Paul Butler Associates
Planning, Development & Heritage Consultants

Vauxhall Industrial Estate (Stockport) Ltd

Land at Vauxhall Industrial Estate, Greg Street, Stockport, SK5 7BT

Building Recording (Building 3)

04 April 2022

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Members of the Royal Town Planning Institute (RTPI). Recognised by the Institute of Historic Building Conservation (IHBC) as a Historic Environment Service Provider (HESPR).

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Project: Land at Vauxhall Industrial Estate, Greg Street, Stockport, SK5 7BT

Client: Vauxhall Industrial Estate (Stockport) Ltd

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Document Preparation/Checking Record:

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Rev A	04.04.2022	Watching Brief Results Added

Contents

NON-TECHNICAL SUMMARY

An archaeological building survey was required prior to the demolition of Building 3, Vauxhall Industrial Estate. The work was carried out by Paul Butler Associates. The building was found to be a likely boiler house for the works, in use from 1900 until the late 1930's / early 1940's, when it changed use.

1. Introduction

1.1 Paul Butler Associates have been commissioned to undertake a level 2/3 archaeological building survey of building 3 at Vauxhall Industrial Estate. It is a condition 2 of planning permission consent DC/083187 that:

No demolition or development ground-works shall take place until the applicant or their agents or successors in title has secured the implementation of a programme of archaeological works. The works are to be undertaken in accordance with a Written Scheme of Investigation (WSI), submitted to and approved in writing by the local planning authority. The WSI shall cover the following:

1. Informed by the updated North West Regional Research Framework, a phased programme and methodology of investigation and recording to include:

a – historic buildings survey of Building 3, to Historic England Level 2/3

b – informed by (a), an intra-demolition watching brief to record hidden fabric or structural detail that could enhance the building record

2. A programme for post investigation assessment to include:

- analysis of the site investigation records and finds

- production of a final report on the significance of the heritage interest represented.

3. Deposition of the final report with the Greater Manchester Historic Environment Record.

4. Dissemination of the results commensurate with their significance.

5. Provision for archive deposition of the report and records of the site investigation.

6. Nomination of a competent person or persons/organisation to undertake the works set out within the approved WSI.

Reason: In accordance with NPPF Section 16, Paragraph 205 - To record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible.

1.2 This procedure followed the advice previously given by central government as set out in Planning Policy Guidance: Planning and the Historic Environment (PPG15) and Planning

Policy Guidance on Archaeology and Planning (PPG16) which has now been superseded by National Planning Policy Framework for which para 205 advises '*Local planning authorities should require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible'* (NPPF 2021, 205).

1.3 Mr. Steven Price BA (Hons), MA, MPhil, PCIfA of Paul Butler Associates carried out the historic building recording. Steven Price is a Practitioner of the Chartered Institute for Archaeologists with over 15 years' experience of surveying and recording buildings of many types. He has carried out numerous Level 2/3 surveys.

2. Site Location

2.1 The site is located on the west side of Greg Street, Reddish, c500m south of Reddish town centre. The site is bounded to the east by Greg Street and to the north by a further industrial unit. To the west the site is bounded by the railway line and to the south by housing and a further industrial unit. The site lies outside of the Holdsworth Conservation Area. The NGR of the building is SJ 89308 92872 and the postal Address is Vauxhall Industrial Estate, Greg Street, Reddish, Stockport SK5 7BR. Building 3 was identified in the Desk-based Assessment (PBA 2021) and lies at the southern end of the site, as shown on figure 8.

2.2 The site does not contain any listed buildings but does contain 3 HER entries. Two of these are the early 20th century Vauxhall Works (Engineering Works) (HER No. 14177.1.0) comprising the site as a whole, and the Vauxhall Works (Offices) (HER No. 14177.1.1). which has since been demolished. The third entry, lying at the southern end of the site, is the site of Canal Arm, Greg Street (HER No. 15188.1.0). This was a branch of Stockport branch of Ashton Canal (Manchester & Ashton under Lyne Canal [HER No. 14192.1.0] which lies c. 150m to the south and west of the site), authorized by Act of Parliament in 1793, leading for 3 miles from Reddish to Denton, for access to collieries at Haughton Green. To the north of the site, just outside the site boundary is the site of the former Atlas Works (HER No. 14175.1.0); The Atlas Steel Wire Rope Works opened in 1880 by Frederick W Scott which manufactured cables for the mining industry, and ropes for lifts and hoists. The late 19th century and Grade II listed Prescott's Almshouses (HER No. 14193.1.0) lies c. 200m to the northeast, at the junction of Greg Street and Reddish Road. Beyond this, c. 500m to the northeast is the site of Reddish Hall (HER No. 845.1.0) and the site of the 16th century Reddish Hall (moated house) (HER No. 845.2.0).

3. Aims and Objectives

3.1 Buildings are an important part of the historic environment as they provide information on historical technology, social structure and lifestyles. The alteration of such buildings may remove evidence of their past uses and occupation and make it more difficult for future historians to understand and interpret them. The aim of the survey was to preserve 'by record' the information that may be lost as a result of demolition or alteration. This was achieved by recording and analysing the plan form, function, age and development of the building and by the provision of a written, drawn and photographic archive for future reference.

3.2 The purpose of an Historic Building Recording, according to the CIfA (2020a) is to "examine a specified building, structure or complex, and its setting, in order to inform a) the formulation of a strategy for the conservation, alteration, demolition, repair or management of a building, or structure, or complex and its setting or b) to seek a better understanding, compile a lasting record, analyse the findings/record, and then disseminate the results".

3.3 The objective for this project was to seek a better understanding, compile a lasting record, analyse the findings/record, and then disseminate the results. Questions to be considered from the North West Regional Research Frameworks include:
Ind55: What is the evidence for the development of power production?
Ind58: How have industrial buildings adapted to new technology and processes?

4. Methodology

4.1 An appropriate record has been made of the building. A floor plan and cross section were required. All drawings were produced on site on permatrace, using hand-held tapes and electronic distometers. The drawn record shows all features of interest that have been recorded photographically, as well as showing other features of historical significance that may not be directly affected by the proposal but which are necessary to put those features in context.

4.2 Construction techniques and sequences were appropriately illustrated or described, if visible.

4.3 The archaeologist on site identified and noted:

- Truss positions and form;
- Any significant changes in construction material – this is intended to include significant changes in stone/brick type and size, coursing, etc.
- All blocked, altered or introduced openings;
- Evidence for phasing, and for historical additions or alterations to the building.

4.4 Drawing conventions conform to Historic England guidelines as laid out in Understanding Historic Buildings – A guide to good recording practice, Historic England 2016.

4.5 Photographs were taken with digital SLR camera in RAW format with files saved as lossless TIFF's for archive purposes. All detailed photographs and general shots contain a 2-metre ranging-rod, discretely positioned, sufficient to independently establish the scale of all elements of the building and its structure.

4.6 The photographic coverage includes:

- General photographs of the interior and exterior of the building/complex, along with photographs of the site/setting of the building.
- The overall appearance of principal rooms and circulation areas.

- Detailed coverage of the building's external appearance. In the case of a building designed by an architect, or intended to be seen from a certain point of view, it is important to have regard to the builder's intentions and to record the effect of the design or of the building's placing.
- Any external detail, structural or decorative, which is relevant to the building's design, development and use and which does not show adequately on general photographs.
- The building's relationship to its setting, and to significant viewpoints.
- Internal detail, structural and decorative which is relevant to the building's design, development and use and which does not show adequately on general photographs. Elements for which multiple examples exist (e.g. each type of roof truss, column or window frame) have been recorded by means of a single representative illustration.

4.7 A plan showing the location from which the photographs have been taken has been produced.

4.8 A photographic register listing all photographs taken has been produced. For ease of use each set of photographs have been numbered sequentially 1, 2, 3, etc.

4.9 A site visit was made on 4th February 2022 when the building was drawn and photographs taken. A follow up was made on 1st April after the removal of the adjacent buildings to the north and south, when photographs were taken of the external walls. The project was carried out in accordance with the recommendations of The Management of Archaeological Projects 2nd ed. 1991 and the Chartered Institute for Archaeologists' Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings and Structures 2014.

5. Historical Background

5.1 The current understanding of any activity in Manchester during the prehistoric period is very poor, and evidence for Greater Manchester is sparse and based on chance finds. This perhaps reflects the unfavourable geological conditions, as boulder clay predominates in the area, whereas evidence suggests that prehistoric communities preferred well drained sands. There is evidence of prehistoric activity around the Greater Manchester Region, although none close to the site. Some stray finds have been found close to the city centre, although these suggest a background level of prehistoric activity which has yet to have any defined foci (Gifford 2005). No prehistoric finds have been found on the site itself.

5.2 The Romans first built in Manchester in the first century AD, with a Roman fort established in the Castlefield area in 79AD (Taylor & Holder 2008; Fletcher 1989, 3). The original fort comprised a turf rampart with timber gates, and covered an area of cw.2ha. A fort of this size could hold a 480 man infantry unit (Byrant et.al. 1986). They also established the settlement of "Aquae Arnemetiae" at Buxton around 78 AD and a road linking the two was also built. No Roman artefacts have been found on the site, although the line of the Roman Road is believed to pass c. 1km to the south of the site. Also, Nelstrop Road North has also been suggested to be of Roman origin (HER No. 14217.1.0), which lies c.500m to the west of the site.

5.3 There is very little archaeological evidence in the region as a whole that denotes the period between the end of the Roman occupation and the Norman Conquest. Reddish is Old English for "the ditch where the reeds grow", possibly referring to Old Nico Ditch, which formed the northern boundary of the township and thought to be pre-Saxon in date. 6 Saxon coins were found in the locality in 1789 (c. 400m north of the site), on the land of Amos Chadwick, Reddish Green; 3 of Edmund and 3 of Edred (HER No. 15189.1.0).

5.4 The survey of 1212 recorded that Roger son of William held a plough-land in Reddish of the king in thegnage by a rent of 6s., and that Matthew de Reddish held it of him by the same service. In 1346 John de Kirkby held Reddish in socage, paying 6s. rent. The Lords lived at

Reddish Hall although there were two other halls within Reddish; Hulme Hall at the southwest of the township and Wood Hall at the southeast of the township (Farrer & Brownbill, 1911). Reddish Hall was built around a quadrangle, although later had an E-shaped plan and was surrounded by a moat (HER No. 845.2.0). Nelstrop Road North was named in a 1322 survey of Manchester as 'le Pegfenegate' or 'Peytonyngate', marking the boundary of Reddish between it and the 'Muchelditch' (HER No. 14217.1.0). The will of John Reddish from 1586 lists barns and an oxhouse at his manor house in Reddish. In 1666 the principal house was that of Jane Stopford, with ten hearths, with the total for the township being 56 (Farrer & Brownbill, 1911).

5.5 The area remained mainly rural, dominated by isolated farmsteads until the mid 18th century when water powered silk and cotton mills began to be built along the River Mersey. The Stockport branch of the Ashton Canal was built through the western end of the township in the 1790's, providing Stockport with a link to the regional canal network (Nevell 2014). This also saw the demolition of Reddish Hall. Reddish is shown on Yates Map of 1786, although the site appears to be empty. The surrounding fields appear to be fairly regular and rectangular, suggesting that they were formed from organised statutory forms of enclosure and therefore demonstrate a late post-Medieval origin. However, some of the boundaries are relatively curved and possibly suggest the redevelopment of a late medieval field system (Baker & Butlin 1973, 32; Adkins, Adkins & Leitch 2008, 305). The 1845 OS map shows the site location as open fields adjacent to the railway. A culvert and bridge cross the railway are noted on the map at the west side. The site of the Canal arm is also shown to the southern boundary.

5.6 The site remained open fields until Vauxhall Works (HER No. 14177.1.0) was opened in 1900 by Craven Brothers, makers of machine tools and cranes. They transferred here from Osbourne Street in Manchester.

5.7 The site is first shown on the 1916 OS mapping with Vauxhall Works shown spreading across to the east side of Greg Street. The site contains a large rectangular building to the north with railway lines shown running towards a slightly smaller building to the southwest. At the

southern end is building 3, appearing as a small rectangular building with chimney shown to the southeast side.

5.8 In 1922 the works occupied 25 acres and employed 1300–1400 people. In 1931 Cravens sold off crane manufacture and concentrated on machine tools. The 1934 OS map shows little change to the site, although a travelling crane is noted on the tracks between the two large buildings. Building 3 appears to have some small extensions to the northeast and northwest sides.

5.9 The Crave Brothers advertised heavily in the Manchester Evening News for workers throughout the 1940's and 50, looking for iron moulders and pattern makers (MEN 21/02/1955), draughtsmen (MEN 05/09/1939) and moulders and core makers (MEN 27/04/1946) to mention only a few. The Manchester Evening News also records that plans for an additional 1,500 people to the workforce were underway in 1947 (MEN 25/01/1947) "for the largest machine-tool makers in the country… The Craven Brothers, of Vauxhall Works, have already received the necessary licences and authority to go ahead with building plans for the enlargement of their works". It was likely during this period that many of the buildings shown on the earlier mapping were demolished and several of the present buildings erected. The works closed in 1970s and the site became occupied by various individual firms taking over the units.

6. Physical Description

General Description

6.1 The building is a rectangular structure, brick built in English Garden Wall bond (3:1), aligned roughly east – west. The building comprises 3 separate units; a central rectangular building, with an extension to both the north and south. Each are tall single storey buildings, although the central building has had a first floor inserted. The roofs are double pitched, with the southern extension having a shallow single pitch. Each building is a self-contained, open unit.

Exterior

6.2 West elevation (plates 1 - 7). This forms the main frontage and gable ends of the building. At the northern end is the gable of the northern extension. This is set back from the face of the original building and contains a large loading doorway in the centre of the face, with steel beam lintel with brick headers over. To the north of this is a personnel doorway with matching lintel, although here the steel beam extends up to the jamb of the loading bay door. At the top of the face the bricks are not present, showing the steel truss over. To the south is the 3 bay gable end of the original building. At the northern end, in bay 1, a large loading doorway has been inserted, with steel lintel and brick headers over. Bay 2 contains a smaller loading doorway, with brick depressed arch lintel, blocked with brick. Bay three contains a large opening with modern personnel doorway and window at ground floor level, with modern windows above. this appears to have formerly been a large window, with the doorway inserted later. Each bay contains a brick recess with dog tooth detailing at the top. This is matched with a triangular recess in the gable. In the centre of this gable is a blocked square window. The recess to the central bay does not run the full height of the building, but stops at the level of the southern window lintel. The whole face has been whitewashed. To the south is the face of the southern extension. A rough joint is visible towards the top at the north end of the face, showing it to be a later addition. At the northern end the face is concrete block with a steel beam over, suggesting it to be a blocked door. The northern jamb, however, is very rough, where it meets with the brick. To

the south a large loading door is present. There is no lintel, with the southern jamb formed by a brick pier at the southern corner of the building.

6.3 South elevation (plates 8 - 11). This forms the elevation of the southern extension, which lies slightly lower than the original building. The extension contains three large portrait windows across the whitewashed brick face. At the eastern end a blocked loading door is visible, with a blocked personnel doorway inserted within it. Above, along the level of the eaves on the original building, brick arch detailing is visible. To the east, and set back from the face is the elevation of the single storey section of the northern extension. This is brick built with a blocked loading doorway at the western end.

6.4 East elevation (plates 12 - 15). This forms the other gable end of the building. At the southern end is the lower elevation of the southern extension. This contains a square window to the south, frame missing, with a personnel doorway to the north. North of this a straight joint is visible, showing where it connects to the original building. This gable matches the western, with the triangular recess to the gable, with dog tooth detailing and blocked square window within. However, below this the face comprises a single large brick recess with dog tooth lintel above. Below this, each of the three bays contains a tall window with depressed arch lintel of brick, all blocked. The lower part of the face is blocked by modern containers, however, the northern bay is visible. This shows the sandstone cill and a personnel doorway inserted at the northern end, also blocked. The whole face is whitewashed. To the north is the single storey part of the northern extension. This is brick built and contains a row of five square windows, each with a brick cill and set under a single steel beam lintel.

6.5 North elevation (plates 16 - 18). This is the elevation of the northern extension. At the eastern end the face is a single storey high, showing it to be a later extension. This contains a loading doorway with steel lintel over. This has since been blocked, with a personnel doorway and window inserted. To the west is the face of the building proper. This contains a pair of tall brick recesses flanking a central arched opening. The western recess has been altered and reaches the ground, whereas the western has a sandstone cill, suggesting it was a large window. Between them a large rounded arch of brick is visible.

No straight joints are present below which might suggest it was open however. A loading doorway has been inserted at the eastern side, since blocked with brick. To the west, in the final bay, is a further brick recess, although here it has a depressed arch brick lintel. A timber frame is in place, suggesting a window, which has since been blocked and the recess reaches the ground. The western jamb is rough, suggesting that the face continued in this direction. To the east, and set back from the face, is the east end of the original building. This contains a brick recess with dog tooth detail to the top. Within this was a tall window with depressed arch lintel of engineering brick, since blocked. This has also been cut with the insertion of a loading doorway below it, with steel lintel. This has likewise been blocked and a personnel doorway inserted. At the top of the face, brick arch detailing runs along the level of the eaves.

Interior

6.6 The northern extension (Plates 19 - 28). This comprises a single open space. The roof is steel framed and supported on 6 steel trusses, although the roof covering itself has gone. Steel columns are aligned along the north and south walls, supporting the trusses above, with further support columns and beams inserted. At the eastern end is the single storey extension. The roof has gone completely here, although the southern walls show it to have been a single pitch. Windows lie the east wall, with doorway and window inserted into the blocked loading bay in the north wall. The north wall shows the recesses of the blocked windows seen externally, as well as the large central arched opening, since blocked. The whole is recessed showing the brick jambs. The southern wall is the former external wall of the original building. Opposite the larger arched opening in the north wall is an opening in the south wall. This has a depressed arch lintel, rather than rounded, and is also blocked. A blocked loading door has also been inserted within in. To the east of this is a large blocked window, with matching lintel, suggesting that the aforementioned opening was also a window. To the west of this opening the following 2 bays comprise a large recess, with a further blocked window in the final, westernmost, bay. This latter window also has a loading bay inserted, also blocked. Dog tooth detailing runs along the top of the face, with small brick arches at the level of the eaves. The floor, throughout, is concrete.

6.7 Central building (Plates 29 – 37). This comprises the original building. To the south western side, stud walls have been inserted, although all that remains, for the most part, are the timbers. At the eastern end a first floor has also been inserted, with a pair of steel beams aligned north – south, supported centrally by steel columns. The roof is timber, with skylights at the apex, running the length of the building. The roof is supported on five metal trusses. Along the north wall the blocked windows seen in the northern extension are visible, as are the blocked windows in the east wall. The south wall does not show evidence of blocked openings, with the exception of a large blocked opening at the eastern end. A steel beams marks the lintel, at the level of the inserted first floor. Running from the northern end of the large blocked opening are a pair of metal runners set into the concrete floor, running north into the room.

6.8 Southern extension (Plates 38 – 44). This is a single open space. The roof comprises a series od steel beams, sloping down from north to south, although the covering itself has been removed. To the north the steel beams have been inserted into the wall, whereas to the south they rest on a large steel beam. This beam spans the building east – west and is supported on a pair of large round steel stanchions. The northern wall is the former external wall of the original building. This is largely featureless, with the exception of two brick columns. These support a steel beam running the length of the building, just below the level of the roof. Above this the face is featureless, showing no signs of the large windows found on the other elevations. At the eastern end, the blocked loading doorway found in the southern wall of the central building is also found here. More clearly visible is the blocked loading door within it to the east side, and a blocked personnel door within it to the west. The floor is concrete throughout.

7. Intra-Demolition Watching Brief

7.1 The site was visited following the demolition of the adjacent buildings to the north and south, when photographs were taken of the external walls. The steel roof truss was also measured and photographed during this visit (plates 45 – 50). The drawing was produced on permatrace, using hand-held tapes and electronic distometers, with the use of a large 'cherry picker'. The truss was then added to the section drawing A – A1 (Figure 11). The visit revealed no further features of interest.

8. Analysis and Conclusions

8.1 The building was likely constructed around 1900, when the works first opened. The southern extension appears to have been completed by the time of the 1916 OS map, with the building appearing as approximately square in plan. An overlay of the present building plan into the 1916 OS map suggests that the northern extension was formerly an open space between building 3 and the larger factory building to the north. This was subsequently infilled, with the northern wall of the extension being a remnant of the southern wall of the factory building (figure 9). Thus, the external elevation was formerly the internal elevation of the factory, with the large arched opening seen in this face relating to the factory usage.

8.2 Ben Dyson of GMAAS has commented "Targeting the power-plant elements of industrial age complexes remains one of the research avenues in the North West Regional Research Framework (NWRRF). It is not known how the various components of the Vauxhall Works site was powered, although much of the machinery within the main works buildings (including the travelling cranes indicated on historic mapping) would have been steam powered. Building 3 (and its associated chimney) could represent the location of a boiler house". Although no definitive evidence was found to confirm this, it is likely that the original central section was erected to house steam power apparatus, likely boilers. The tall windows, although blocked, are common features of such buildings, as is external decoration, seen here in the brick recesses with dog-tooth detailing and small arched brick detailing to the eaves.

8.3 The questions identified in the North West Regional Research Framework were as follows:

Ind55: What is the evidence for the development of power production?

Ind58: How have industrial buildings adapted to new technology and processes?

Regarding question Ind55, the evidence for the development of power production is mainly shown through negative evidence. While the building was likely a boiler house when first erected, it was later put to a different use, once the boilers were no longer

necessary. This was likely following the formation of the National Grid in the 1930's, with the boiler house becoming redundant in the late 30's / early 40's.

Regarding question Ind58, the building appears to be a combination of the former boiler house, with an extension formed from the remains of the northern factory building. The factory was still present in the 1930's and was demolished in the mid-late 20th century. This extension therefore represents the changing use of the site. The extension was likely built after the boiler house had gone out of use, as the boiler house did not require an extension until it changed use, but before the factory was demolished, as it utilised the southern wall. The large number of blocked and inserted openings are also testament to the changing use of the buildings over time, with many loading doorways inserted and windows blocked.

9. Archive

9.1 The results of the archaeological investigation will form the basis of a full archive to professional standards, in accordance with current Historic England guidelines ("The Management of Archaeological Projects", 2nd edition, 1991), the "Guidelines for the Preparation of Excavation Archives for Long Term Storage" (UKIC 1990), and current CIfA "standards and guidance for the creation, compilation, transportation and deposition of archaeological archive" (2020b). The project archive represents the collation and indexing of all the data and material gathered during the course of the project. The deposition of a properly ordered and indexed project archive in an appropriate repository is considered an essential and integral element of all archaeological projects by the CIfA in that organisation's code of conduct.

9.2 The digital archive will be deposited with ADS, comprising a digital copy of the report as well as associated photographs. A copy of the final reports will also be deposited with the Greater Manchester Historic Environment Record in PDF/a format. A hard copy of the reports shall also be supplied to Stockport Local Heritage Library

10. Copyright

10.1 Full copyright of this commissioned report and other project documents shall be retained by the author of the report under the Copyright, Designs and Patents Act 1988.

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Abbreviations

DCMS – Department for Culture, Media and Sport

HER – Historic Environment Record

NPPF – National Planning Policy Framework

OS – Ordnance Survey

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Maps

1848 OS Map Lancashire Sheet CXII

1916 OS Map Lancashire Sheet CXII.5

1934 OS Map Lancashire Sheet CXII.5

Appendix 1: Figures

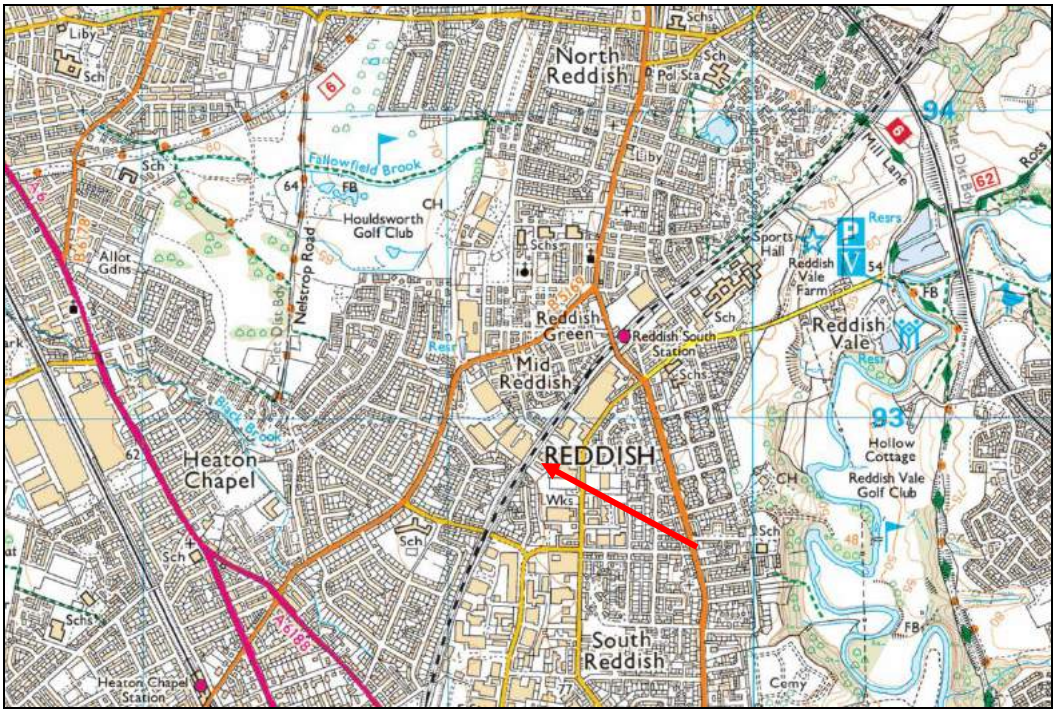


Figure 1: Location plan

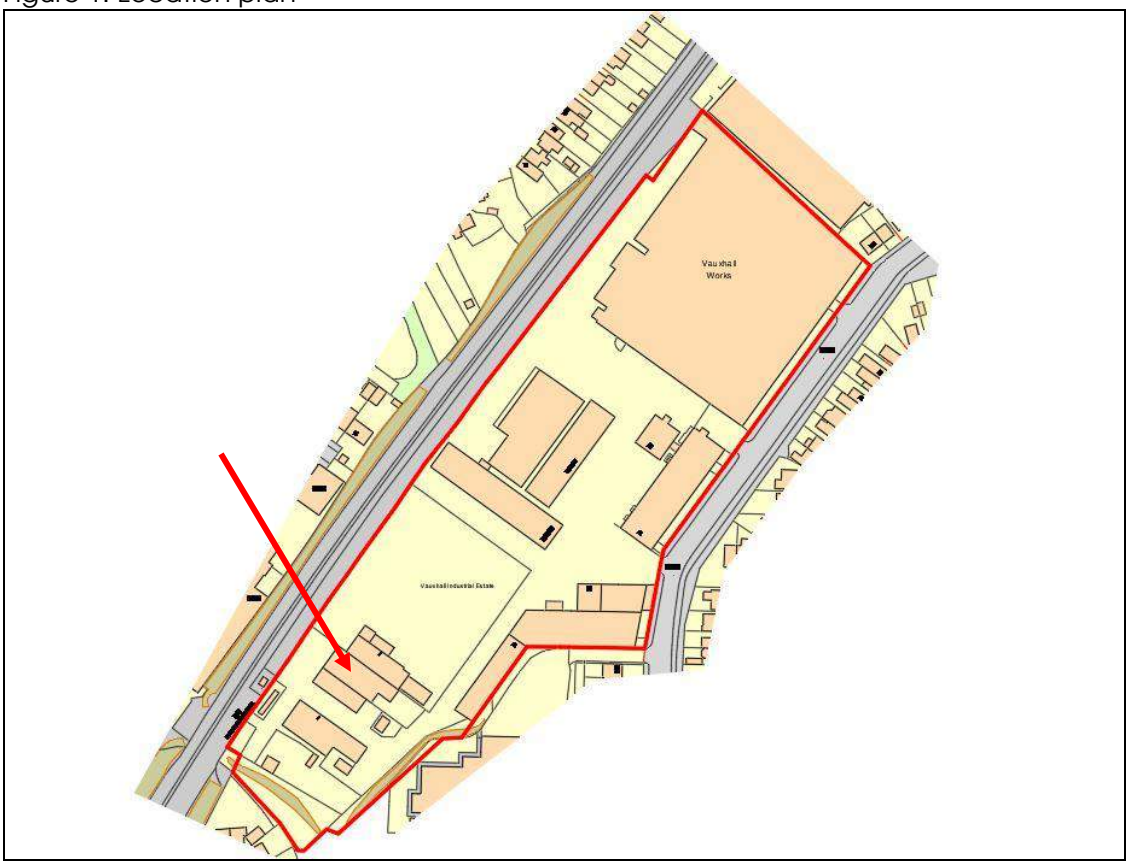


Figure 2: Site plan showing building 3

Figure 3: 1786 Yate's Map of Lancashire showing approximate site location

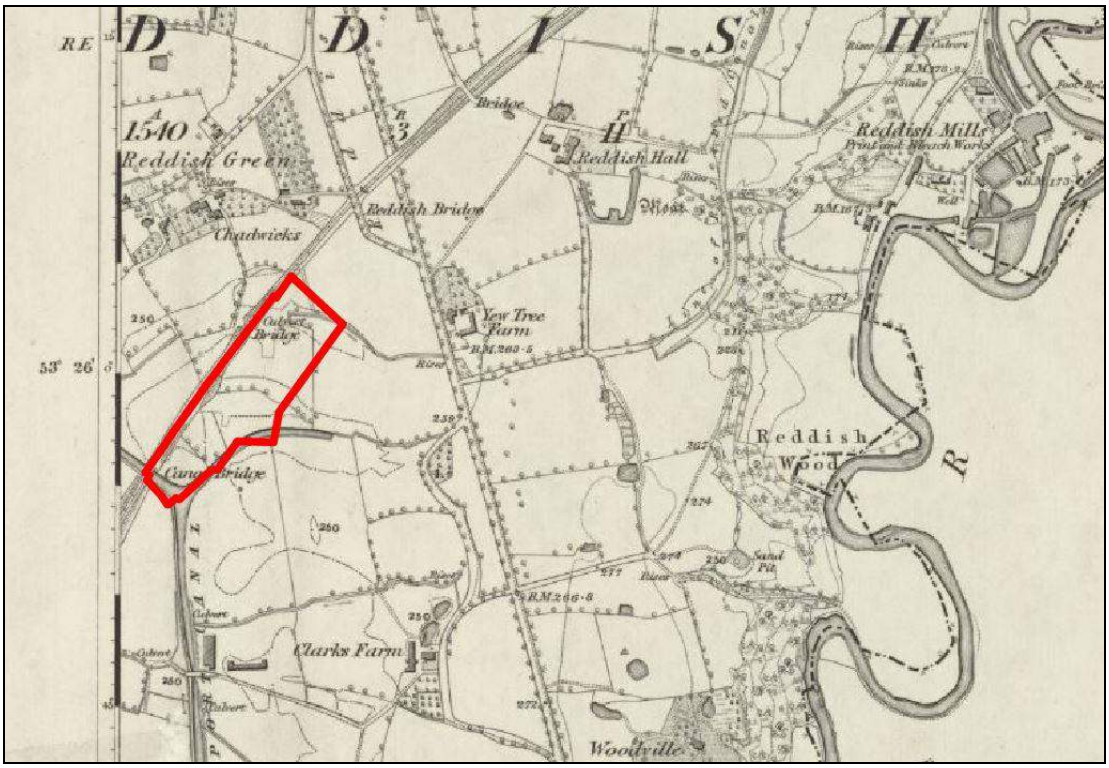


Figure 4: 1848 OS Map Lancashire Sheet CXII

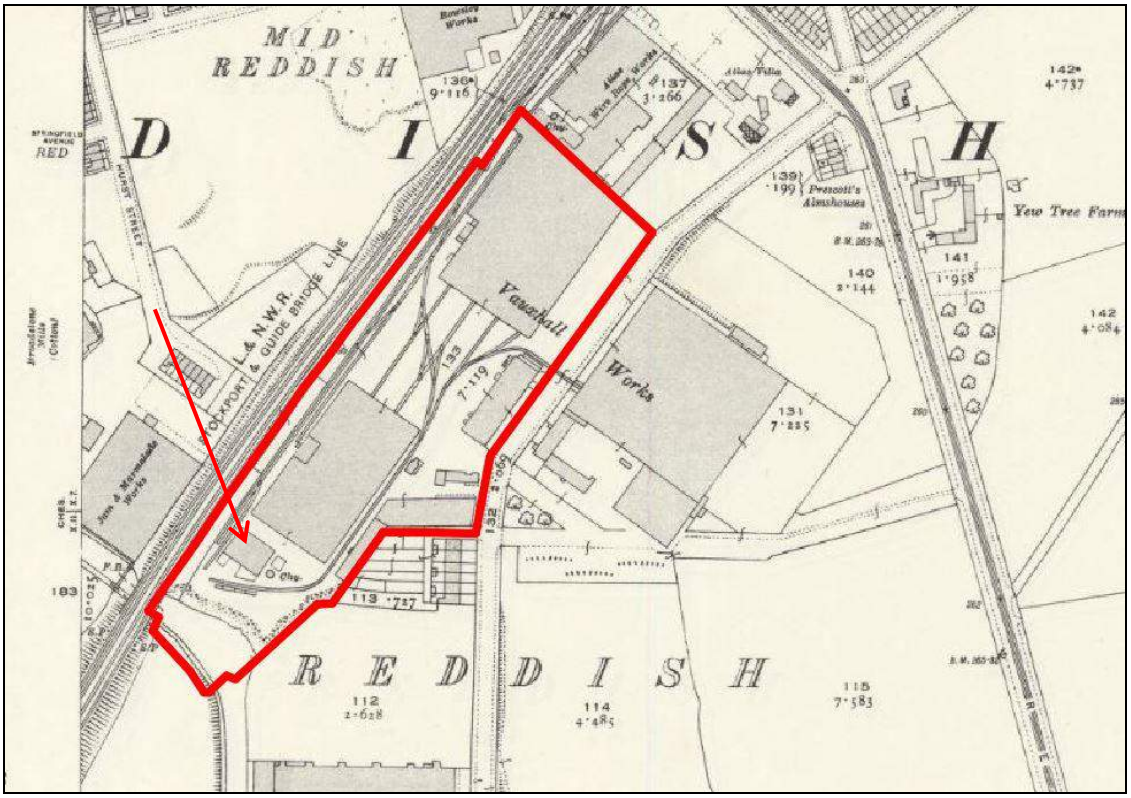


Figure 5: 1916 OS Map Lancashire Sheet CXII.5 Building 3 shown with arrow

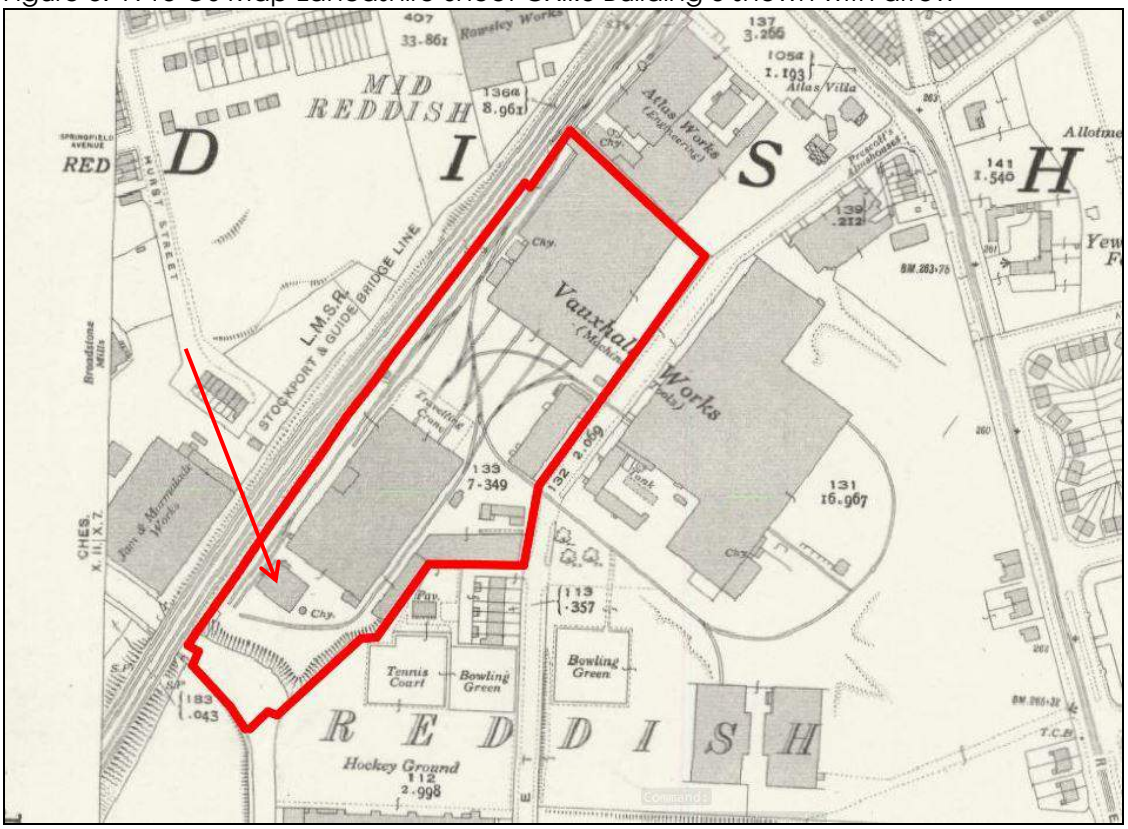


Figure 6: 1934 OS Map Lancashire Sheet CXII.5 Building 3 shown with arrow

Figure 7: Google earth image showing site with building 3 shown with arrow

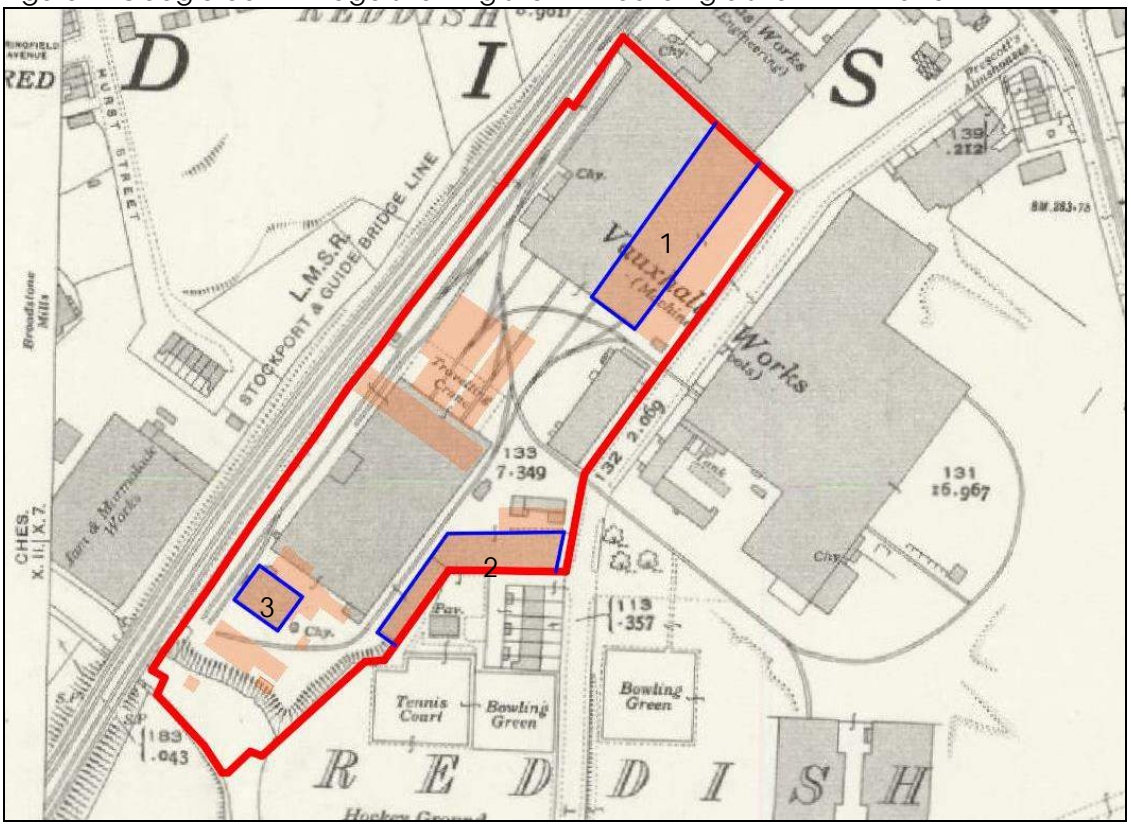


Figure 8: 1934 OS Map overlaid with current buildings. Surviving historic buildings outlined in blue with building 3 shown to the south of the site.

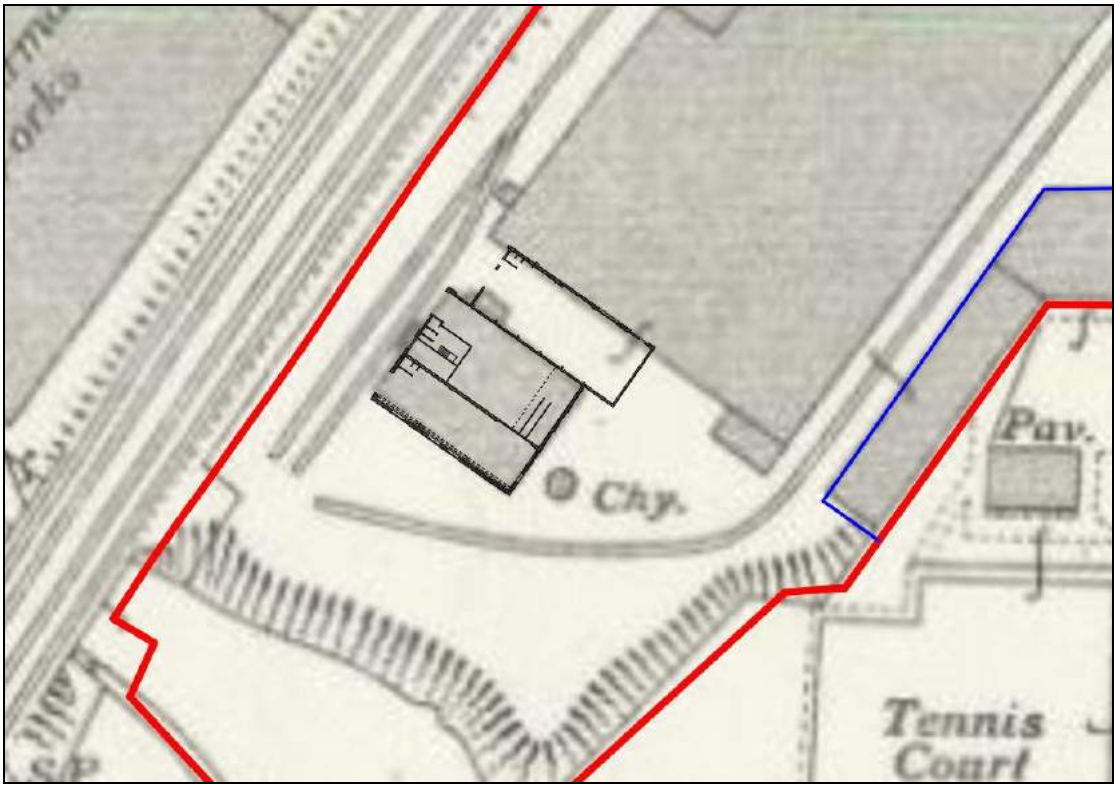
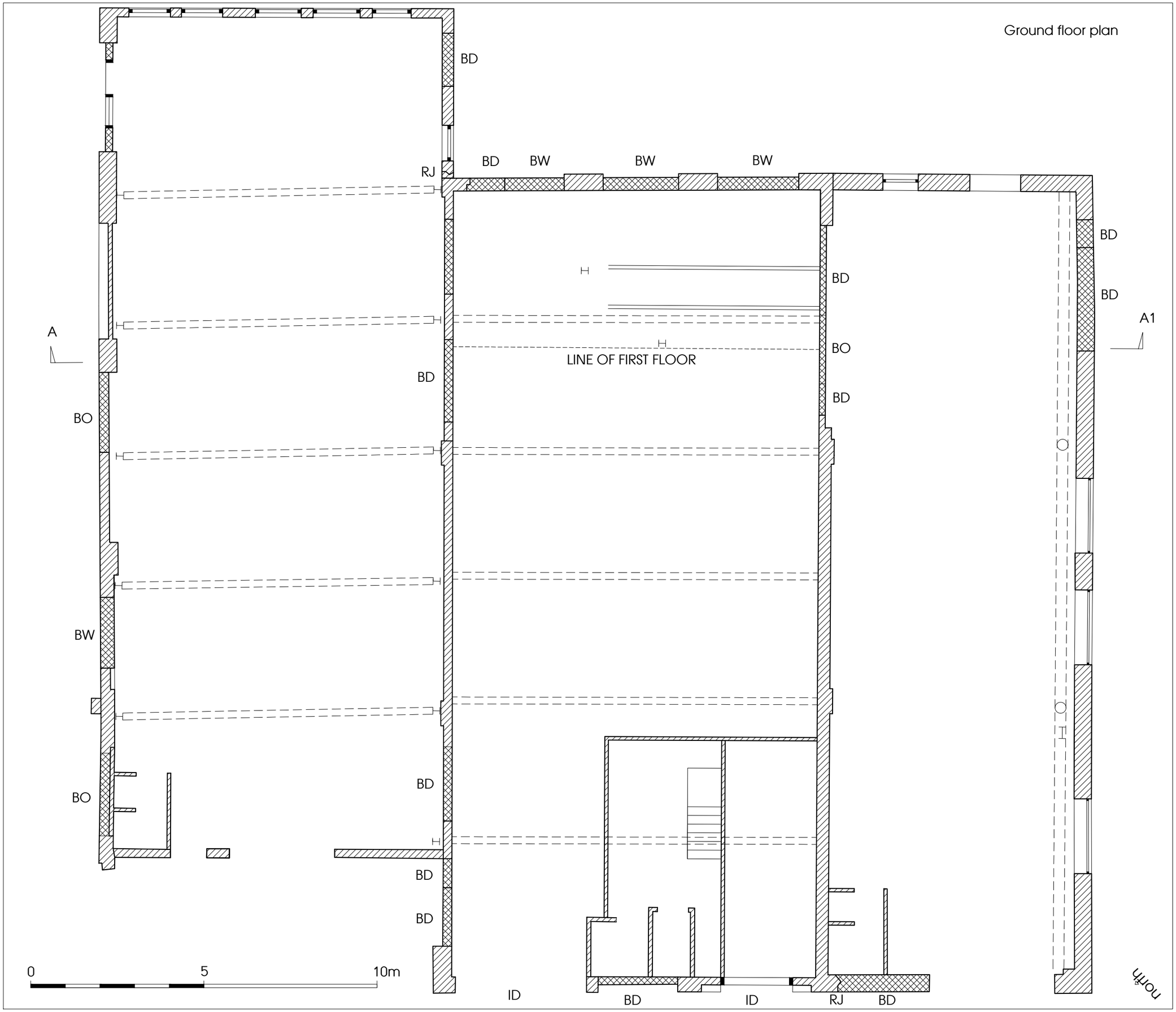


Figure 9: Building plan overlaid onto 1916 OS map.

Ground floor plan



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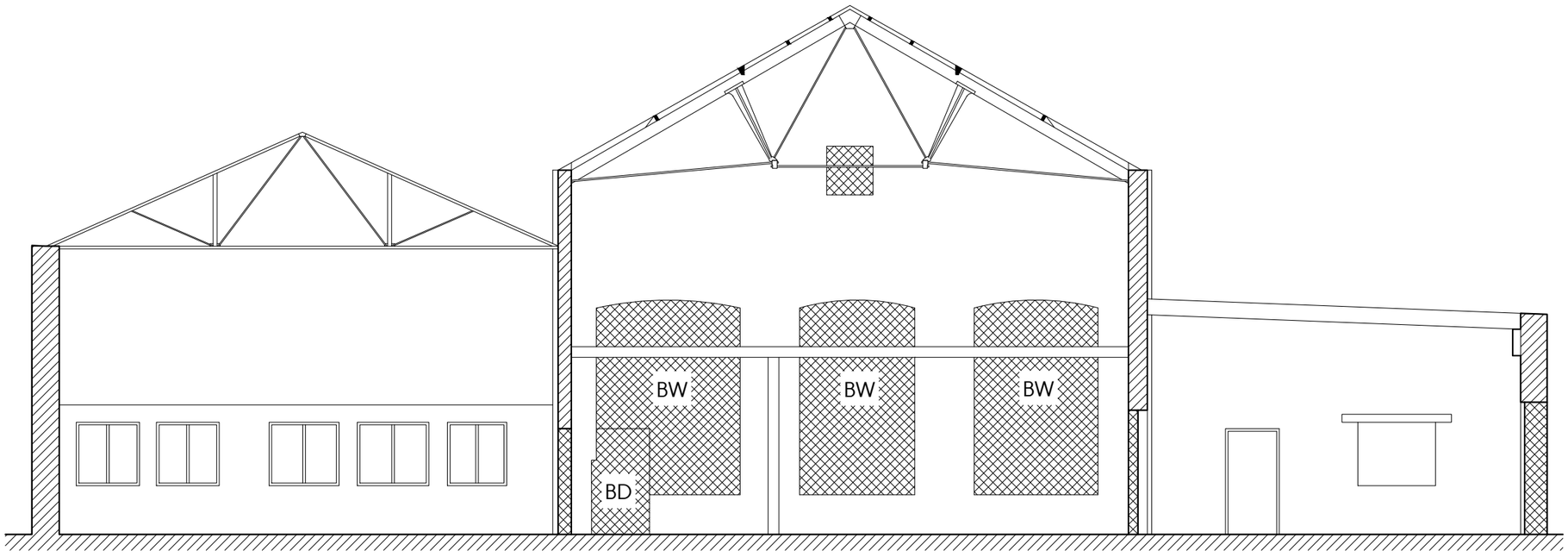
Key

BD - Blocked Door
ID - Inserted Door
BW - Blocked Window
BO - Blocked Opening
RJ -Rough Joint

client:	Recom Solutions
job no.:	21.1602
fig no.:	10
scale:	1:100
date issued:	March 2022

Section A - A1



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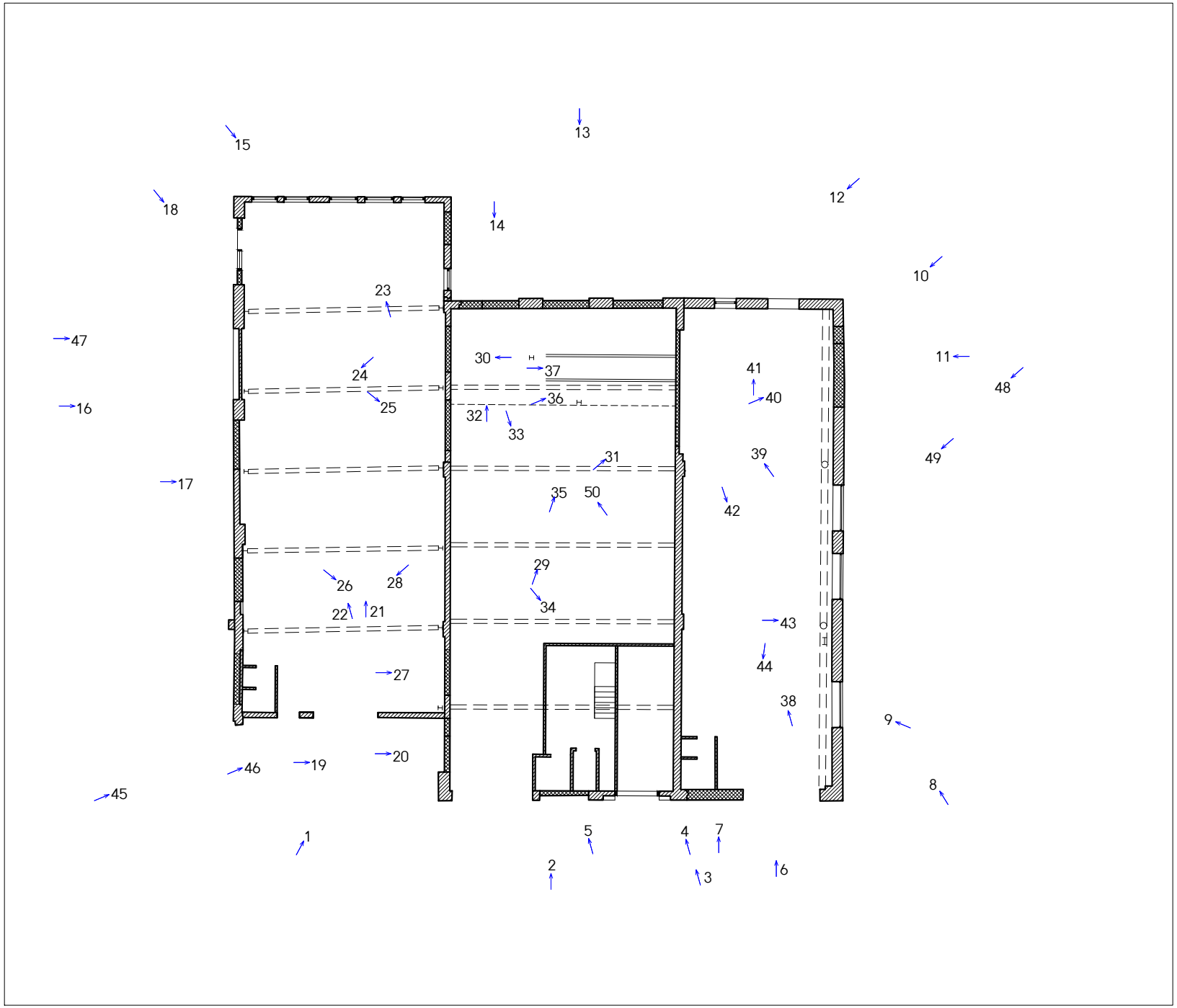
client:	Recom Solutions
job no.:	21.1602
fig no.:	11
scale:	1:100
date issued:	March 2022

Photo location plan



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Key

23 - Plate number

client:	Recom Solutions
job no.:	21.1602
fig no.:	12
scale:	Not to scale
date issued:	March 2022

Figure 12: Photographic Register

Plate No.	Digital No.	Description	View to
1	P2041384	West elevation of northern extension	SE
2	P2041388	Western gable of central building	SE
3	P2041389	Western gable of central building	E
4	P2041391	Detail of recesses	E
5	P2041390	Detail of central blocked doorway	E
6	P2041392	West elevation of southern extension	SE
7	P2041393	Detail of blocked opening	SE
8	P2041394	Southern elevation	E
9	P2041395	Window detail	NE
10	P2041396	Southern elevation, east end	N
11	P2041397	Blocked loading door at east end	N
12	P2041398	Southern end of east elevation	N
13	P2041399	East gable of central building	NW
14	P2041401	Detail of inserted and blocked personnel doorway in window	NW
15	P2041380	Northern end of east elevation	SW
16	P2041374	North elevation (former internal elevation of factory)	S
17	P2041375	Arched opening with inserted and blocked loading doorway	S
18	P2041376	North elevation	SW
19	P2041386	North elevation of central building	S
20	P2041387	Detailing of eaves and recess	S
21	P2041402	Interior of northern extension	E
22	P2041403	Interior of northern extension	E
23	P2041404	Single story extension to the east	E
24	P2041405	North wall (former external wall of factory) showing arched opening	N
25	P2041406	Blocked windows and inserted loading bay on south wall (former external wall of boiler house)	SW
26	P2041407	Brick recess with window and inserted loading bay to right	SW
27	P2041408	Detail of blocked window with inserted loading door shown above	S
28	P2041409	Inserted toilet block to northwest corner	N
29	P2041412	Interior of central building showing eastern gable	E
30	P2041413	Window with inserted and blocked loading door at east end of north wall	N
31	P2041415	Large blocked opening to east end of southern wall	SE
32	P2041418	Personnel doorway inserted into blocked window at north end of east gable, also seen externally	E
33	P2041416	Interior looking west	W
34	P2041417	Detail of inserted stud walling	W
35	P2041420	Detail of roof structure	E
36	P2041428	Detail of metal runners found within concrete at east end	S
37	P2041430	Runners in relation to large blocked opening in south wall	S

38	P2041421	Southern extension showing northern wall	E
39	P2041422	Large blocked opening in north wall showing blocked loading door and blocked personnel door within	E
40	P2041423	Blocked openings in east end of south wall	S
41	P2041424	Eastern wall	E
42	P2041425	Southern wall showing roof structure	W
43	P2041426	Column detail	S
44	P2041427	Inserted toilet block to northwest corner	W
45	P4011900	North elevation of original central building	SE
46	P4011908	Detail of above	SE
47	P4011906	General shot of above	S
48	P4011909	South elevation of original central building	NW
49	P4011911	Detail of above	N
50	P4011903	Truss detail of central building	E

Appendix 2: Plates

Plate 1: West elevation of northern extension.

Plate 2: Western gable of central building.

Plate 3: Western gable of central building.

Plate 4: Detail of recesses.

Plate 5: Detail of central blocked doorway.

Plate 6: West elevation of southern extension.

Plate 7: Detail of blocked opening.


Plate 8: Southern elevation.

Plate 9: Window detail.

Plate 10: Southern elevation, east end.

Plate 11: Blocked loading door at east end.


Plate 12: Southern end of east elevation.

Plate 13: East gable of central building.


Plate 14: Detail of inserted and blocked personnel doorway in window.

Plate 15: Northern end of east elevation.

Plate 16: North elevation (former internal elevation of factory).

Plate 17: Arched opening with inserted and blocked loading doorway.

Plate 18: North elevation.

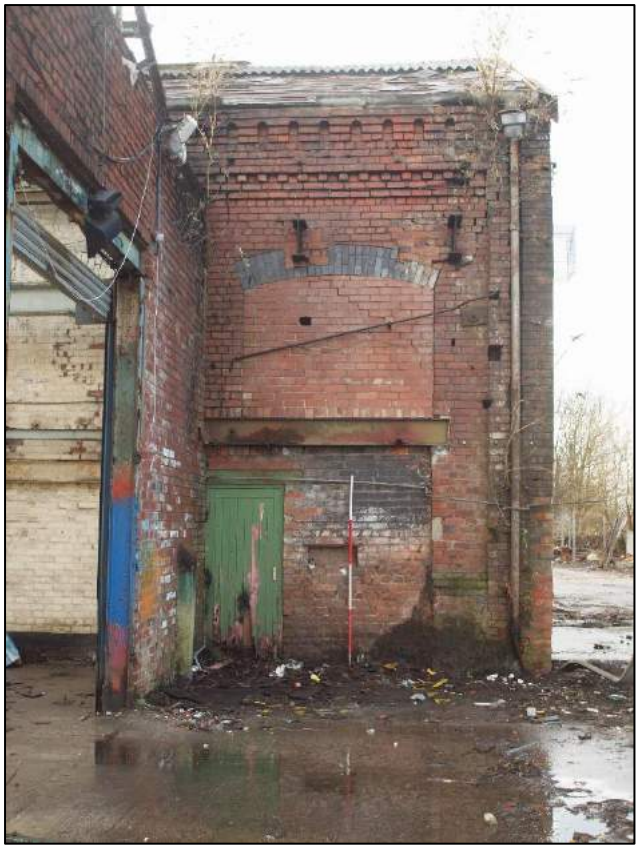

Plate 19: North elevation of central building.

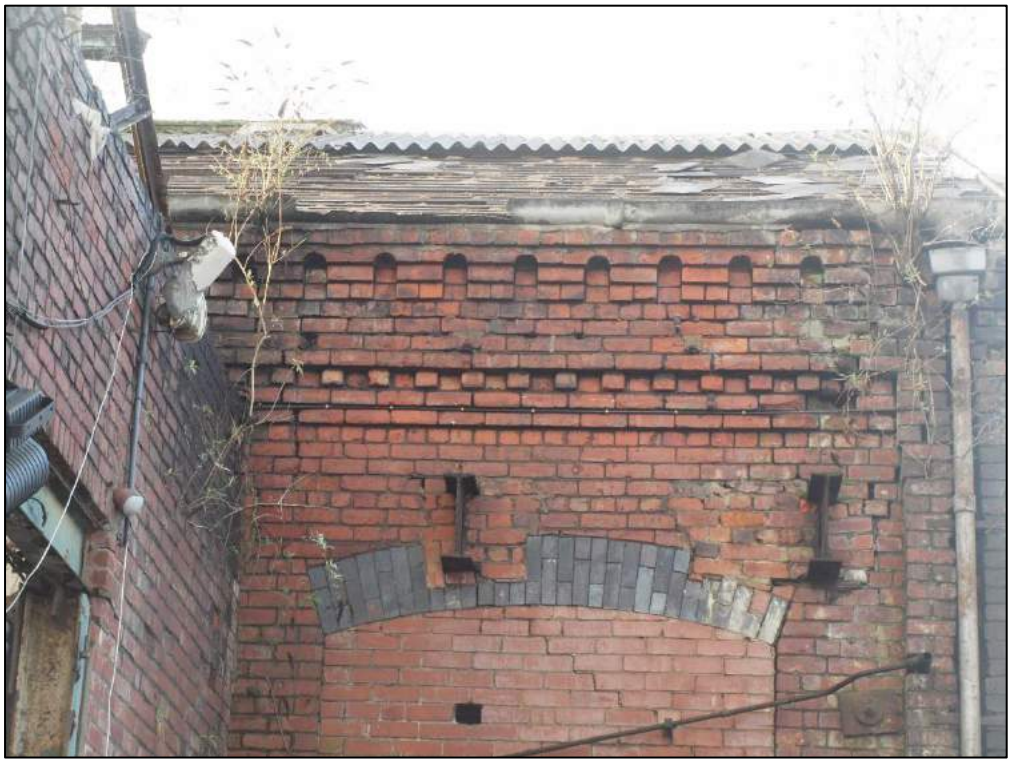

Plate 20: Detailing of eaves and recess.

Plate 21: Interior of northern extension.

Plate 22: As above.

Plate 23: Single story extension to the east.

Plate 24: North wall (former external wall of factory) showing arched opening.

Plate 25: Blocked windows and inserted loading bay on south wall (former external wall of boiler house).

Plate 26: Brick recess with window and inserted loading bay to right.

Plate 27: Detail of blocked window with inserted loading door shown above.

Plate 28: Inserted toilet block to northwest corner.

Plate 29: Interior of central building showing eastern gable.

Plate 30: Window with inserted and blocked loading door at east end of north wall.

Plate 31: Large blocked opening to east end of southern wall.

Plate 32: Personnel doorway inserted into blocked window at north end of east gable, also seen externally.

Plate 33: Interior looking west.

Plate 34: Detail of inserted stud walling.

Plate 35: Detail of roof structure.

Plate 36: Detail of metal runners found within concrete at east end.

Plate 37: Runners in relation to large blocked opening in south wall.

Plate 38: Southern extension showing northern wall.

Plate 39: Large blocked opening in north wall showing blocked loading door and blocked personnel door within.

Plate 40: Blocked openings in east end of south wall.

Plate 41: Eastern wall.

Plate 42: Southern wall showing roof structure.

Plate 43: Column detail.

Plate 44: Inserted toilet block to northwest corner.

Plate 45: North elevation of original central building.

Plate 46: Detail of above.

Plate 47: General shot of above.

Plate 48: South elevation of original central building.

Plate 49: Detail of above.

Plate 50: Truss detail of central building.