

**The Marquis of Cornwallis,
Upper Layham, Suffolk
LYM 036**

Historic Building Record

OASIS ID: Suffolkc1-199729



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The Marquis of Cornwallis, Upper Street, Upper Layham, Suffolk

(TM 038 404)

Heritage Asset Assessment

This report provides a record and analysis at English Heritage (2006) Level 2 of a grade II-listed former inn that had stood empty for approximately four years but was undergoing redevelopment at the time of inspection. It has been prepared to a specification dated 14th November 2014 by Richard Hoggett of Suffolk County Council's Archaeological Service and is intended to fulfil a condition of planning consent (Babergh District Council B/14/00951).

Introduction

The report is accompanied by a CD containing a full photographic record in the form of 136 digital images of 21 megapixels (Appendix 1), but also contains 16 printed photographs of key features to illustrate the text. Each image is described in a separate schedule and wherever possible includes a scale rod with half-metre divisions in red and white. The site was inspected at an advanced stage of redevelopment on 9th December 2014.

Summary

The Marquis of Cornwallis Inn is a grade II-listed building on the western side of the B1070 at the southern entrance to Upper Street in Layham. The northern end of the property was entered separately until the present redevelopment and is accordingly listed separately as the 'Cottage adjoining the Marquis Cornwallis Inn'. The property commemorates the Suffolk military hero General Cornwallis, remembered today chiefly for losing Britain's colony in America, and is recorded by name in a document of 1820 – just 15 years after Cornwallis's death. A member of his family appears to have owned the adjoining farm and to have been related to the Ipswich brewing magnate John Cobbold who owned the inn in 1839. The building contains three principal phases of construction of which the earliest lies to the south (left) and is a timber-framed and rendered hall and parlour of the mid-17th century consisting largely of re-used timber. The unsightly empty mortises of these timbers were disguised by plaster, much of which survived until the current refurbishment. An historically important section of external pargeting with foliate decoration in bold relief is preserved on the northern gable of this original structure and exposed in the roof-space of a mid-19th century red-brick addition in the centre of the inn. Further pargeting may lie behind the later internal plaster of this addition despite the insertion of a large new connecting door in the gable prior to inspection. A large axial chimney between the hall and parlour retains all four original fireplaces including two arched examples on the upper storey with their original plaster. A series of three gabled structures behind the 17th century range are contemporary features housing additional accommodation, a rebuilt stair and a brick cellar, suggesting the building may have been an inn from the outset. The 'cottage' to the north is a three bays timber-framed structure of the early-19th century with a separate dwelling of two bays to the south and an integral stable on the north. This was in the same ownership in 1839 but entered separately. The southern gable of the dwelling was partly weatherboarded and partly rendered and pargeted in panels textured with chipped flint – this pargeting also surviving in the roof of the mid-19th century addition. The latter contains the cross-passage of the 17th century hall and was built on the site of an earlier low, narrow range which linked the two pargeted external gables - as depicted on the 1839 tithe map.

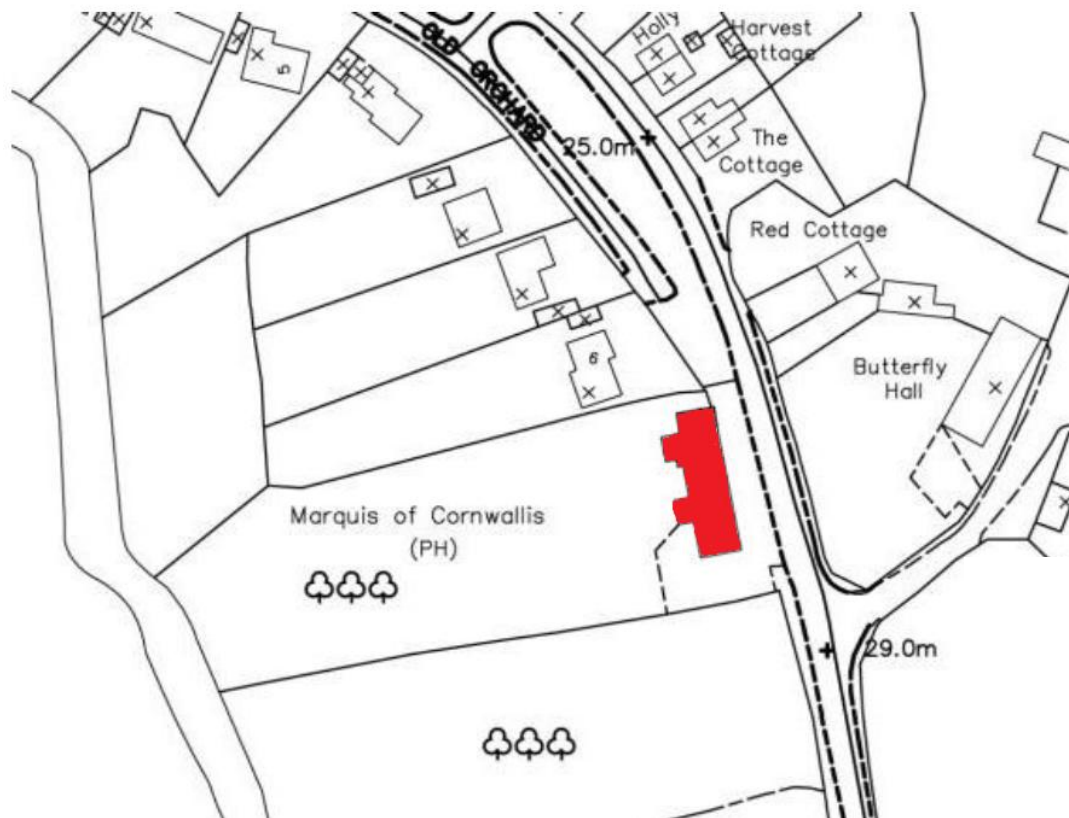


Figure 1. Current Ordnance Survey Site Plan highlighting the Marquis of Cornwallis and its separately listed attached ‘cottage’ in red. The most northerly of the two rear (western) projections had been demolished before inspection.

Documentary and Cartographic Evidence

The Marquis of Cornwallis Inn is a grade II listed building on the western side of the B1070 at the southern entrance to Upper Street in Layham. The northern end of the property was entered separately until the present redevelopment and is accordingly listed separately as the ‘Cottage adjoining the Marquis Cornwallis Inn’.

The origins of the building as an inn are uncertain, but it was already known by its present name in 1820 when the will of Isaac Hicks, farmer of Layham, referred to three cottages ‘near Marquis Cornwallis’ (SRO HA61/436/1052). General Charles Cornwallis, created the first Marquis of Cornwallis in 1792, belonged to a Suffolk family based at Brome Hall near Eye and was a national military hero at the end of the 18th century. His name was attached to many inns and public houses across the country. There may have been a more local connection in Layham as Waterhouse Farm on the opposite side of the River Brett (500m to the south-west and in full view of the inn) was owned in 1785 by the Reverend and Mrs William Cornwallis of Ipswich (HD 1187/A2/2). In 1746 Sarah Cobbold of Ipswich had married the Revd. William Cornwallis of Great Wenham (HD 1187/B1/2), and at the time of the Layham tithe survey in 1839 the inn belonged to the brewing magnate John Cobbold of Ipswich – who according to his 1860 obituary in the Ipswich Journal ran a large brewery in Eye before taking over the family business (later Tolly Cobbold) on his father’s death. In addition to the ‘Marquis Cornwallis Inn and buildings’ (plot 330 in figure 2) John Cobbold owned the Queen’s Head Inn at Layham in 1839. The former was occupied by William Rand in conjunction with an adjoining orchard (plot 331) and pasture (331a) amounting to a total of just over 1.5 acres. Rand was described as a butcher as well as a victualler in White’s Suffolk Directory for 1844, when the inn was named as the Marquis of Cornwallis (as opposed to the Marquis Cornwallis). The changing outline of the building is described in figures 2-5 below.



Figure 2. Upper Street on the Layham title map of 1839 (Suffolk Record Office). The ‘Marquis Cornwallis’ included the L-shaped block of land adjoining the River Brett (plots 330, 331 and 331a) which were presumably used to graze the stock of the landlord who also operated as a butcher.

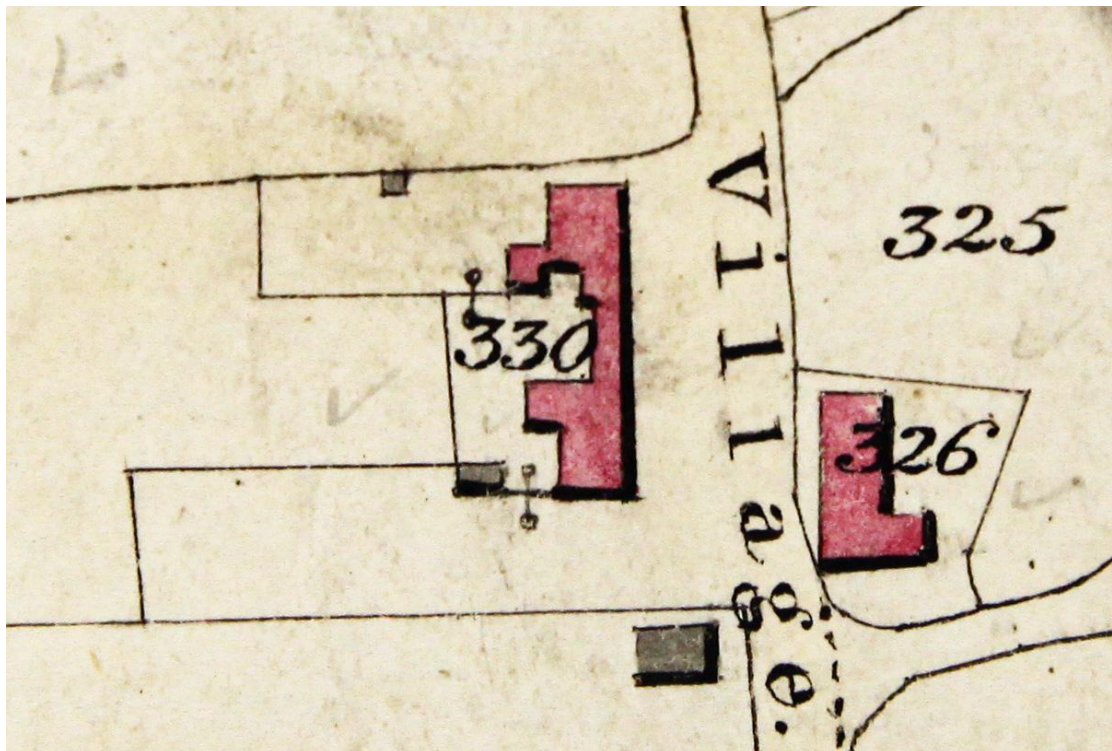


Figure 2a. A detail of the 1839 map showing the distinctive outline of the inn (330). The shape of the 17th century structure to the south (nos. 1, 2 & 3 in figure 6) is unaltered, and the northern ‘cottage’ is also recognisable despite the demolition of its central western extension (no. 6), but the central range is much narrower than today and must represent an earlier structure on the same site as the present brick infill (no. 5).

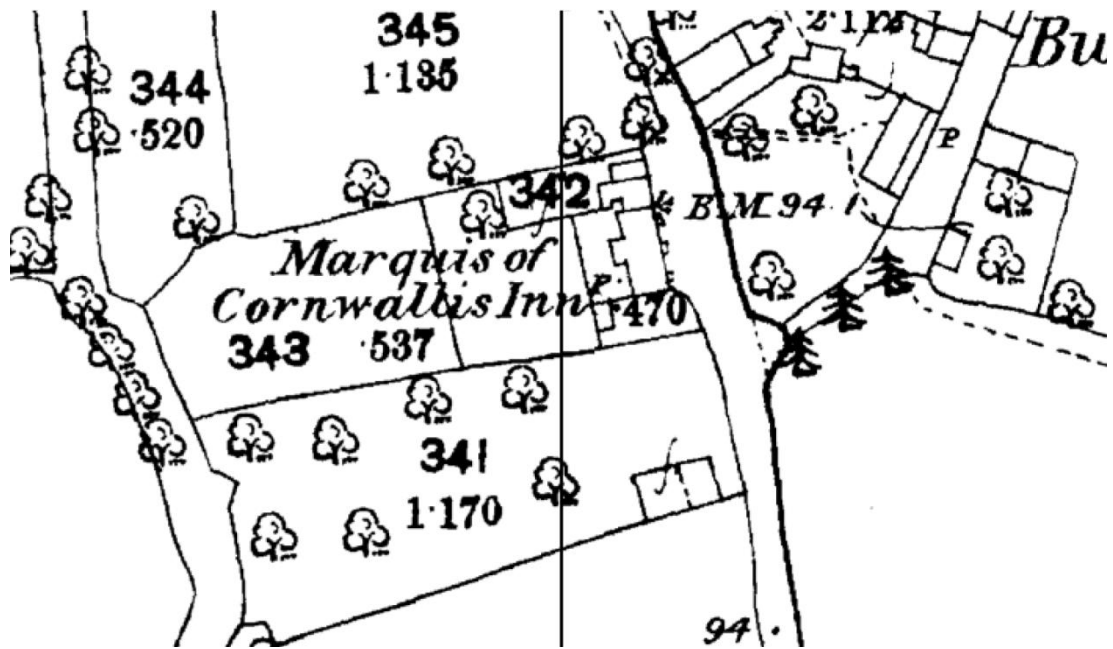


Figure 3

The First Edition 25 inch Ordnance Survey of 1884. The outline of the inn remains much as in 1839 with the exception of its central section (no. 5) which is of almost the same width as the southern end of the building and must represent the existing brick structure – which had been built during the intervening 45 years. The ‘cottage’ (4a & 4b) is depicted as a separate tenement (divided by a solid line from the inn to the south), as is the stable to the north (4c). Note the three small projections from the inn’s eastern facade which probably indicate bay windows.



Figure 4

Second Edition 25 inch Ordnance Survey of 1902. The situation is unchanged since 1884.

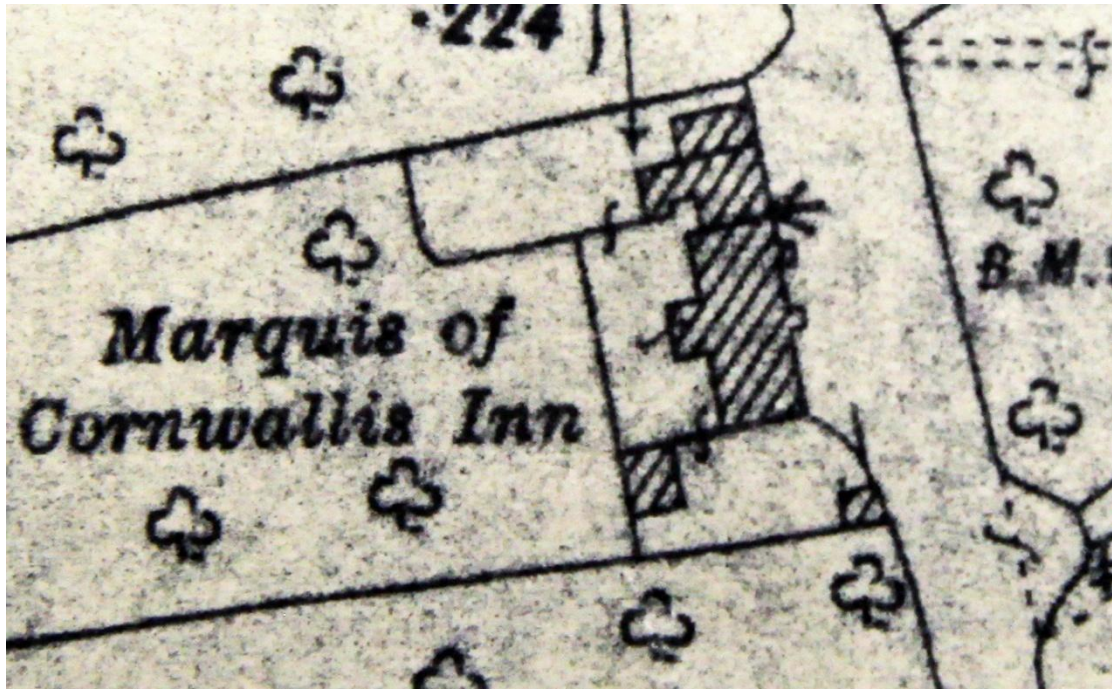


Figure 5.
The 25 inch Ordnance Survey of 1924, which lacks the southernmost of the three probable bay windows shown in 1884 and 1902.

Building Analysis



Figure 6

Ground (top) and first floor plans identifying each key area with a number for ease of reference in the text and photographic record. Scale in metres. Adapted from coloured drawings by KLH Architects whose descriptions of the structures demolished prior to inspection are included in the key below.

Key

- Mid-17th century timber-framed and rendered structure (1) incorporating re-used timber, with parlour (1a) to left of axial stack and hall (1b) to right.
- Mid-17th century timber-framed and rendered structure (3) with cellar beneath.
- Mid-19th century red-brick structure (5) incorporating rear corridors (indicated by broken lines) with intact bread oven to right of rear fireplace (not shown on plan).
- Early-19th century timber-framed and rendered range with weatherboarded stable to right (indicated by broken lines). Sections 4b and 4c slightly pre-date section 4a.
- Mid-17th century timber-framed and rendered structure (2) with twin rear gables.
- The following structures were demolished prior to inspection and their descriptions derive from an historic analysis by KLH Architects:*
- 'Circa 19th century single storey extension'.
- '1982 addition'.
- '2000 extension'.

The Marquis of Cornwallis and the adjoining, separately listed ‘Cottage’ to the north, consist of three principal phases of construction as indicated in figure 6 and discussed below in order of date. Additional structures, including one depicted on the 1839 tithe map (6), had been demolished prior to inspection.

The English Heritage Schedule of Listed Buildings accurately describes the ‘Marquis Cornwallis Inn’ as a 17th century timber-framed and plastered building with 18th century alterations, but makes no reference to internal features. The ‘Cottage adjoining Marquis Cornwallis Inn’ is said to be ‘a 17th – 18th century timber-framed and plastered building with 18th century alterations’ and a partly weatherboarded south end, but again makes no reference to the interior. The date of the cottage is not accurate as its exposed internal framing is typical of the early-19th century.

‘A Heritage Appraisal and Justification’ by KLH Architects dated June 2014 and submitted to Babergh District Council as part of a Listed Building Application is also inaccurate in its assessment of the building’s development. The mid-17th century structure to the south (1 in figure 6) is said to date from the 16th century, presumably as its re-used wall timbers were thought to be primary, and the 17th century two-storied structure containing the stair landing (2) is described as an ‘18th century stable extension originally built as a lean-to but later vertically extended to form a double gable’. The exposed sill of a large window was mistaken for a roof-plate. The mid-19th century brick range in the centre of the building (5) is said to be ‘a 17th century timber-framed extension’, while the cottage and stable to the north (4) is dated to the 18th century. Additional assessments of areas of historic fabric to be removed are not commented upon here as consent had been granted and the removal largely completed by the time of inspection.

Mid-17th Century Timber-Framed Structure (1, 2 & 3)

Proportions, layout and re-used timber

The southern section of the inn is a timber-framed and rendered structure on a north-south axis which extends to a total of 11.5 m in length by a relatively modest 4.6 m in width (38 ft by 15 ft) – with just 14 ft between the roof-plates. It consists of two ground and first-floor rooms divided by an axial chimney with a parlour to the south (1a) and a hall of the same size to the north (1b). The former contains an original arched fireplace and an axial principal joist while the hall ceiling is in two bays with a central binding joist and a fireplace with a timber lintel. Both principal joists, which are integral to the original fabric, are chamfered with neatly cut ‘nicked’ stops (i.e. a v-shaped indentation after the step-stop) in the typical manner of the second and third quarters of the 17th century – and never encountered in the 16th century (illus A1 112 & 114). Many of the exposed timbers have been re-used from at least one older building and display empty mortises and other features that are not relevant to their present positions; the binding joist above the parlour fireplace, for example, contains a series of joist mortises with central tenons and housed soffits along with a deep step-stopped chamfer – both typical of the mid-15th century (A1 121 & 122, and A2 14 below). The studs of the rear (western) wall in the parlour chamber – exposed on the stair landing (2) – contain external trenches for a wall brace but the existing brace is narrower and straighter than the missing brace for which the trenches were cut (A1 77 & 78). A stud behind the chimney contains the deep sill mortise and moulded jamb of a late-medieval oriel window but is nailed over the empty diamond mullion mortises of a standard medieval window in the roof-plate (A1 71 & 72). Both roof-plates contain face-halved and bladed scarf joints of 17th century form indicating that these too are re-used timbers (A1 58 & 64).

Original internal plaster

It was extremely rare to re-use old timbers before *circa* 1600 but the practice became increasingly common as the 17th century progressed and their unsightly empty mortises were no longer visible. Exposed framing ceased to be fashionable with the advent of glazed windows and multiple fireplaces which made its inevitable draughts and lack of insulation noticeable for the first time. External walls were rendered in clay-daub or lime plaster (or both), often decorated with elaborate pargeting as here, while internal beams were rendered and painted. This is particularly well illustrated by the principal joist of the original ceiling in the hall chamber (1bf) which contains empty stud mortises and even notches for secondary braces that do not relate to the existing building as the beam does not coincide with any wall timbers; weakened by its mortises the centre of this joist, which carries a pair of axial joists, was reinforced by a large splint bolted to its soffit – and the whole hidden by a thick layer of plaster secured by roughly hewn laths nailed across the surface. The scars of these laths were visible at the time of inspection but the original plaster and any painted decoration had been stripped as part of the current redevelopment (A1 59). Similar layers of plaster had been removed from the roof-plates and ceiling joists in the parlour chamber (1af) leaving only fragments *in situ* (A1 68). Both plastered and exposed internal timbers are likely to have been painted either in grey or red and yellow ochre, perhaps with decorative designs at the tops of the plastered panels of wattle-and-daub between the studs. Where not already lost this paintwork may survive beneath later whitewash. In the two northern corners of the parlour (1a) a pair of applied moulded corbel blocks of typical mid-17th century form remain *in situ*, both nailed to the re-used storey posts, and illustrate a less ephemeral means by which the interior was embellished.

The chimney

The impressive central chimney was also largely rendered internally to imitate stone and still preserves most of its original plaster on the upper storey where both arched fireplaces are blocked but survive intact (A2 7 & 8). These surfaces may also preserve contemporary wall paintings, which were often placed above fireplaces even in bed chambers. Similar plaster has been stripped from the parlour fireplace and the brickwork of the utilitarian cooking fireplace in the hall was probably exposed – albeit enhanced with red ochre in the same way as the internal piers of the parlour fireplace. The hall lintel is another re-used timber bearing an early-16th century roll-moulding that would also have been hidden behind painted plaster – or in this instance possibly an applied fascia board. The single external shaft on the chimney is a later reconstruction, ostensibly of the 19th century, and it may have boasted octagonal shafts initially.

Layout

The great majority of local houses shared the same layout in the mid-17th century, with a central hall divided by back-to-back fireplaces from a parlour on one side and by a cross-passage (i.e. exposing external doors) from a storage room or rooms on the other. The cross-passage at the Marquis of Cornwallis lies in the 19th century brick phase (5) which replaced an earlier, narrower range shown in 1839 (figure 2). This earlier range may have survived from an older house on the site and have been considered still adequate when the hall and parlour were rebuilt in the latest 17th century fashion – as often occurred elsewhere. The narrow width of the two principal rooms is surprising given the evident quality of the building, and in itself strongly suggests the two rear ranges (2 & 3) are contemporary rather than later additions. This is confirmed by the complete lack of evidence for original windows in the back wall of the street range, although the rear elevation of the hall has been removed on the ground floor. Given the narrow width of the frontage there was no room for the usual newel stair beside the chimney so the parallel range of 2.1 m (7 ft) in width behind the parlour and chimney was almost certainly designed to house it – just as it now accommodates its 19th century successor. There is evidence of a large window in the northernmost of its twin gables (multiple gables being a well recognised 17th century fashion) and this was probably intended to light the stair as well as offering fine views over the Brett Valley to the west. The larger

wing (3) of 4.6 m (15 ft) behind the hall includes a brick cellar with original worn steps and a chimney against its northern wall that has been much altered but may also be original. Both rear ranges are built in much the same way as the front, with re-used material (albeit less substantial than in the front range) and plaster concealing their principal timbers. All three roofs are of clasped-purlin construction with pegged collars and chiselled carpenters' numerals in 17th century style, and the central collar is a re-used section of cusped medieval barge board that may have derived from the same 15th century building as the timbers in the front range. The latter's roof is a complete reconstruction of the late-18th or early-19th century with clasped-purlins at a lower level than the housings for their predecessors in the intact southern gable. Although not conclusive, the provision of these rear rooms is unusual and indicates a need for a spacious stair and additional accommodation that may in turn suggest the building was designed as an inn – rather than a farmhouse that was later converted for the purpose.

External pargeting to northern gable

The original external northern gable preserves fine and rare 17th century pargeting in bold relief with continuous foliate designs incorporating fleur-de-lis within a broad triangular border (A1 81-90 and A2 9 & 10). The central section has been destroyed, possibly by a secondary window as the soffit of the collar contains circular holes that may have secured mullions. Similar styles of pargeting elsewhere bear dates in the third quarter of the 17th century from which this example is likely to date (e.g. the Old Sun Inn, Saffron Walden). The plaster is secured by horizontal laths nailed to the studs with wattle-and-daub infill between. A patch repair of shallow combed pargeting in the manner of the late-18th or early-19th century can be seen to the right of the central aperture and this, coupled with the thick layers of whitewash to the original surface, demonstrates that the gable was still external at the present ceiling level immediately prior to the construction of the brick infill in the mid-19th century (phase 5 in figure 6). A sloping border at the bottom of the left-hand section may have defined the roof-line of the low, narrow building that occupied the site previously, as shown in 1839 (figure 2). More of this pargeting may survive beneath the tie-beam where it is hidden by 19th century plaster in the first-floor bedroom of the brick chamber (5f), but a large section against the front wall was removed shortly before inspection. The lack of colour in the whitewash illustrates the standard appearance of local buildings before the use of ochre became fashionable in the second quarter of the 19th century (the forerunner of 'Suffolk Pink').

Early-19th Century 'Cottage' (4)

The separately listed timber-framed 'Cottage' of three bays at the northern end of the property forms a single structure despite the fact that its northern bay is weatherboarded and pantiled in contrast to the peg-tiles and render elsewhere. The roof-plates and rear ground sills continue through the bay divisions. The southern bays are largely rendered internally but the exposed framing of the northern bay is typical of the early-19th century with narrow studs interrupted by straight primary braces that are nailed rather than tenoned to the corner posts. A date in the final years of the 18th century is conceivable but unlikely and the building probably dates from *circa* 1820. The weatherboarding extended across the entire rear elevation, as indicated by the section that survived within the early gabled extension to the central bay (4b, illus. A2 2), but both southern bays formed a separate domestic dwelling from the outset with no link to the main inn – as delineated on the Ordnance Surveys above (figures 3-5); internal partitions were not usually shown on tithe maps if both dwellings were in the same ownership. The eastern facade of this dwelling, which is heated by a central chimney (A2 3), preserves original roughcast pargeting in panels to its upper storey and a full complement of horizontal sash windows. At some point it appears to have operated as a pair of tenements, each with one room up and one down, as each bay contains a front door (the southernmost now blocked). The northern bay was always separate from the rest and formed a stable and

hay loft with a ladder stair at the northern end of its front elevation (the rungs of which are nailed to the studs). The axial joist of the central bay projects into the stable as shown in illus. A2 4. The southern gable was also weatherboarded originally where the recent insertion of a connecting door has exposed unpainted boarding behind the brickwork of the later infill (5). This may not have extended to the front wall as a narrow structure occupied the same site in 1839 (figure 2), but the apex of the roof gable was certainly exposed externally as its original pargeting is well preserved with triangular panels textured and coloured with chipped flint (A1 43 & 45 and A2 5).

Mid-19th Century Brick 'Infill' (5)

The central section of the building is a red-brick structure in Flemish bond which incorporates narrow rear corridors on both floors – a typical feature of an inn – and includes the cross-passage between the likely positions of the 17th century front and rear doors. The northern wall of this passage has been removed but is indicated by a plastered joist in the ceiling (A1 105 & 106). It was built on the site of an earlier, narrower range depicted in 1839 (figure 2) that must have included a similar cross-entry but its greater width and height means that its roof now preserves the former external gables of both adjoining structures (1 and 4) – complete with pargeting. The first-floor chamber (5f) is lit by a tripartite sash window of impressive scale and was probably designed as the best bedchamber of the refurbished Victorian inn, while the ground-floor room served as a bake-house and kitchen. A fine bread oven with a concealed flue in a projecting domed hood and an arched ash hole survives completely intact apart from the loss of its door (A1 97 - 101 & A2 11). The nature of the brickwork, sash window and oven indicate a date of *circa* 1850.

Historic Significance

The Marquis of Cornwallis is an impressive example of a substantial roadside inn that may well have been built as such in *circa* 1660 although its present name probably dates from soon after the death of General Cornwallis in 1805. It preserves a number of rare features including no fewer than three original arched 17th century fireplaces and illustrates the manner in which buildings of the period typically enhance and disguise re-used timber with plaster. This plaster was often painted but much of it succumbed to the late-19th and 20th century fashion for exposed beams, and the Marquis of Cornwallis retained an exceptional amount prior to the present redevelopment. The mid-19th century bread oven is also an increasingly uncommon survival, but the feature of the building is its remarkable 17th century pargeted gable now hidden in the roof-space. Ebullient foliate pargeting in bold relief was once a particular feature of Essex and Suffolk but very few examples remain and most have been remodelled to such an extent that their original designs are uncertain. Despite its fragmentary condition the design here is very clear and offers important insight into the external appearance of local buildings in the 17th century.

Appendix 1 (on accompanying CD): Full Photographic Record

Descriptions of Photographs in Appendix 1

Photograph no.

Taken 9th December 2014 on inspection

1. General view of site from south showing Marquis of Cornwallis at entrance to village on left.
2. General view of eastern facade from street showing mid-17th century hall and parlour (1) to left.
3. Eastern facade showing separately listed cottage (4) to right and earliest structure (1) to left.
4. Eastern facade from north-east showing weatherboarded and pantiled stable (4c) to right.
5. Eastern facade of separately listed cottage (4) showing good 19th century parquetry and horizontal sash windows.
6. Exterior from rear (north-west) showing scars of recently demolished extensions.
7. Rear exterior from north showing position of building overlooking Brett valley to west.
8. Rear exterior of cottage (4) showing 19th century weatherboarding in centre and continuous ground sill.
9. Rear exterior of brick infill (5) showing blocked first-floor window at top right.
10. Rear exterior of timber-framed structures showing twin gables (2) on right and cellar door in projecting wing (3) left.
11. Detail of 20th century brickwork at top of well immediately north of structure 2.
12. Weatherboarded southern gable of 17th century timber-framed structure.
13. Detail from south of inn sign depicting Suffolk hero the Marquis of Cornwallis.
14. Eastern interior of cottage showing blocked door to southern room (4a) to right & entrance to 4b on left.
15. Southern internal gable of cottage (4a) showing recent aperture cutting original external weatherboarding.
16. Interior of cottage (4a) from east showing rendered chimney to right & recent aperture in southern gable to left.
17. Detail from north of recent aperture in southern gable of cottage (4a) showing external weatherboarding.

18. Detail from west of recent aperture in southern gable of cottage (4a) showing brick wall (5) abutting external weatherboarding.
19. Detail from south of recent aperture in southern gable of cottage (4a) showing brick wall (5) abutting external weatherboarding.
20. Interior from south of cottage (4a) showing rendered chimney & stair with central section (4b) beyond.
21. Interior from north of original 19th century fireplace heating central section of cottage (4b).
22. Interior of central section of cottage (4b) from east showing original 19th century fireplace to left.
23. Detail from north of original 19th century fireplace heating central section of cottage (4b).
24. Interior from west of stable (4c) showing projecting end of axial ceiling joist of central cottage (4b) to right.
25. Eastern interior of stable (4c) showing primary wall bracing and original nailed rungs of loft ladder to left.
26. Interior from east of stable (4c) showing new stair & projecting end of axial ceiling joist of central cottage (4b) to left.
27. Western interior of stable (4c) showing nailed primary wall braces interrupting studs.
28. Interior from north of stable (4c) showing projecting end of axial ceiling joist of central cottage (4b) in centre.
29. Northern internal gable of hay loft (4cf) showing narrow studs & nailed braces typical of 19th century.
30. Interior from north of hay loft (4cf) showing new partitions to left & studwork of internal partition against chamber 4bf.
31. Detail from loft (4cf) to north of internal partition to 4bf showing wall brace & roof-plate extending through wall.
32. Northern internal gable of hay loft (4cf) showing modern fibreboard cladding.
33. Eastern interior of hay loft (4cf) showing loading hatch to right & modern fibreboard cladding.
34. Western interior of hay loft (4cf) showing narrow studs and pine roof-plate.
35. Central cottage chamber (4bf) from east showing rendered chimney to left & hay loft (4cf) partition to right.
36. Detail of western interior of central cottage chamber (4bf) showing roof-plate continuing into hay loft (4cf) to right.

37. Central cottage chamber (4bf) from west showing rendered chimney to right & hay loft (4cf) partition to left.
38. Central cottage chamber (4bf) from north showing rendered chimney with southern chamber (4af) beyond.
39. Roof structure of cottage from central chamber (4bf) looking south showing clasped purlins & nailed collars.
40. Interior of southern cottage chamber (4af) from west showing rendered chimney to left.
41. Eastern interior of southern cottage chamber (4af) showing joint or break in roof-plate & severed tie-beam to left.
42. Interior of southern cottage chamber (4af) from east showing weatherboarded & pargeted gable to left.
43. External southern gable of cottage (4af) from roof of brick infill (5f) showing good 19th century pargeting.
44. Detail of pargeting to southern gable of cottage (4af) showing flint chip texture within triangular panels.
45. Detail of pargeting to southern gable of cottage (4af) showing flint chip texture within triangular panels.
46. Interior from west of brick infill chamber (5f) showing large triple sash window.
47. Interior from east of brick infill chamber (5f) showing early Victorian fireplace and entrance to rear corridor.
48. Interior from north of brick infill chamber (5f) showing recent aperture in pargeting gable of timber-framed chamber (1bf).
49. Detail from chamber 5f to north of new aperture in pargeted timber-framed gable (1b) showing remnants of early lath-and-plaster.
50. Interior from south of brick infill chamber (5f) showing former weatherboarded & pargeted gable of cottage (4af).
51. Interior from south of integral first-floor rear corridor of brick infill (5f).
52. Interior from south of rear wing (3f) showing corridor behind 5f to right & scars of removed original plaster to tie-beam.
53. Interior from west of rear wing (3f) showing scars of recently removed original 17th century lath-&-plaster to tie-beam & joists.
54. Interior from north of rear wing (3f) showing substantial studs, new ceiling laths & door to rear stair landing (2f) on left.
55. Western internal gable of rear wing (3f) showing 19th century horizontal sash window.

56. Roof of rear wing (3f) from west showing 17th century clasped purlins & pegged collars with chiselled Roman numerals.
57. Northern chamber (1bf) from west showing recent aperture in northern gable to left.
58. Detail of face-halved 17th century type scarf joint in eastern roof-plate of northern chamber (1bf).
59. Northern chamber (1bf) from south showing re-used tie-beam with original bolted central timber splint.
60. Northern chamber (1bf) from north showing original wide oak floorboards & arched fireplace in rear.
61. Original arched and rendered 17th century fireplace to south of northern chamber (1bf).
62. Detail of original rendered and possibly painted arch of 17th century fireplace to south of northern chamber (1bf).
63. Northern chamber (1bf) from east showing door to rear wing (3f) and new ceiling laths.
64. Detail of face-halved 17th century type scarf joint in western roof plate of northern chamber (1bf).
65. Southern chamber (1af) from south showing original arched 17th century fireplace.
66. Southern chamber (1af) from east showing substantial studs of western wall with wattle-and-daub infill but no window.
67. Interior from north-west of southern chamber (1af) showing recent boarding to southern gable on right.
68. Detail of western roof-plate of southern chamber (1af) showing remains of original lath-and-plaster concealing beam.
69. Detail of northern tie-beam of southern chamber (1af) showing remains of original lath-and-plaster concealing tie-beam.
70. Rear lobby to west of central chimney between chambers 1af & 1bf seen from south with stair landing (2f) to left.
71. Rear lobby to west of central chimney between chambers 1af & 1bf seen from stair landing (2f) to west showing re-used studs.
72. Detail from west of re-used rear roof-plate in chimney lobby between 1af & 1bf showing stud nailed over diamond mullion mortises.
73. Detail from west of re-used moulded window jamb nailed over mullion mortises in re-used western roof-plate between 1af & 1bf.

74. Ostensibly wide window sill in western interior of northern gable of stair landing (2f).
75. Interior from south of stair landing (2f) showing ostensibly wide window sill in northern gable to left.
76. Interior of stair landing (2f) from north.
77. Interior of stair landing (2f) from west showing southern framing of chamber 1af with original nailed brace in re-used studs.
78. Detail of eastern interior of stair landing (2f) showing re-used weathered studs with nailed brace in earlier trenches.
79. Detail of eastern interior of stair landing (2f) showing possible filled aperture above stair.
80. Detail from south of recently removed original 17th century ceiling plaster above stair landing (2f).
81. 19th century roof structure of brick infill (5f) showing 17th century pargeted gable of timber-framed structure (1bf) to south.
82. Remains of fine 17th century pargeted external gable of timber-framed structure (1bf) seen from roof of 5f to north.
83. 17th century foliate pargeting to northern external gable of southern structure (1bf) showing possible pediment bottom right.
84. 17th century foliate pargeting to northern external gable of southern structure (1bf) showing possible pediment bottom right.
85. Detail from west of external gable of 1bf showing wattle-and-daub beneath laths of external pargeting.
86. Apex of 17th century foliate pargeting to northern external gable of southern structure (1bf).
87. Apex of 17th century whitewashed foliate pargeting to northern external gable of southern structure (1bf).
88. Detail from east of external gable of 1bf showing wattle-and-daub beneath pargeted lath-and-plaster.
89. Detail from west of external gable of 1bf showing repair patch of 18th or early-19th century pargeting to left.
90. Interior of northern roof gable of southern structure (1bf) showing re-used sooted studs framing possible window aperture.
91. Roof structure of southern range looking south from northern gable (1bf).
92. Southern internal gable of southern chamber (1af) showing lower pitch of rebuilt original roof.

93. Roof of southern range looking north from 1af to 17th century central brick chimney lacking evidence of lower roof pitch.
94. Original roof of rear wing (3) from east showing pegged collars & clasped purlins.
95. Original roof of northern gable of stair landing (2f) from east showing re-used upside-down medieval cusped barge board as collar.
96. Original roof of southern gable of stair landing (2f) from east showing re-used timber.
97. Western interior of brick infill (5) showing 19th century fireplace with intact bread oven to right.
98. Intact bread oven in western interior of brick infill (5) showing recent aperture to cottage (4a) to right.
99. Well preserved domed interior of 19th century bread over in rear western wall of brick infill (5).
100. Interior of arched aperture for raked faggots beneath bread oven in western interior of brick infill (5).
101. Underside of domed cowl above bread oven in western interior of brick infill showing flue linked to fireplace.
102. Interior of brick infill (5) from south showing western fireplace to left & recent aperture to cottage (4af) in rear.
103. Interior from west of brick infill showing cross-entry to right.
104. Interior of brick infill (5) from north showing cross-entry & 17th century hall (1b) in rear.
105. Cross-entry at southern end of brick infill (5) seen from west with hall (1b) to right.
106. Cross-entry at southern end of brick infill (5) seen from east with hall (1b) to left.
107. Passage to rear (west) of brick infill (5) seen from western end of cross-entry to south.
108. Northern interior of passage to rear (west) of brick infill (5).
109. 17th century hall (1b) from south showing cross-entry in rear and western wing (3) to left.
110. 17th century hall (1b) from west showing fireplace to right and cross-entry screen to left.
111. Reclining desiccated rodent found in roof space and now poised on eastern window sill of hall (1b).

112. Detail of typical mid-17th century 'nicked' chamfer stop to eastern end of binding joist in hall (1b).
113. 17th century hall (1b) from east showing fireplace to left and removed partition creating access to rear wing (3).
114. Detail of typical mid-17th century 'nicked' chamfer stop to western end of binding joist in hall (1b).
115. 17th century hall (1b) from north showing fireplace with stair and cellar doors to right.
116. Detail of fireplace in 17th century hall (1b) showing blocked recess in both piers.
117. Detail of re-used 16th century moulded lintel of 17th century fireplace in hall (1b).
118. Narrow access to front (east) of chimney seen from hall (1b) to north showing nailed corbel block to southern binding joist.
119. Detail from hall (1b) to north of applied moulded corbel block to re-used post in north-eastern corner of parlour (1a).
120. 17th century parlour (1a) from south showing original arched fireplace.
121. Re-used medieval binding joist above fireplace of parlour (1a) showing 17th century 'nicked' chamfer stop to axial joist.
122. Detail of applied moulded corbel block to re-used post in north-western corner of parlour (1a).
123. 17th century parlour (1a) from east showing absence of window evidence in rear wall with fireplace to right.
124. 17th century parlour (1a) from north external eastern entrance and rendered fabric of southern gable.
125. 17th century parlour (1a) from west showing eastern external entrance to right.
126. Detail of fireplace in parlour (1a) showing red ochre decoration to internal pier but not to formerly rendered exterior.
127. Interior from east of late-19th century deal stair (2) to west of parlour (1a).
128. Interior from north of storage area beneath stair landing (2) showing renewed studs beneath mid-rail of southern wall.
129. Interior from south of storage area beneath stair landing (2) showing 19th century brickwork to western gables on left.
130. Interior from south of rear wing (3) showing northern fireplace & tall-sectioned ceiling joists of late-17th century
131. Ceiling of rear wing (3) from north showing junction with hall (1b) on left with re-used vertical joist supporting mid-rail.

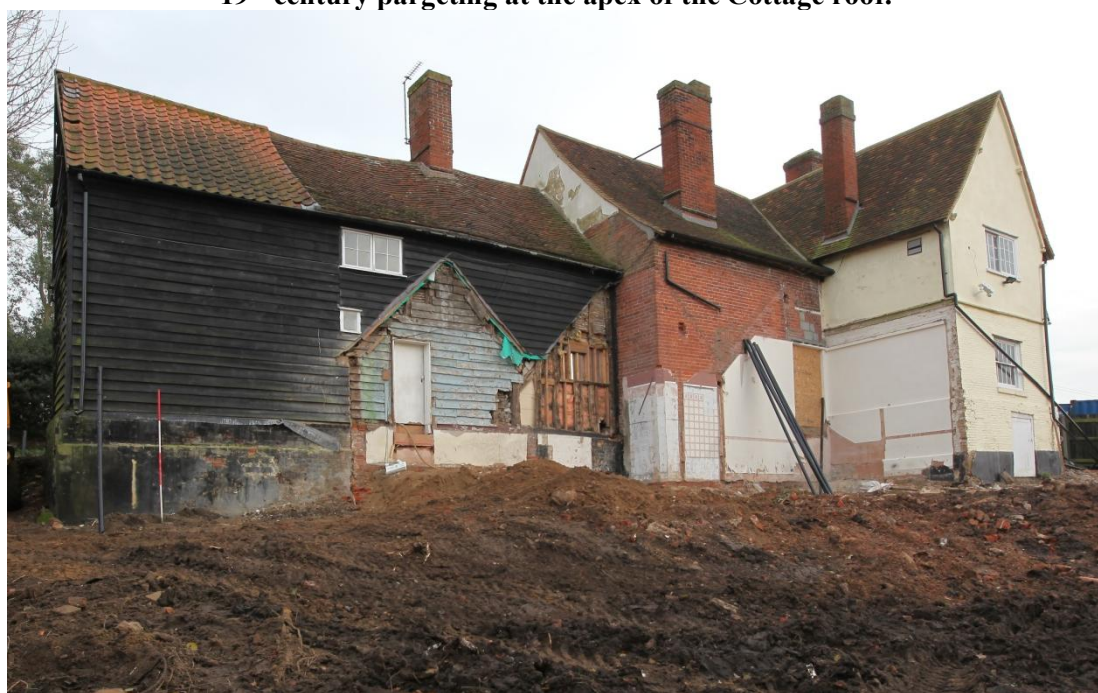
132. Interior from north of rear wing (3) showing cellar stair partition to left.
133. Worn 17th century brick steps to cellar beneath rear wing (3) seen from east.
134. Cellar beneath rear wing (3) seen from west showing worn internal steps to right.
135. Cellar beneath rear wing (3) seen from south showing relieving arch beneath ground floor fireplace above.
136. Cellar beneath rear wing (3) seen from north showing external door in western gable to right.

Photographic Appendix 2 follows on pp. 19-26

Appendix 2 (pp. 19-26): Selected Printed Photographs



Illus. 1. The eastern facade showing the separately listed early-19th century ‘Cottage’ (4) to the right. The weatherboarded and pantiled stable to the extreme right (4c) is part of the same timber-framed structure. The taller range consists of a mid-17th century hall and parlour with an original central chimney (1) to the left and a disguised mid-19th century section of ‘infill’ including the large first-floor window and the door beneath (5) to the right. This replaced a low, narrow range depicted in 1839 (fig. 2) and the 17th century pargeted northern gable is hidden in its roof above the left-hand jamb of its door (roughly coinciding with the projecting inn sign). This roof also preserves early-19th century pargeting at the apex of the Cottage roof.



Illus. 2. The rear view from the north-west showing the scars of recently demolished extensions to the weatherboarded ‘Cottage’ (4) on the left and the central section of red-brick infill (5). The projecting gabled wing to the right (3) is contemporary with the 17th century hall and parlour on the street (1). Note the considerable slope of the ground.



Illus. 3. The original early-19th century fireplace in the central bay of the ‘Cottage’ (4b) seen from the north. The rendered wall in the rear preserves original external weatherboarding with a pargeted roof gable but is now abutted by the red brick section of infill (5).



Illus. 4. The interior of the weatherboarded stable (4c) from the rear (west) showing a modern stair to the left and the end of the axial ceiling joist of the adjoining ‘Cottage’ (4b) which projects through the internal partition on the right. The framing of the front wall is typical of the early-19th century with narrow studs interrupted by nailed diagonal primary braces. The nailed rungs of an original loft ladder are visible to the left.



Illus. 5. The plastered and pargeted apex of the original external southern gable of the ‘Cottage’ (4af) seen from the slightly later roof of the brick ‘infill’ (5f) between this and the external southern gable of the 17th century structure. The pargeting is divided into triangular panels textured with fragments of flint. This gable is weatherboarded at lower levels but the height of the change is unclear.



Illus. 6. The internal southern gable of the 17th century structure showing the first-floor chamber above the northern hall (1bf). The aperture on the right is a recent insertion which cuts through the external pargeting visible in the roof-space (illus. 9). The tie-beam in the foreground was re-used from elsewhere and is strengthened in the centre by what appears to be an original bolted splint; both the splint and tie-beam were disguised by original lath-and-plaster which has been recently removed. The exposed ceiling laths are new.



Illus. 7. The original arched and rendered 17th century fireplace in the chamber over the northern hall (1bf), with an inserted early-19th century coal grate to the right. The raised hearth is also original. The plaster over the fireplace may preserve 17th century wall paintings beneath its whitewash.



Illus. 8. The chamber over the southern parlour (1af) from the south, showing the outline of a second arched and rendered first-floor fireplace in the central chimney. There is no evidence of windows in the rear wall to the left. As elsewhere in the house the roof-plates and ceiling joists were all rendered originally, with large split oak laths nailed to their surfaces, but this render has been removed as part of the present work. The ceiling laths to the left are new. Note the wide oak floorboards.



Illus. 9. The remains of the rare 17th century pargeting to the southern gable of the 17th century structure (1bf) seen from the roof of the 19th century brick infill to the north (5f). The foliate design is in bold relief within a broad triangular border. A repair section of late-18th or early-19th century combed pargeting is visible to the left of the right-hand section.



Illus. 10. The apex of the 17th century whitewashed foliate pargeting shown in illus, 9. Note the fleur-de-lis at the top of the central device. The plaster is secured by horizontal laths nailed to the studs, with wattle-and-daub between the timbers.



Illus. 11. The mid-19th century fireplace and hooded bread oven in the rear (western) internal wall of the brick infill (5). The domed oven is perfectly preserved, along with the arched recess beneath into which the hot ashes were raked. The dome conceals a flue linked to the main chimney. Note the external weatherboarding of the ‘Cottage’ (4a) behind the later brick wall to the right (the hole in the two walls is a recent insertion).



Illus. 12. The 17th century hall (1b) from the north showing the doors opening onto the cellar and stair to the right of the fireplace. The roll-moulded lintel of the fireplace is a re-used 16th century timber that – like the many other re-used timbers in the building – would have been disguised with plaster or in this instance possibly a fascia board.



Illus. 13. The 17th century parlour (1a) from the south showing its original arched fireplace. The canted internal piers of the fireplace are decorated with original red ochre but the rest of the brickwork would have been rendered in imitation of stone and possibly painted.



Illus. 14. The junction of the axial joist of the 17th century parlour (1a) shown in illus. 13 and the re-used medieval binding joist above the fireplace. The empty joist mortises of the re-used timber would have been hidden by plaster but the axial joist bears a neat chamfer with a typically mid-17th century 'nicked' chamfer stop – identical to those of the hall (1b).



Illus. 15. The typically 17th century moulding of the corbel block beneath the re-used binding joist in the north-west corner of the parlour (1a) – a separate timber nailed to the post like that in the opposite corner.



Illus. 16. The brick cellar beneath the 17th century rear wing (3), viewed from the west and showing the worn original internal steps to the right.