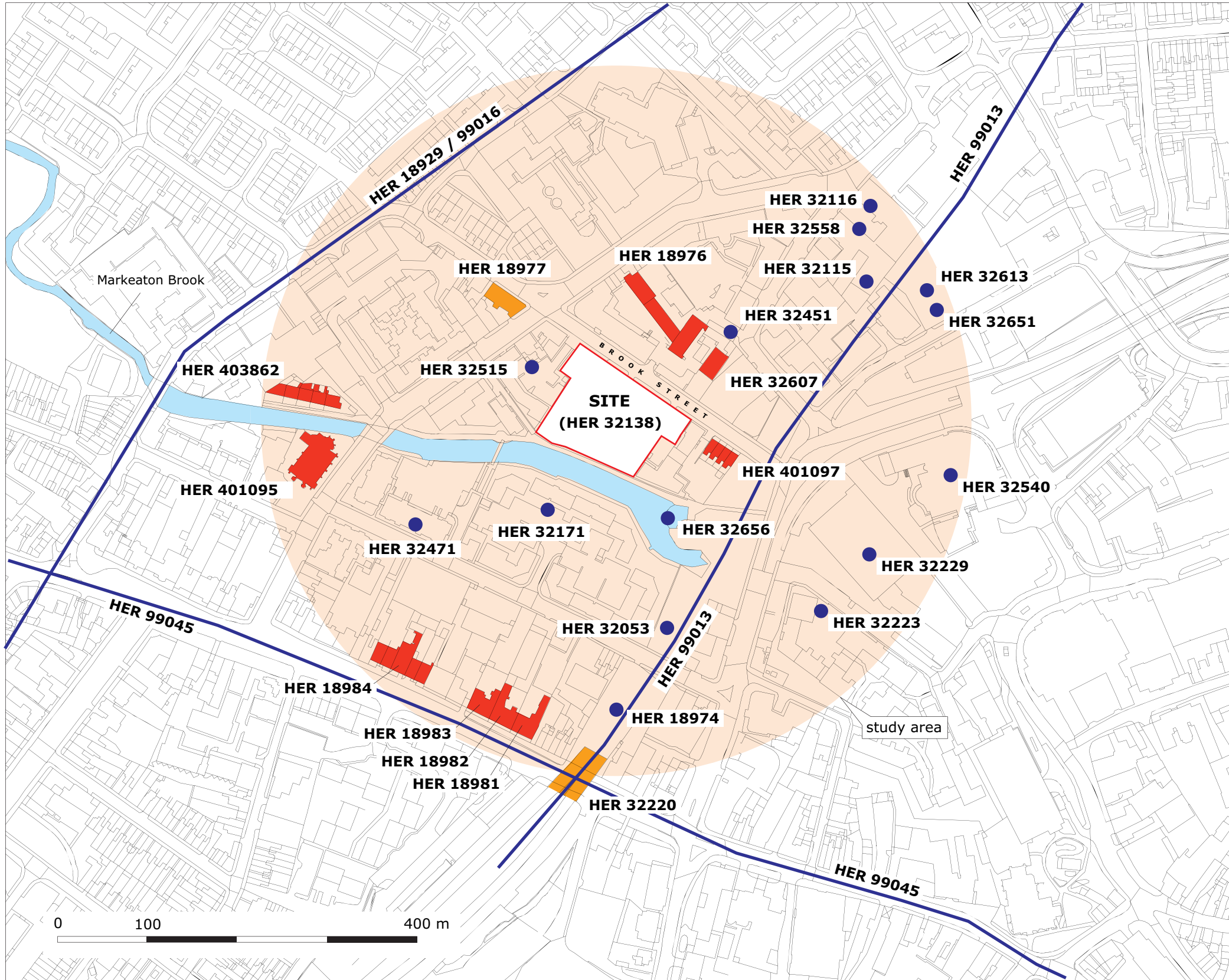
A Historic Building Record (HBR) is a programme of work intended to establish the character, history, dating, form and archaeological development of a specified building, structure or complex and its setting. A programme of historic building recording will often be required as a condition of planning consent / listed building consent, to be taken in advance of (pre-determination) and/or during building refurbishment / alterations / demolitions (post determination). HBR can be undertaken to a range of different levels (Levels 1 – 4 as defined by English Heritage) dependent upon the significance of the building under consideration and the extent of the proposed works.



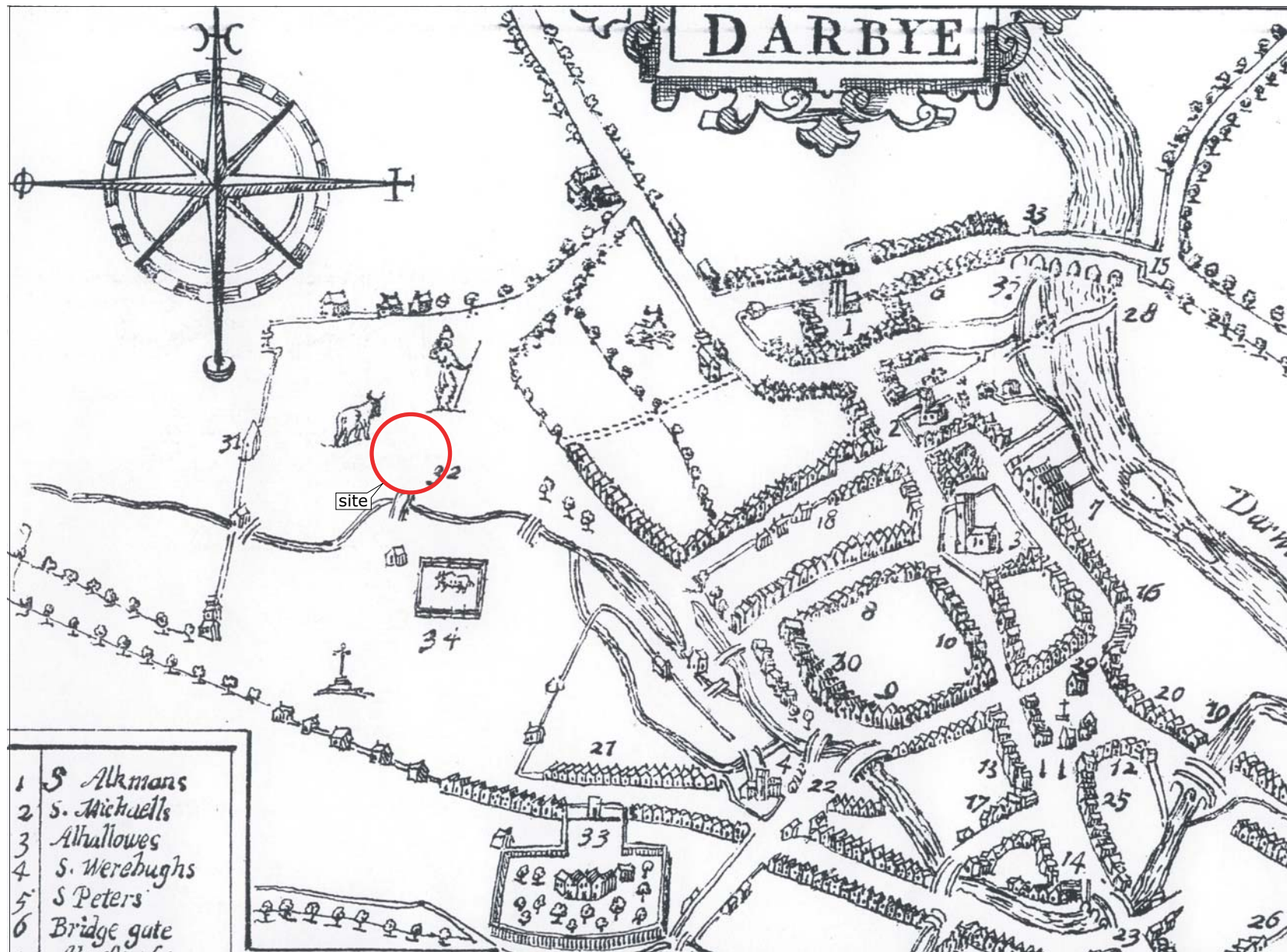
see Figure 2

Reproduced from the Ordnance Survey
 1:50,000 Landranger map (Sheets 128)
 with the permission of the controller of Her Majesty's
 Stationery Office.
 © Crown Copyright

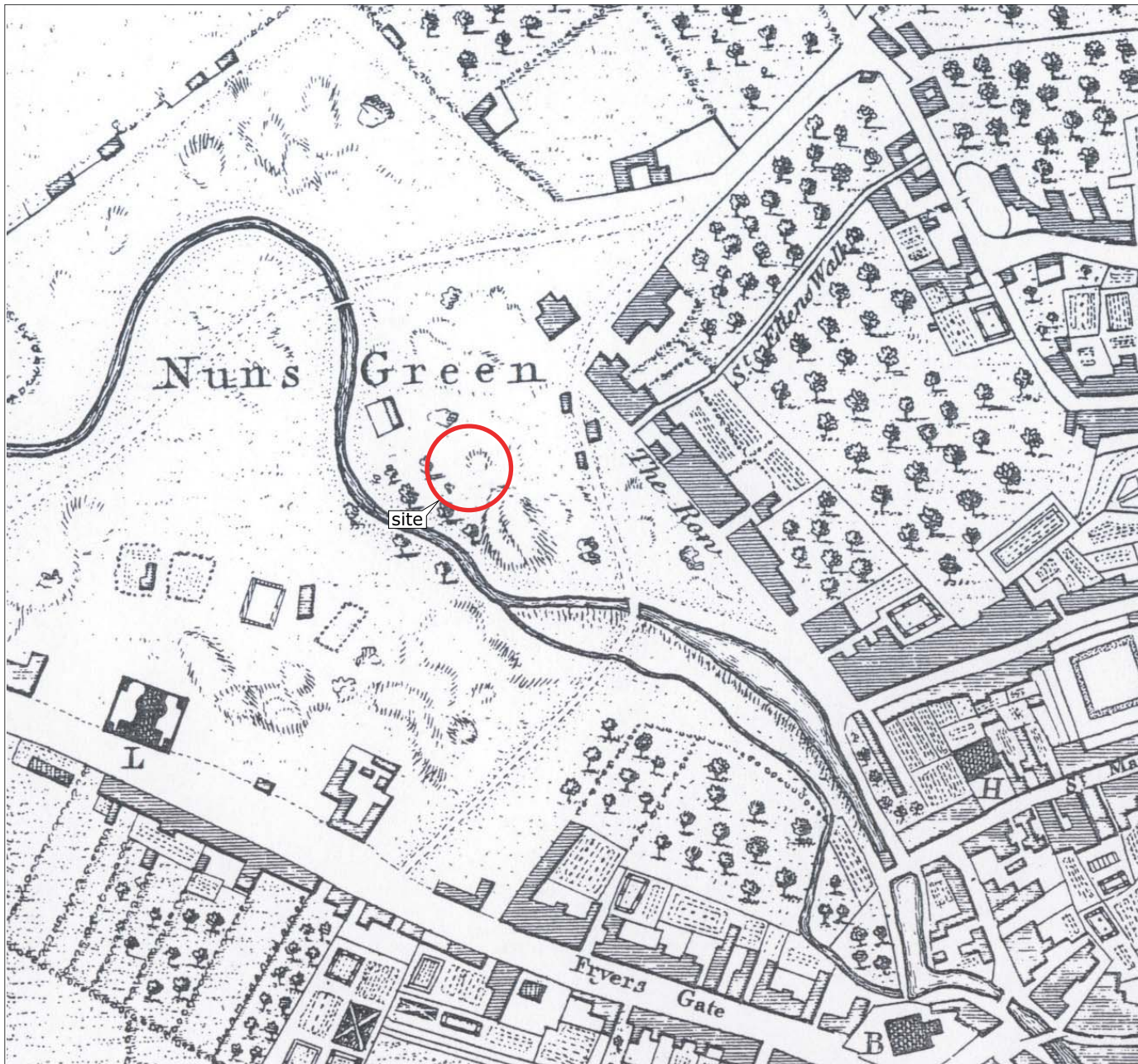
Licensee: Field Archaeology Unit
 Birmingham University
 Edgbaston
 Birmingham
 B15 2TT
 Licence Number AL 51303 A



- KEY**
- HER 000 Historic Environment Record reference
 - Statutory Listed Building
 - Unlisted historic building
 - Archaeological site
 - Linear feature



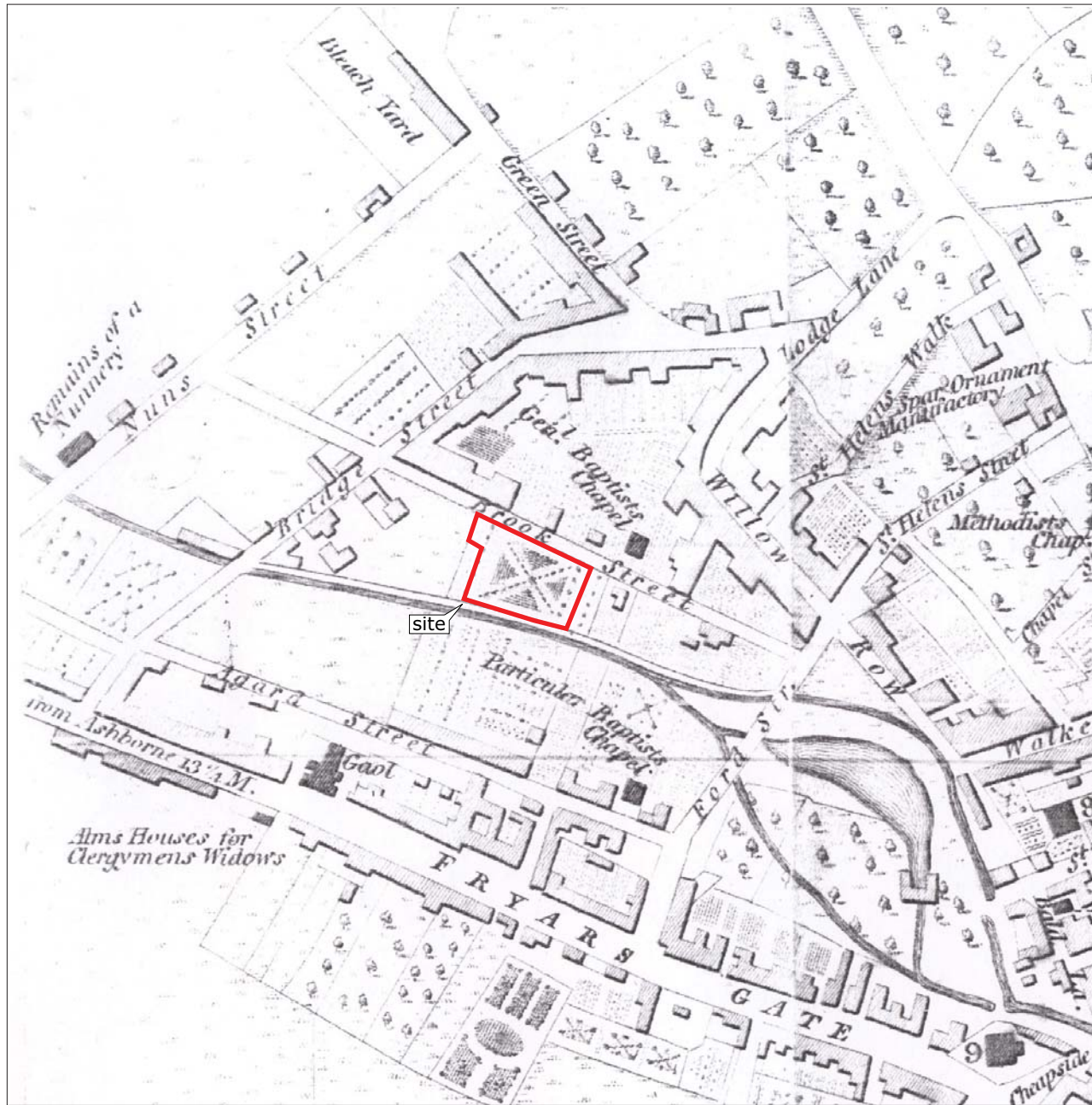
DLSL Cabinet 1 / Map 1



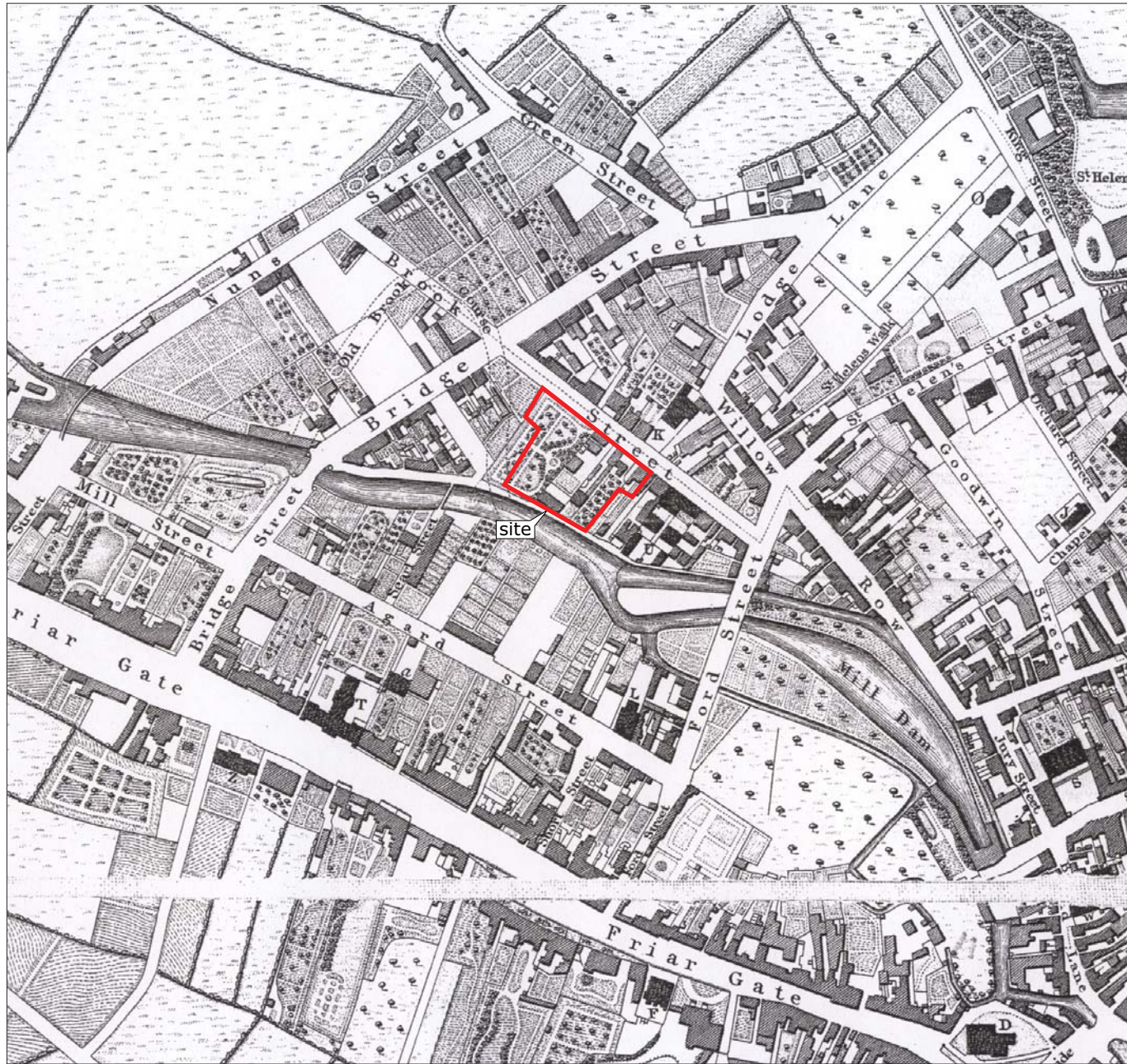
DLSL A912 BUR



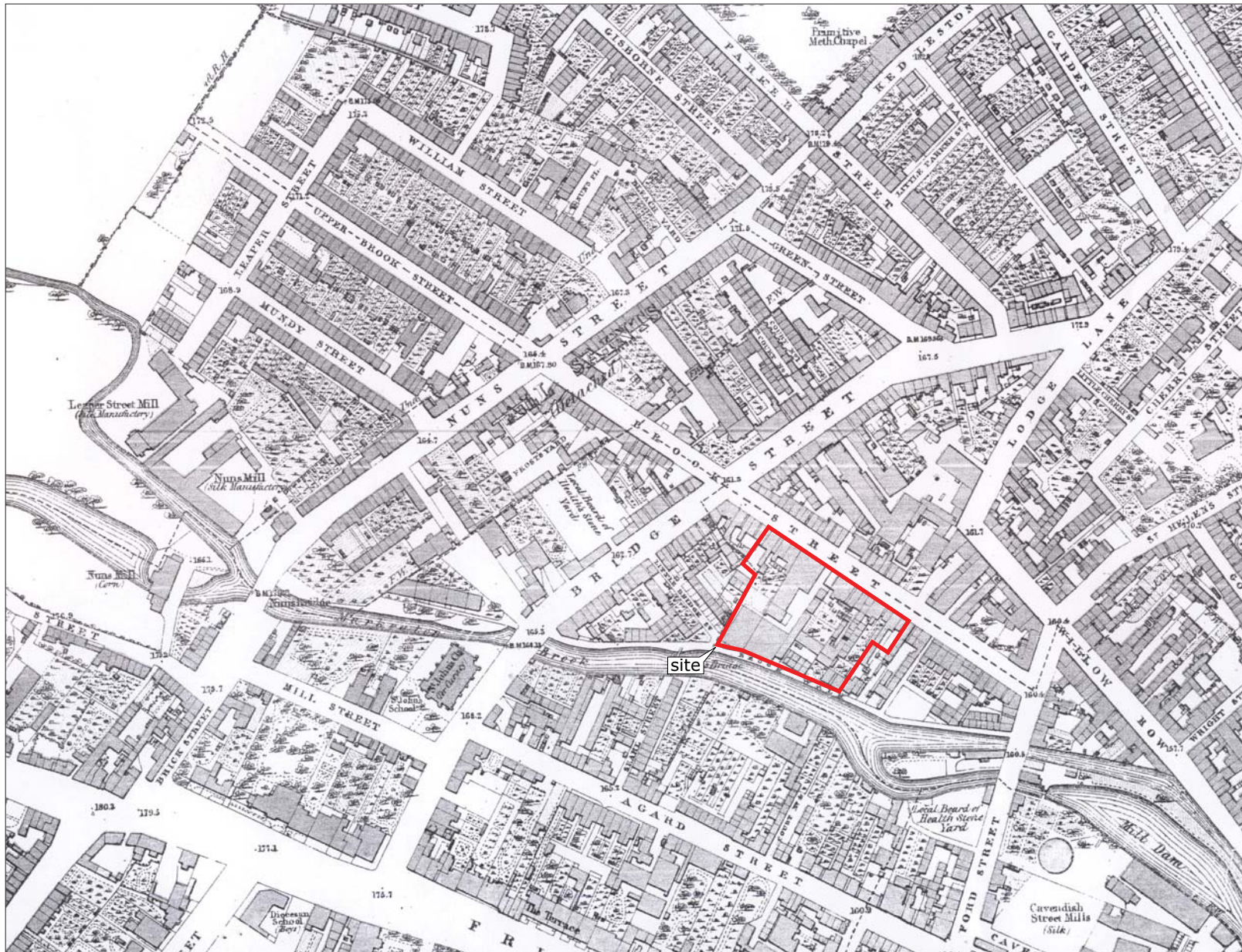
DLSL Cabinet 1/ Map 3

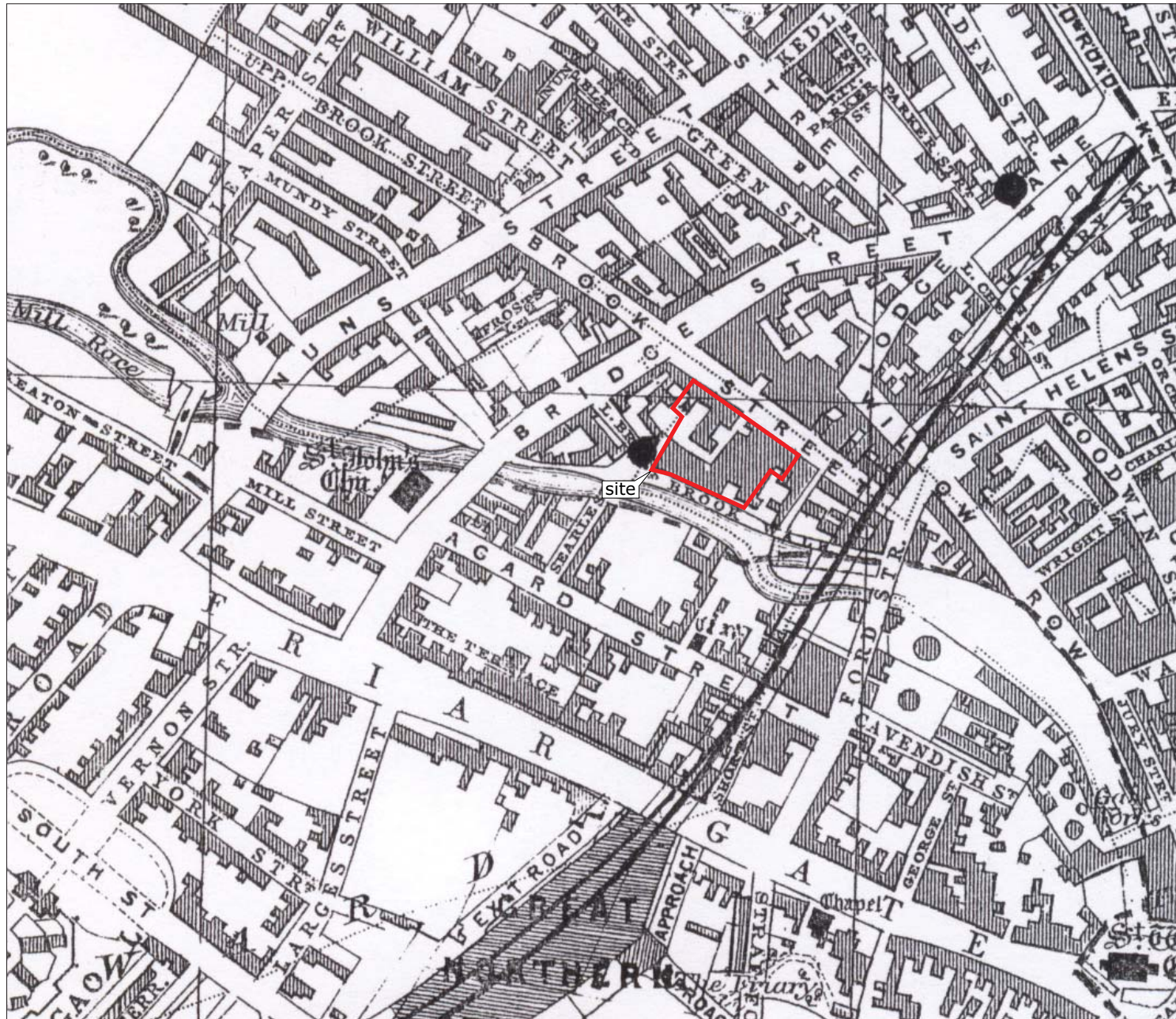


DLSL Cabinet 1 / Map 12

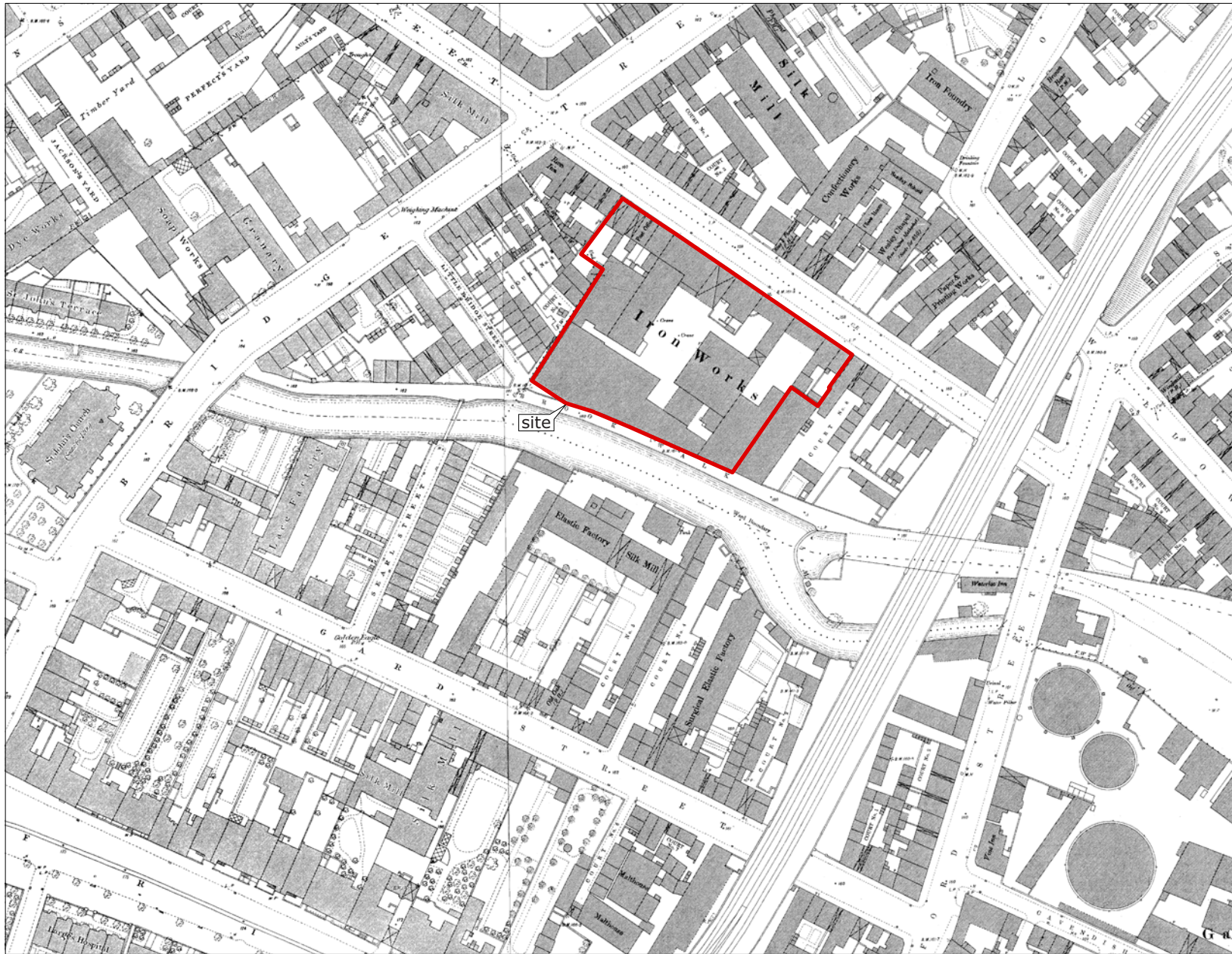


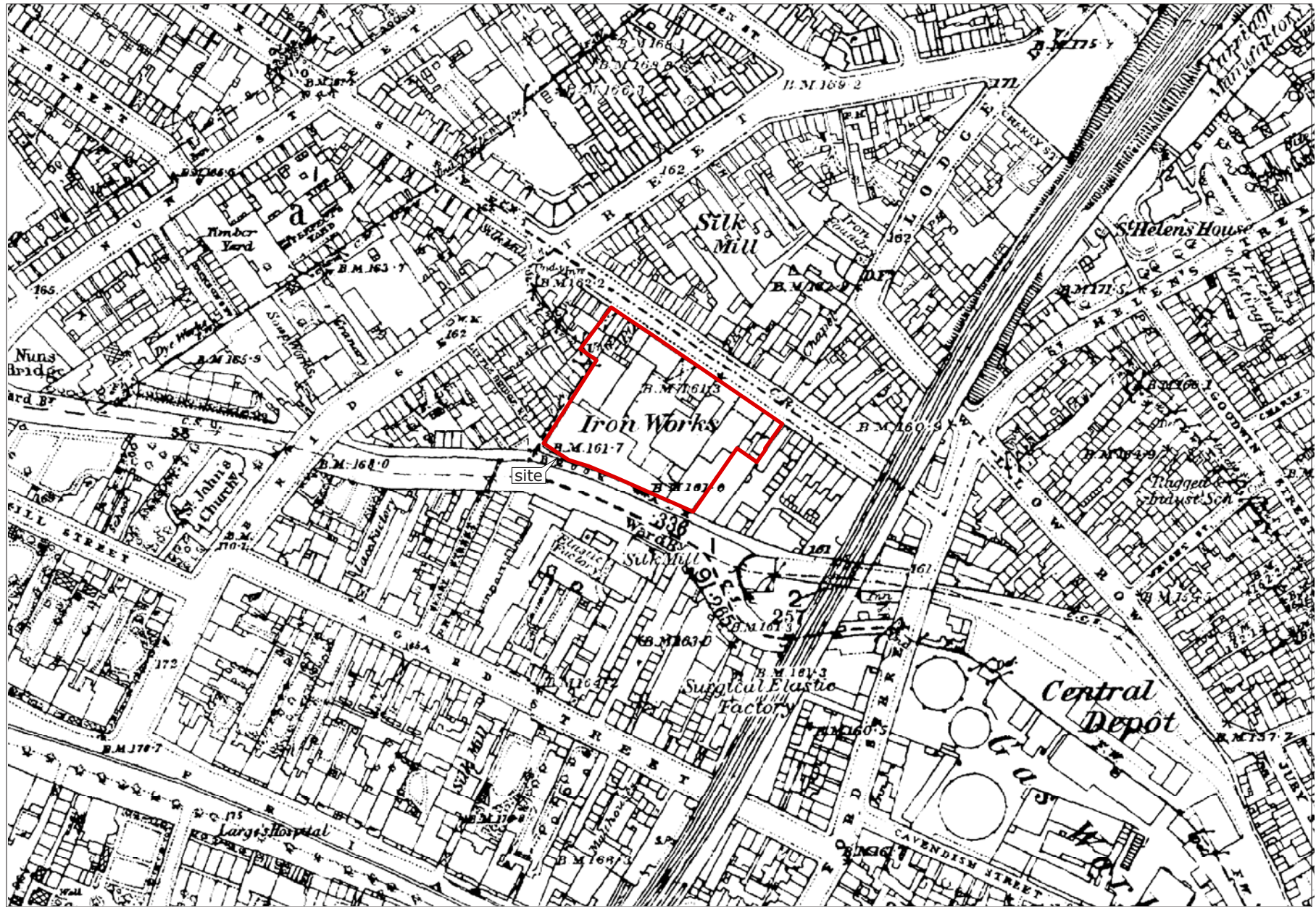
DLSL BA 912 Swanwick

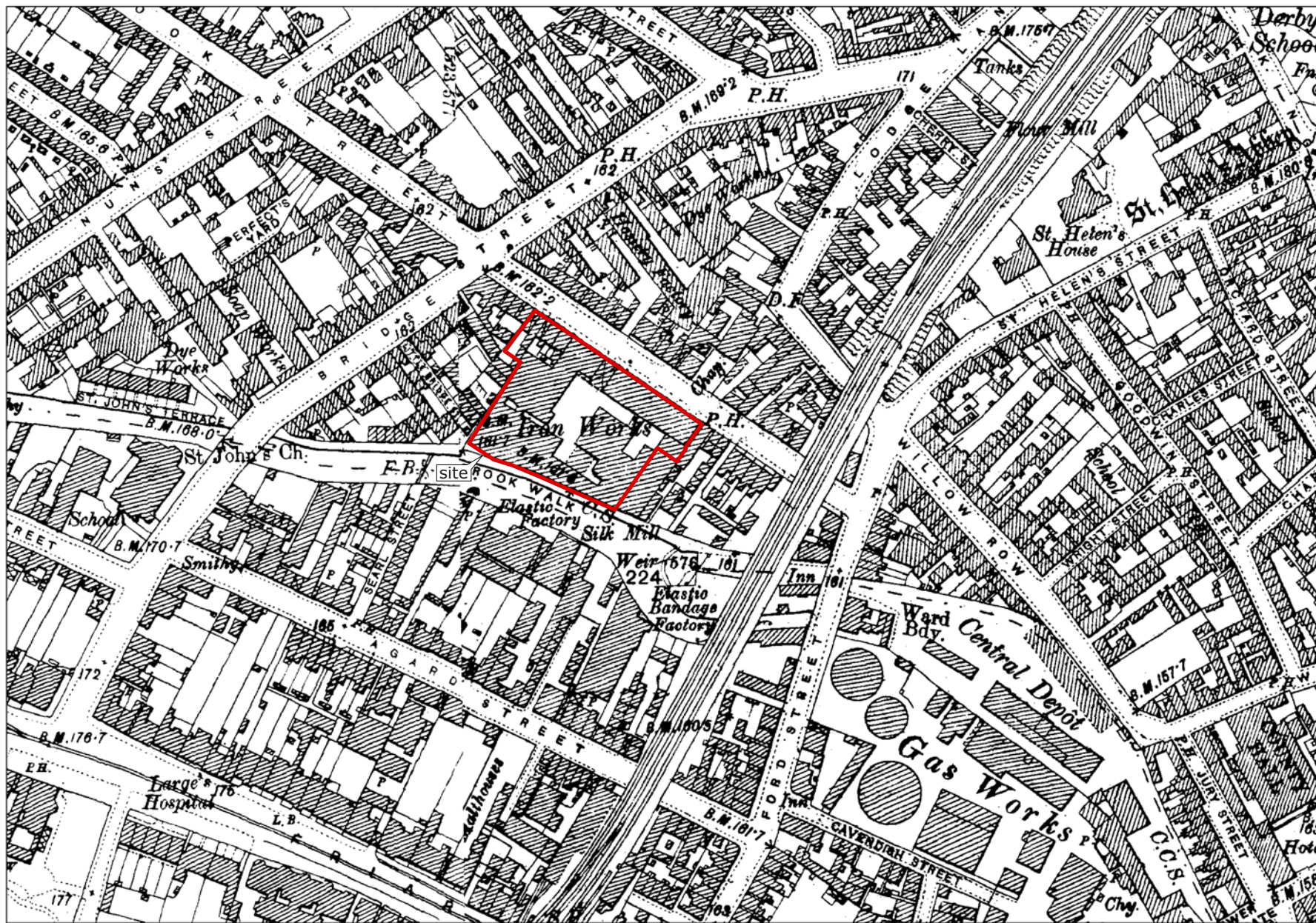




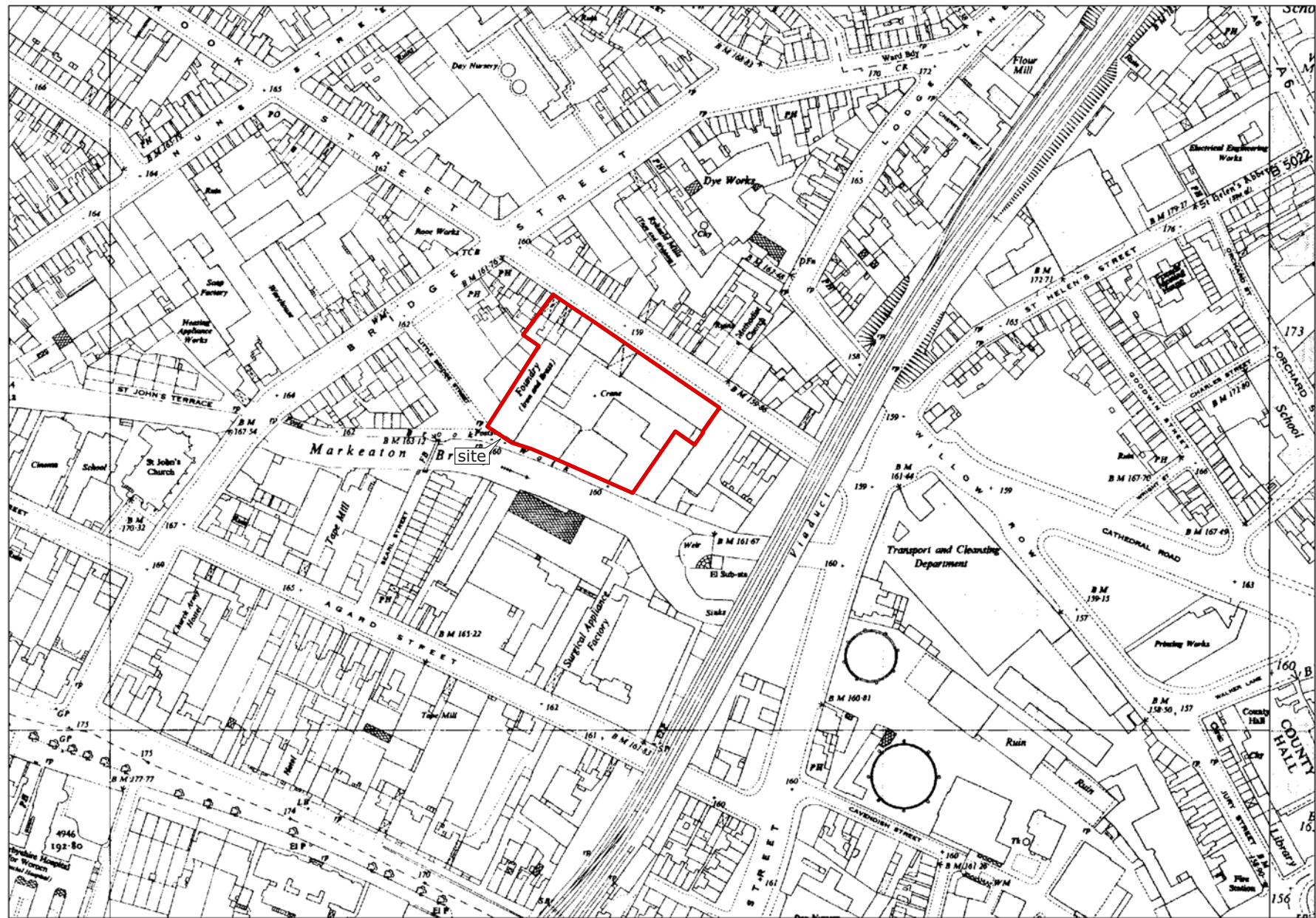
DLSL Cabinet 10 / Map 77

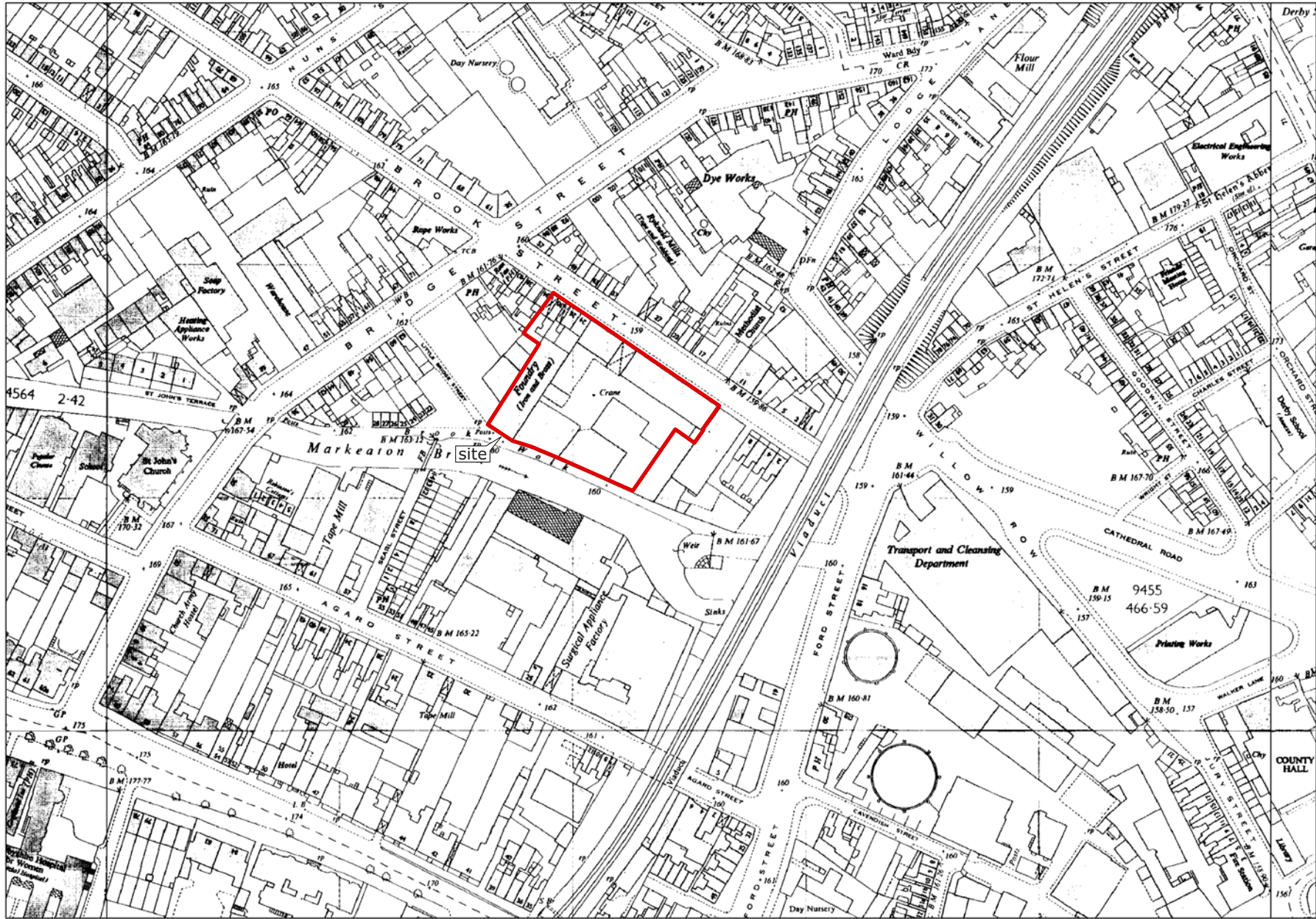


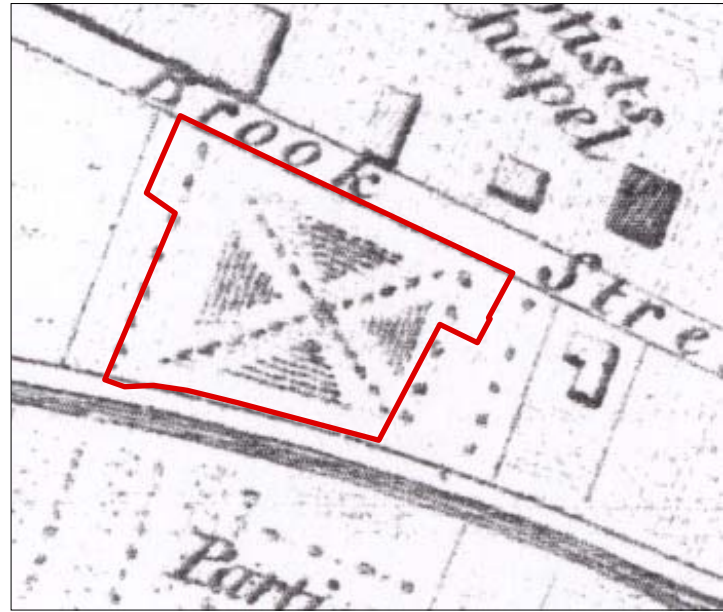




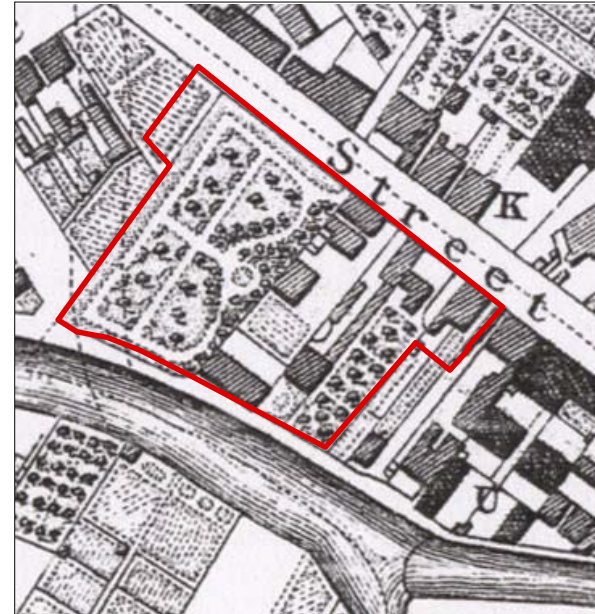




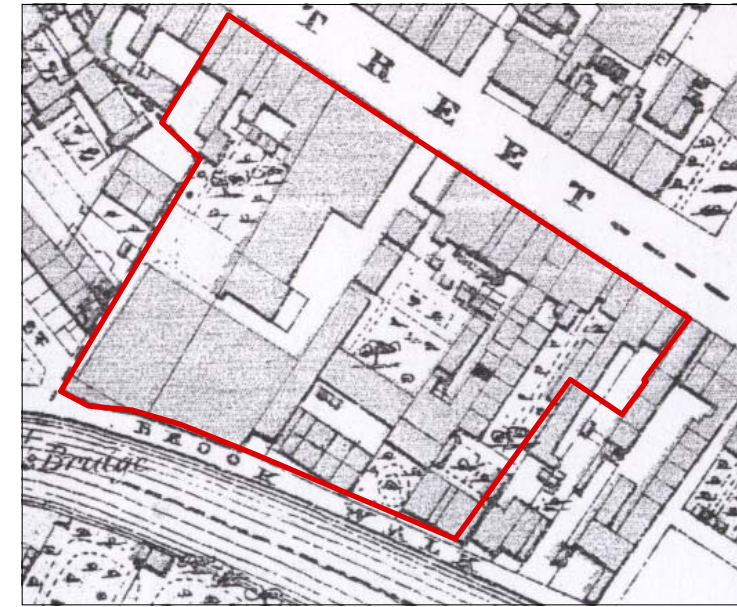




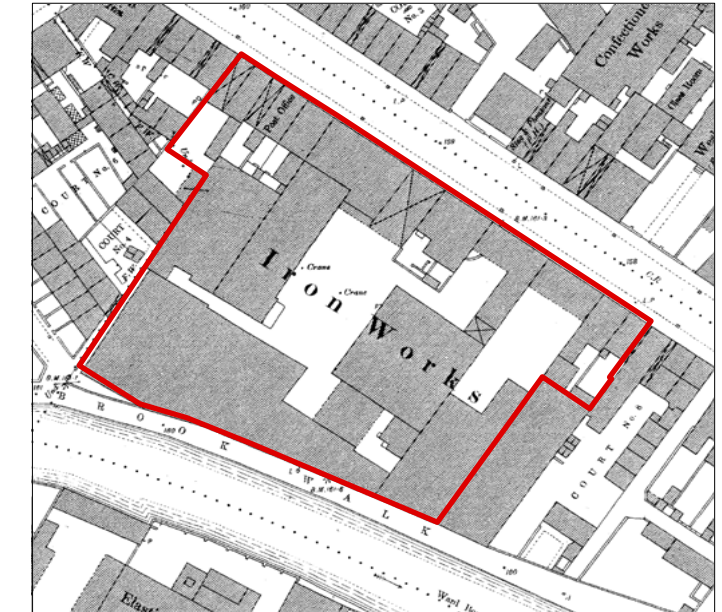
(a) 1806



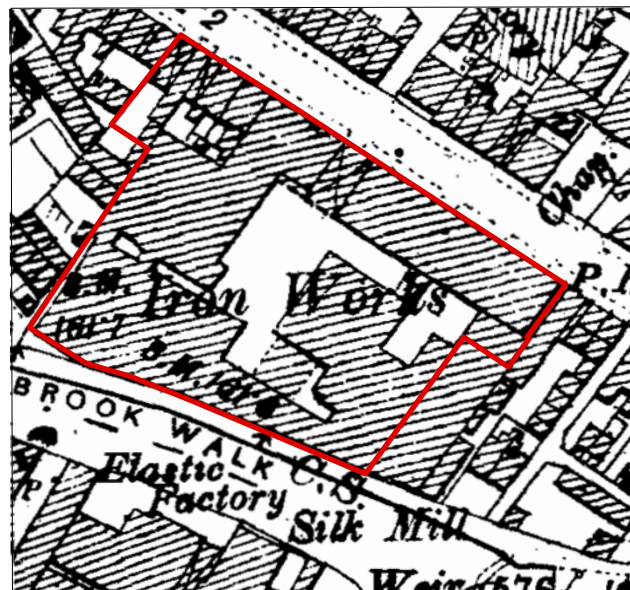
(b) 1819



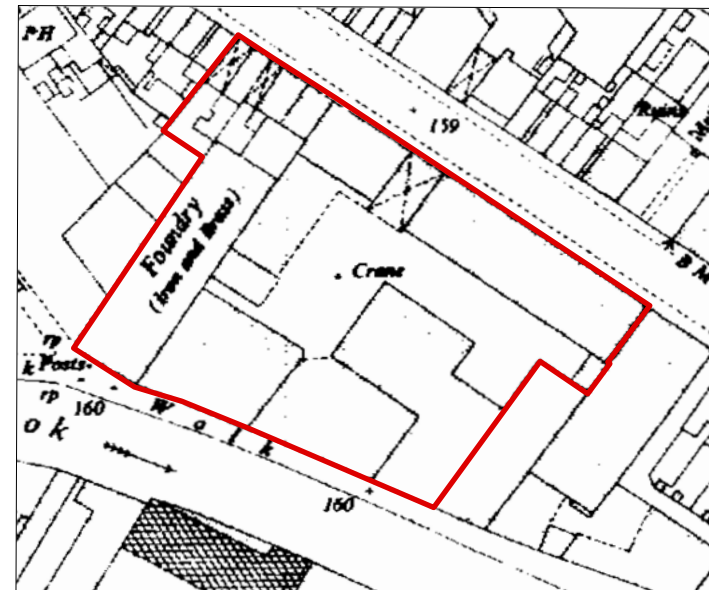
(c) 1852



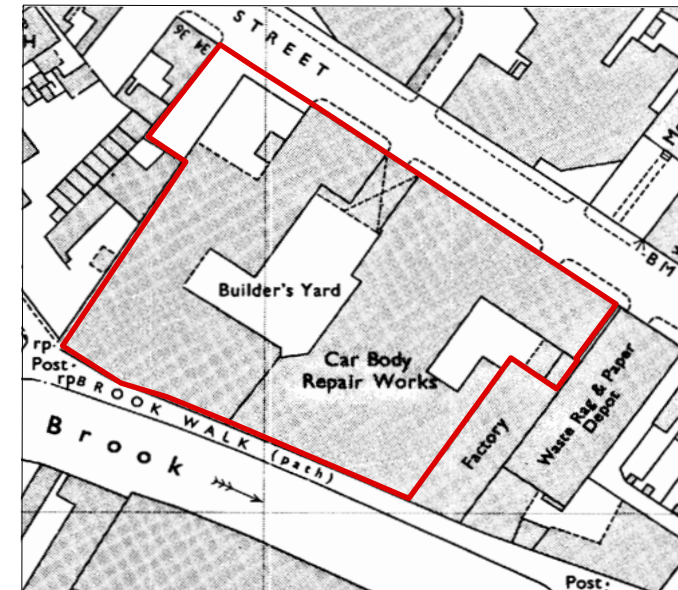
(d) 1883



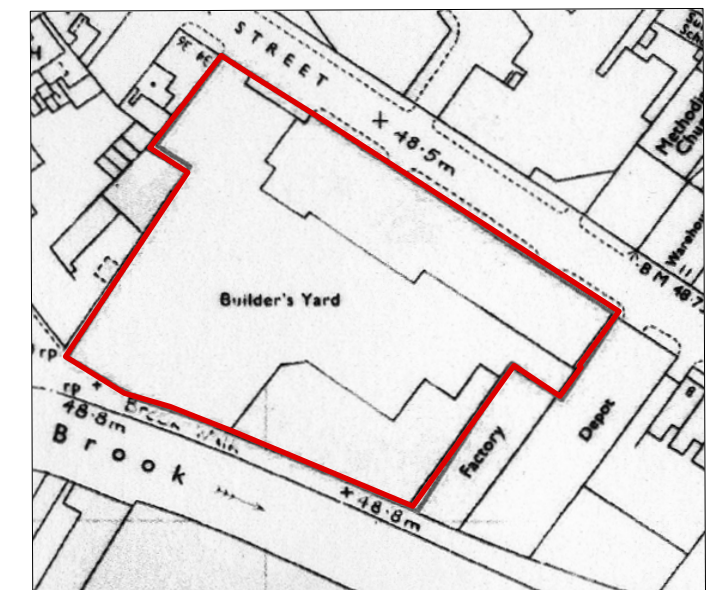
(e) 1901



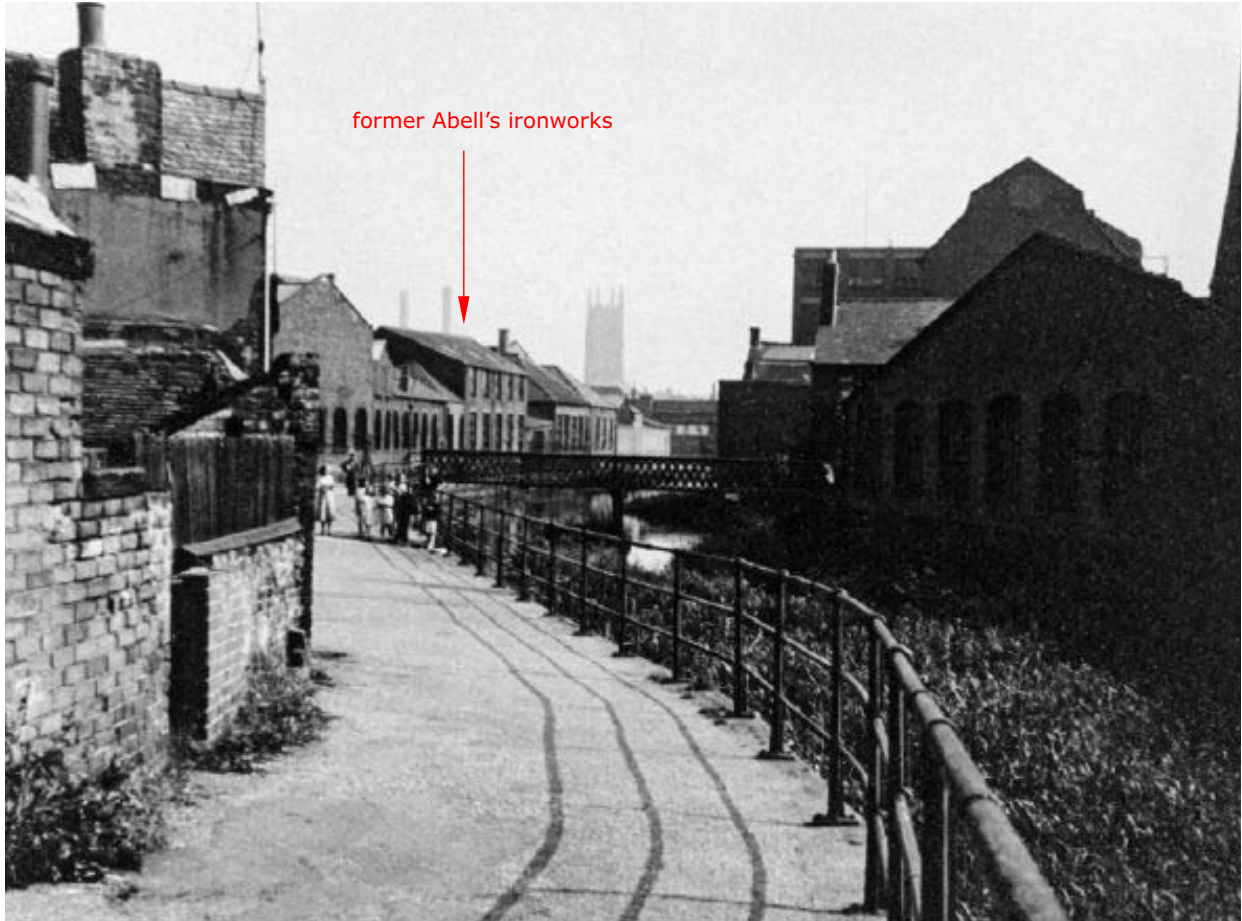
(f) 1951



(g) 1969



(h) 1985



(a) Brook Walk elevation of iron works buildings (middle distance to left) looking east
 (www.picturethepast.org.uk; DRBY007469. Photo: MJ Brice, 1956)



(b) Brook Street looking north-west, former ironworks buildings middle distance to left.
 (www.picturethepast.org.uk; DRBY006301. Photo: L Vernon, 1998)



Plate 1: General view looking north-west along Brook Street, site to left side of road (compare Figure 17b).



Plate 2: General view looking south-east along Brook Street, site to right.



Plate 3: Chapel End and Brook House developments on north side of Brook Street.



Plate 4: General view looking south-east along Brook Walk from Searle Bridge, site to left side of path, Markeaton Brook to right (compare Figure 17a).



Plate 5: General view looking north-west along Brook Walk, site bounding wall to right.



Plate 6: General view of site looking west towards 'Westpoint' development, Banks and Son Mill building (**HER 18977**) to right background.



Plate 7: General view of site looking east towards the 'Millhouse' development.



Plate 8: General view of site looking north-east towards Chapel End and Brook House (2004), Ryknield Mill (**HER 18976**) in background.



Plate 9: Brook Street bounding wall, note blocked features of former ironworks range.



Plate 10: Southern bounding wall, note blocked windows of former ironworks ranges.



Plate 11: Early C19th range to east end of Brook Street (**HER 401097**).



Plate 12: Brook Street Chapel (**HER 32607**)



Plate 13: Ryknield Mill (**HER 18976**).



Plate 14: Banks' Mill (HER 18977).



Plate 15: Markeaton Brook Weir (HER 32656).



Plate 16: The Ram and Woolpack public houses, Bridge Street.