



**University of  
Leicester**

**Archaeological Services**

**A photographic survey of garden  
buildings at Billesdon Coplow, Tilton  
Lane, Billesdon, Leicestershire  
NGR: SK 7081 0421**

Sophie Clarke



ULAS Report No 2012-051.  
©2012

**A photographic survey of  
garden buildings at  
Billesdon Coplow, Tilton Lane,  
Billesdon, Leicestershire**

**NGR: SK 7081 0421**

**Sophie Clarke**

**For: Mr and Mrs Bridgewood**

Checked by

**Signed:**



**Date:** 20 March 2012

**Name:** Richard Buckley

**University of Leicester**

Archaeological Services

University Rd., Leicester, LE1 7RH

Tel: (0116) 2522848 Fax: (0116) 2522614

**ULAS Report Number 2012-051**

**X.A32.2012 ©2012**

## CONTENTS

Summary .....	2
Background .....	2
Methods.....	3
Results.....	4
Selected photographs from the archive .....	6
Archive.....	16
Publication.....	16
Acknowledgements .....	16
Bibliography.....	16
Appendix 1: Oasis Record .....	17

## FIGURES

Figure 1. Site location, Billesdon Coplow, Leicestershire.....	2
Figure 2. Site plan (supplied by Staniforth Architects; not to scale) .....	3
Figure 3. Plan of Billesdon Coplow walled garden and buildings in 1886 ( not to scale) .....	4
Figure 4. Floor plans of garden buildings, derived from architects drawings. ....	5
Figure 5. Location of photographs taken to illustrate report.....	6
Figure 6. The garden buildings at Billesdon Coplow. Looking east.....	7
Figure 7. The garden house, looking north-east.....	7
Figure 8. The garden house, looking south-west. ....	8
Figure 9. As above, looking north.....	8
Figure 10. Horizontal sliding sash, with decorative tracery above. Looking south-east.....	9
Figure 11. Ground floor fireplace and ledged and braced door. Looking south. ....	9
Figure 12. Early stud partition wall, with blind window beyond. Looking south. ...	10
Figure 13. Early stud partition wall to stair hatch. Looking north-east. ....	10
Figure 14. Boarded upper floor window light. Looking south-west.....	11
Figure 15. Early fitted cupboard built up against fireplace jamb on upper floor. Looking south.....	11
Figure 16. Outbuilding 1, looking east.....	12
Figure 17. Interior of outbuilding 1, with vertical join in brickwork to show extension of building up to garden house to right hand side. Looking west. ....	12
Figure 18. Outbuildings 2 and 3, looking south-east. ....	13
Figure 19. Junction of outbuildings 2 and 3, built-up to garden wall. Looking east. ....	13
Figure 20. 19th century Messenger and Co. greenhouse. Looking north. ....	14
Figure 21. As above, looking east.....	14
Figure 22. Greenhouse interior. Looking east.....	15
Figure 23. Winding mechanism for opening windows. Looking west. ....	15

## A photographic survey of the garden buildings at Billesdon Coplow, Tilton Lane, Billesdon, Leicestershire SK 7081 0421

### *Summary*

An English Heritage Level 2 photographic survey was carried out on the 14th of March 2012 by ULAS for Mr and Mrs Bridgewood, in advance of the residential conversion of a range of garden buildings, including a late 18th century garden house located on the Billesdon Coplow estate, Tilton Lane, Billesdon, Leicestershire SK 7081 0421. The archive will be deposited with LMARS under the accession number X.A32.2012.

### *Background*

The garden buildings at Billesdon Coplow, including the garden house, green house and stores, have been identified by Leicestershire County Council Historic and Natural Environment Team as being of historic significance. In mitigation of planning consent granted for the alteration and extension to the buildings (09/00079/FUL), it was recommended by the Senior Planning Archaeologist at Leicestershire County Council that a photographic survey be undertaken to provide a permanent record prior to development.

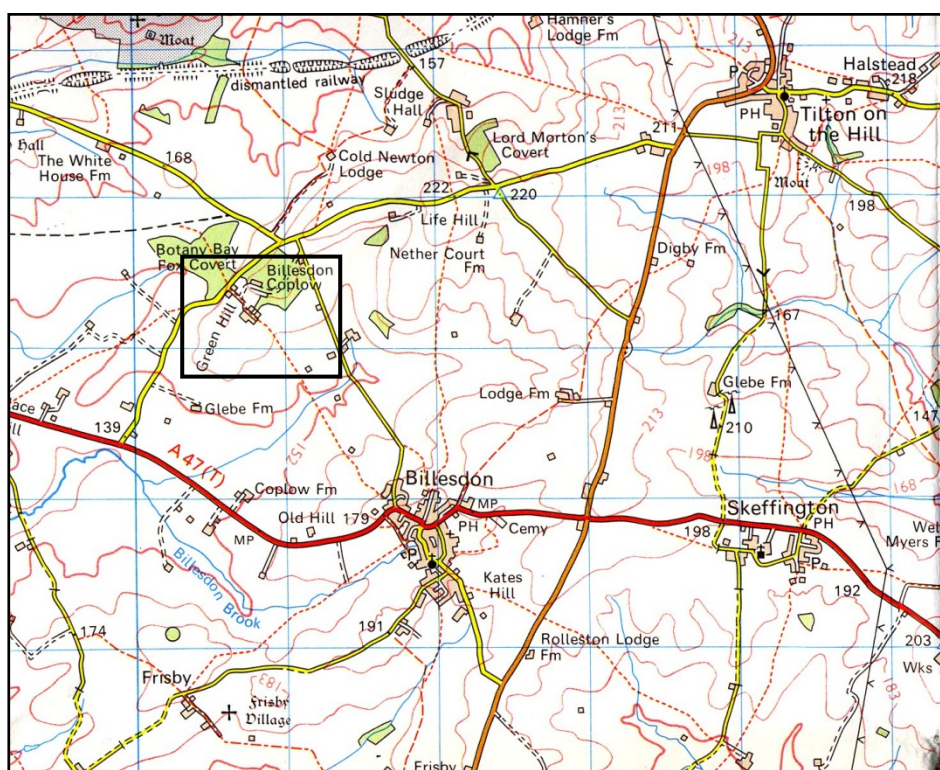
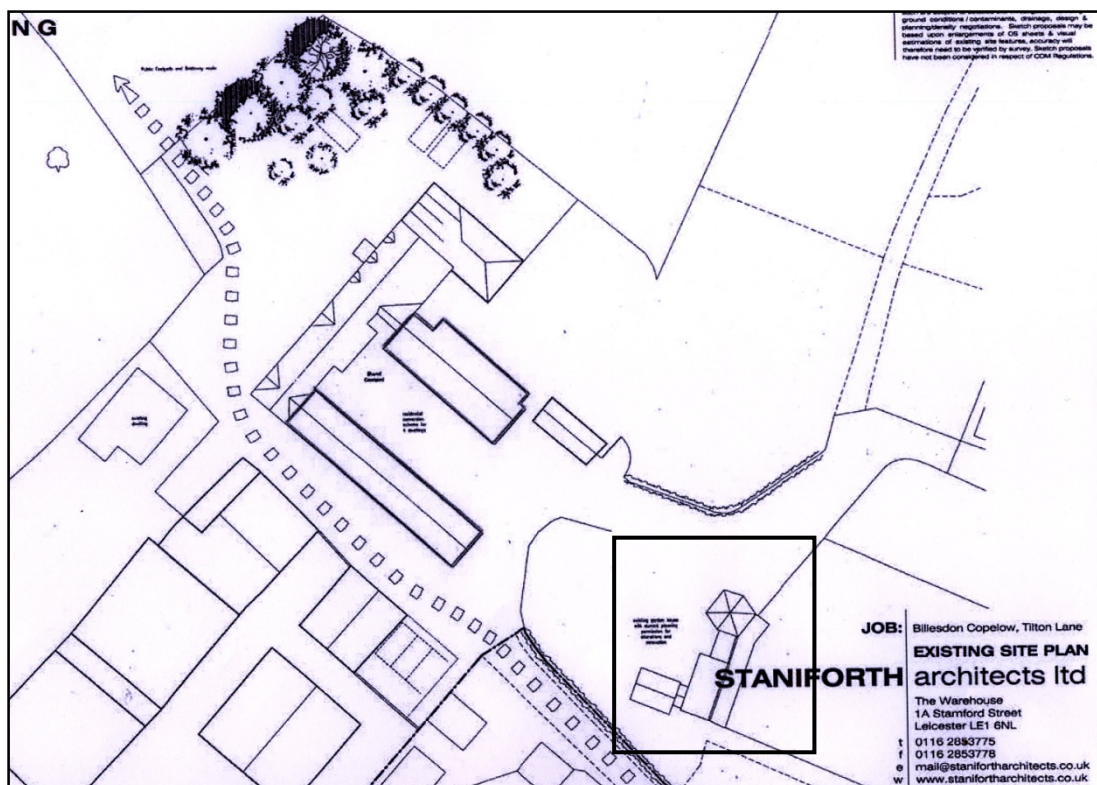


Figure 1. Site location, Billesdon Coplow, Leicestershire

Reproduced from OS Landranger 1:50,000 scale maps by permission of Ordnance Survey® on behalf of The Controller of Her Majesty's Stationery Office. © Crown copyright. All rights reserved. Licence number AL 100029495



### Methods

The photographic record approximated to Level 2 of English Heritage's 'Understanding Historic Buildings' (2006). It included:

Item 1: General view or views of the exterior of the building.

Item 2: The overall appearance of principal rooms and circulation areas.

Item 3: Detailed coverage of the building's exterior appearance.

Item 4: 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.

Item 5: The building's relationship to its setting, to other buildings, or to a significant viewpoint.

Item 6: 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.

A summary of the building's type or purpose, historically and at present, its materials and possible date (s).

All work followed the Institute for Archaeologists (IfA) *Code of Conduct* (rev. 2010) and adhered to their *Standard and Guidance for Archaeological Investigation and Recording of Standing buildings or Structures* (2008). In addition, Leicestershire County Council's *Guidelines and Procedures for Archaeological Work in Leicestershire* was adhered to.

The buildings were photographed using a Pentax K-7 digital camera and Pentax P30 35mm film camera. The film used was Ilford HP5 rated at 400asa. Digital images were shot in proprietary RAW format and converted into TIFFs for the archive.

## Results

The Billesdon Coplow estate is located approximately 2km to the north-west of Billesdon village. The house is grade II listed and dates back to the late 18th century (Pevsner 1996, 102). Home Farm, which appears on the preliminary series OS map of 1835, is located 200m to the south and incorporates a range of unlisted buildings, including the stable block, which has also been recently subject to photographic survey (ULAS report 2012-039). The garden house and associated buildings are located immediately to the south-east of the stables, adjacent to a walled garden. The present layout of the garden buildings and of the walled garden does not appear to have changed since the 1st edition Ordnance Survey of 1886 (Fig. 3).

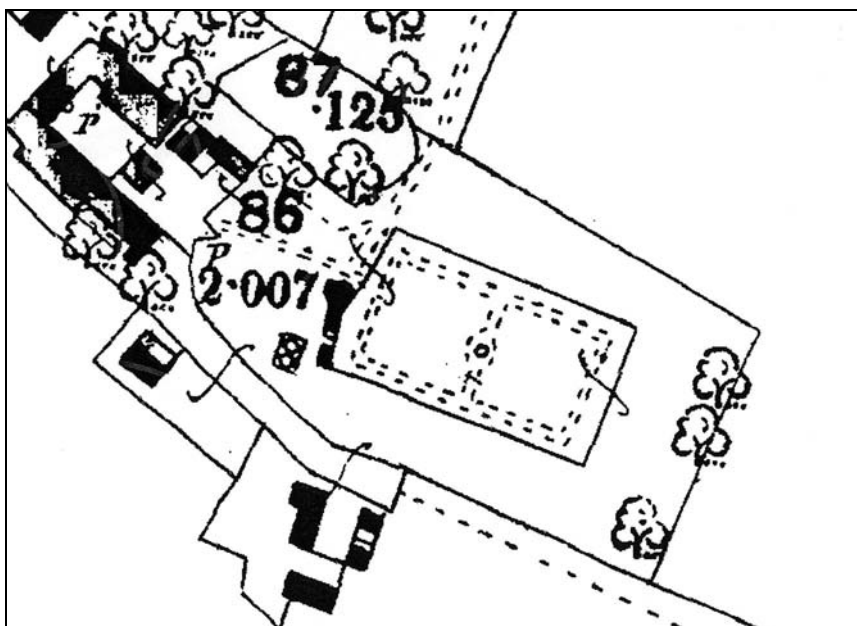


Figure 3. Plan of Billesdon Coplow walled garden and buildings in 1886 (not to scale)

Taken from 1886 Ordnance Survey map XXXII.15

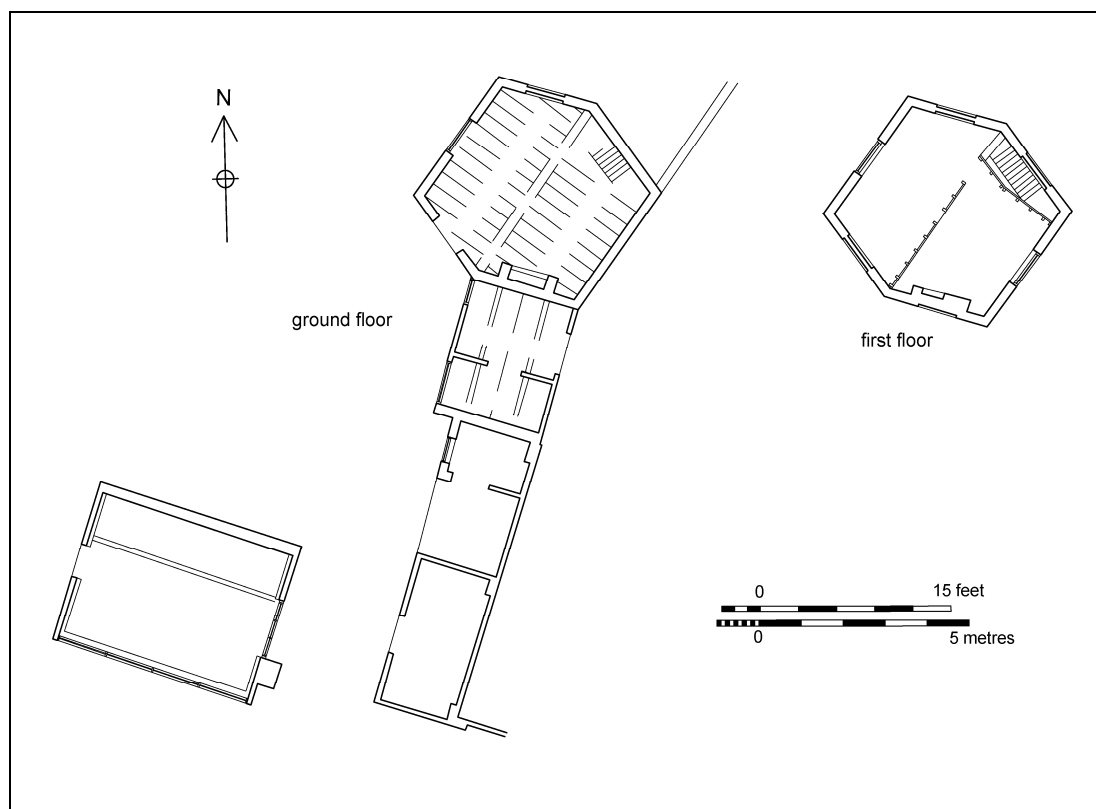


Figure 4. Floor plans of garden buildings, derived from architects drawings.

The garden house is located at the northern end of a range of horticultural buildings and is probably contemporary with the main house, constructed at the end of 18th century as a garden retreat. The structure is in the Gothic revivalist style, reflecting the rise of the Romantic movement of that period and was designed as a place of escape and quiet contemplation, away from the hustle and bustle of the large country house.

The house is hexagonal in plan and constructed of white-washed, red brick to a height of 1 ½ storeys, with a roof capped in local slate. The bricks are of the early, narrow-type, measuring around 2 ¼ inches x 4 ¼ inches x 9 inches. The entrance is located on the south-western side and houses a ledged and braced timber door. At ground floor level, an open, hexagonal room has a brick and tile floor and is lit by a single arch-headed window opening, housing a timber, horizontal sliding sash window frame, with fine, decorative timber tracery above. There is a second ‘blind’ window recessed into the north-facing wall – this appears to be genuinely blind, rather than blocked, using brickwork of similar dimensions and there are other blind windows to the upper floor level. An internal chimney stack to the right of the entrance would have provided heating to ground and upper floors, although both fireplaces have now been removed. A timber stair ladder against the north-facing wall provides access to the upper floor level. Here, the lime-ash floor is supported by a series of joists which rest upon a chamfered beam that is set into the brickwork at either end. The upper floor space is divided into two chambers, with early stud partition walls which have lath and plaster infill panels. Each chamber is lit by a single, true window- the opening on the north-west facing wall is presently blocked by a piece of timber ply, with a modern clock-face attached. The window opening on the south-eastern side contains arch-headed timber window-frame and looks out over the walled garden.

To the south of the garden-house is a short linear range of three single-storey brick outbuildings, which appear to date from the mid-19th century. Outbuilding 1 appears

to be the earliest of these and was originally detached, but later extended to butt-up to the garden-house. The roof appears to have been replaced, using Welsh slate. The building is accessed from the walled garden and is now used as a potting shed. Outbuildings 2 and 3 are accessed from the western side and are used for storage.

Just to the west of the outbuildings is a detached, brick and glazed green-house, with the original window opening winding gear intact. The maker's mark is Messenger and Co Ltd, Loughborough, a well-known firm of horticultural builders which was founded by Thomas Goode Messenger in 1858 and famous for their greenhouses throughout the Victorian and Edwardian periods. The first edition OS map of 1886 certainly shows the greenhouse to have been built by this stage, with the outbuildings also shown in more or less their present form.

### *Selected photographs from the archive*

The following photographs have been selected from the site archive to illustrate the above account and are located on the plan below.

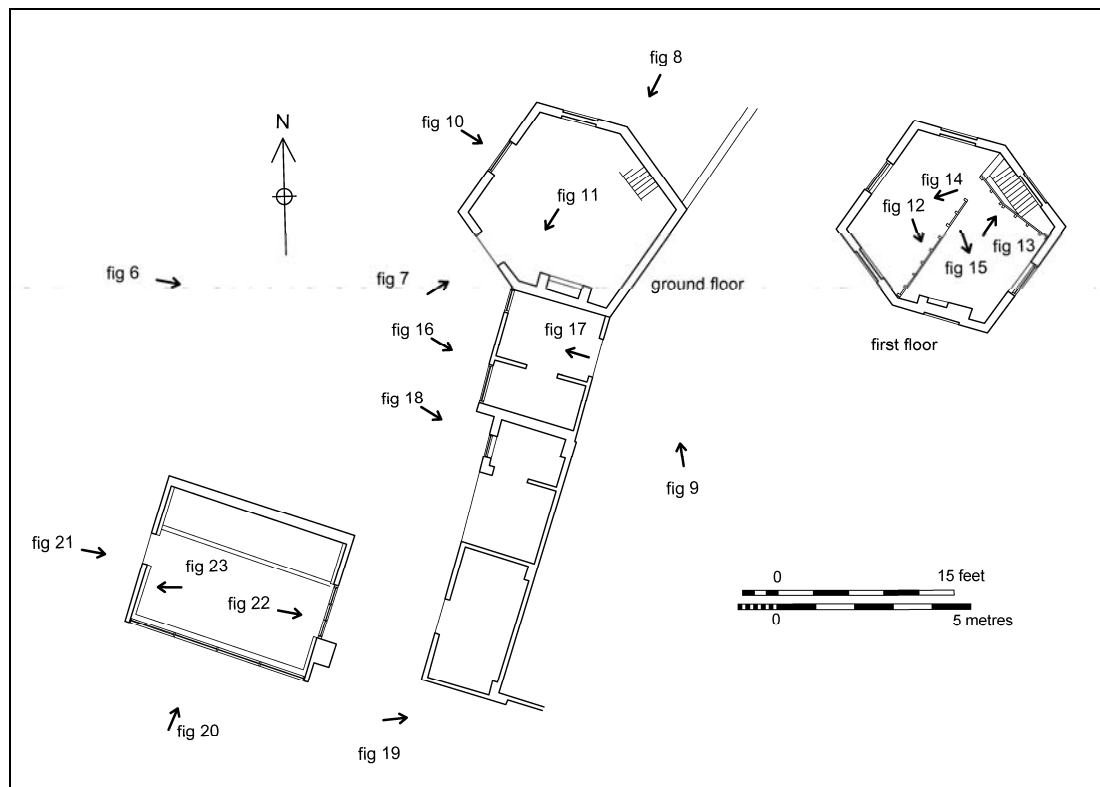


Figure 5. Location of photographs taken to illustrate report.





Figure 6. The garden buildings at Billesdon Coplow. Looking east.



Figure 7. The garden house, looking north-east.



Figure 8. The garden house, looking south-west.



Figure 9. As above, looking north.



Figure 10. Horizontal sliding sash, with decorative tracery above. Looking south-east.



Figure 11. Ground floor fireplace and ledged and braced door. Looking south.



Figure 12. Early stud partition wall, with blind window beyond. Looking south.



Figure 13. Early stud partition wall to stair hatch. Looking north-east.



Figure 14. Boarded upper floor window light. Looking south-west.



Figure 15. Early fitted cupboard built up against fireplace jamb on upper floor.  
Looking south.



Figure 16. Outbuilding 1, looking east.

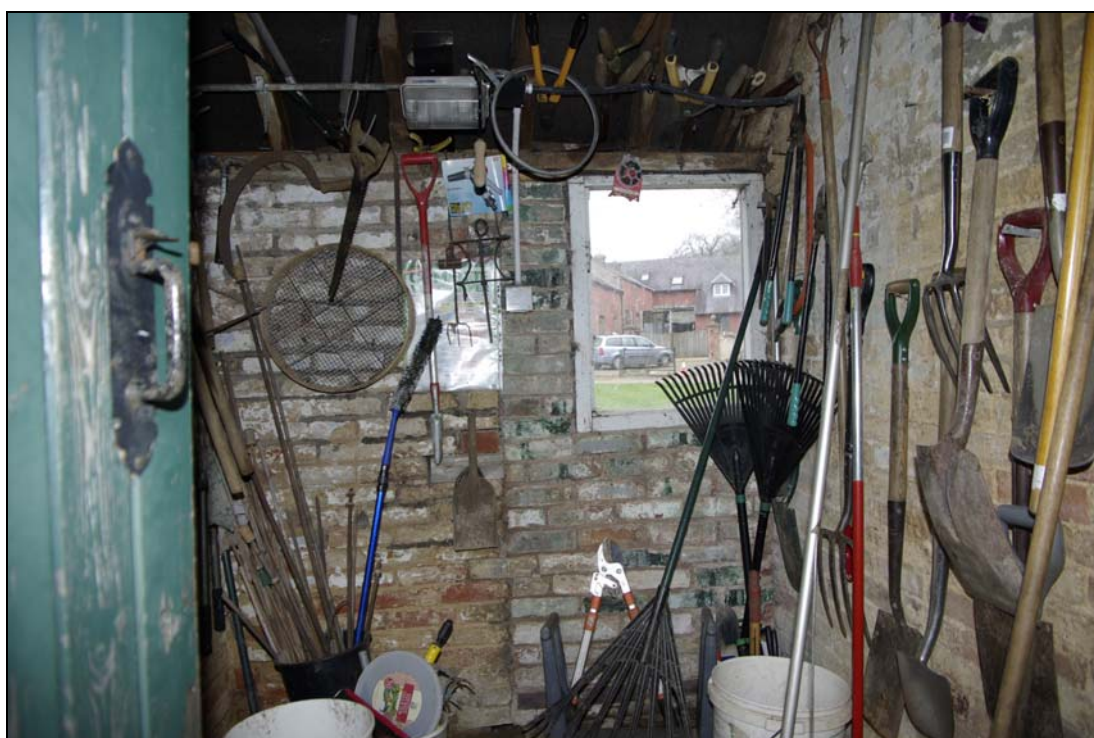


Figure 17. Interior of outbuilding 1, with vertical joint in brickwork to show extension of building up to garden house to right hand side. Looking west.



Figure 18. Outbuildings 2 and 3, looking south-east.



Figure 19. Junction of outbuildings 2 and 3, built-up to garden wall. Looking east.



Figure 20. 19th century Messenger and Co. greenhouse. Looking north.



Figure 21. As above, looking east.





Figure 22. Greenhouse interior. Looking east.



Figure 23. Winding mechanism for opening windows. Looking west.

### ***Archive***

The archive consists of the digital image files on DVD, digital contact sheets, monochrome film and associated contact prints, and a plan of the building showing position and direction of all photographs taken. It will be deposited with LMARS under the accession number X.A32.2012.

### ***Publication***

A version of the summary will appear in *Transactions of the Leicestershire Archaeological and Historical Society* in due course. The report will be added to the Archaeology Data Service's (ADS) Online Access to the Index of Archaeological Investigations (OASIS) database.

### ***Acknowledgements***

The project was managed by Richard Buckley and carried out by Sophie Clarke of ULAS. ULAS would like to thank Mrs Bridgewood of Billesdon Coplow and Matthew Staton for their help during the course of this project.

### ***Bibliography***

Clarke, S. 2012 A Photographic Survey of stables at Home Farm, Billesdon Coplow, Tilton Lane, Billesdon, Leicestershire SK 7078 0423 © ULAS 2012-039.

IfA, 2010 *Code of Conduct*.

IfA, 2008 *Standard and Guidance for Archaeological Investigation and Recording of Standing buildings or Structures*.

Leicestershire County Council, *Guidelines and Procedures for Archaeological Work in Leicestershire*.

Pevsner, N. and Williamson, E. 2003. *The Buildings of England: Leicestershire and Rutland*. Yale University Press: London and New Haven.

***Appendix 1: Oasis Record***

<b>INFORMATION REQUIRED</b>	<b>EXAMPLE</b>
Project Name	The garden house, Billesdon Coplow
Project Type	Building survey
Project Manager	Richard Buckley
Project Supervisor	Sophie Clarke
Previous/Future work	-
Current Land Use	garden
Development Type	Residential
Reason for Investigation	PPS5
Position in the Planning Process	As a condition
Site Co ordinates	SK 7081 0421
Start/end dates of field work	14th March 2012
Archive Recipient	LMARS
Height min/max	not known
Study Area *	0.5 ha
Finds	None

## Contact Details

Richard Buckley or Patrick Clay  
University of Leicester Archaeological  
Services (ULAS)  
University of Leicester,  
University Road,  
Leicester LE1 7RH

**T:** +44 (0)116 252 2848

**F:** +44 (0)116 252 2614

**E:** [ulas@le.ac.uk](mailto:ulas@le.ac.uk)

**w:** [www.le.ac.uk/ulas](http://www.le.ac.uk/ulas)

