



UNIVERSITY OF
LEICESTER

Archaeological Services

**A Photographic Survey of Buildings at
9 Lady Gate,
Diseworth,
Leicestershire**

NGR: SK 45328 24256

Andrew Hyam



ULAS Report No. 2017-131
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A Photographic Survey of Buildings at

9 Lady Gate,

Diseworth,

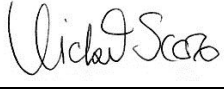
Leicestershire

NGR: SK 45328 24256

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For: W Jarrom, F Smith, E Nuth

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A Photographic Survey of Buildings at 9 Lady Gate, Diseworth, Leicestershire

NGR: SK 45328 24256

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Summary

A photographic survey of buildings at 9 Lady Gate, Diseworth, Leicestershire was undertaken by the University of Leicester Archaeological Services (ULAS) in July 2017. The survey studied two mid to late 19th century agricultural buildings with later surrounding buildings being added shortly after the First World War and throughout the 20th century.

The report and archive will be deposited under Accession Number X.A85.2017

Introduction

In accordance with National Planning Policy Framework (NPPF) Section 12 *Conserving and Enhancing the Historic Environment* this document forms the report for a historic building photographic survey of farm buildings at 9 Lady Gate, Diseworth, Leicestershire, NGR SK45328 24256. Under planning application 16/01071/FUL permission has been approved for the demolition of modern farm buildings and the conversion of two traditional agricultural buildings to form three dwellings along with the erection of seven additional dwellings.

The ULAS *Written Scheme of Investigation for a Photographic Survey of Buildings at 9 Lady Gate, Diseworth, Leicestershire* (ULAS 2017) produced for this site specified that an adequate photographic record should be made of the buildings to be modified or demolished prior to the commencement of any site work.

Background

The village of Diseworth is in the north-west of the county, south of East Midlands Airport and to the west of Junction 23A of the M1 motorway (Fig. 1). The site of Lady Gate Farm lies towards the south-eastern edge of the village and currently consists of two long single storey barns built of red brick, stone and timber with a number of modern barns clustered around them and extending out towards the fields on the east (Fig. 2). The farmhouse lies to the north of the proposed development site and does not form part of the redevelopment. For the purposes of the planning application the barns have been identified as Barn A (the northernmost barn) and Barn B (to the south). This identification has also been used for this report.

The Ordnance Survey map of 1884 show buildings on the location which are probably the two barns A and B. The outline of the barns are visible along with a number of smaller buildings around them and an L-shaped barn between the western end of Barn B and the road. By 1904 the southern end of Barn B has been extended to create a definite L-shape. Some of the small buildings to the south of Barn B had been removed

by this time. The next available map published in 1921 shows a large rectangular building built in the angle of Barn B on its southern side. This structure is still present and consists of a large open barn roofed with corrugated metal sheeting and supported by substantial steel uprights. Discussion with the owner on site revealed that the girders were brought soon after the First World War on a farm cart from the station at Tonge and Breedon approximately 4km to the west. Other farm buildings appear to have been added in the 1950s-60s.



Figure 1: Diseworth location

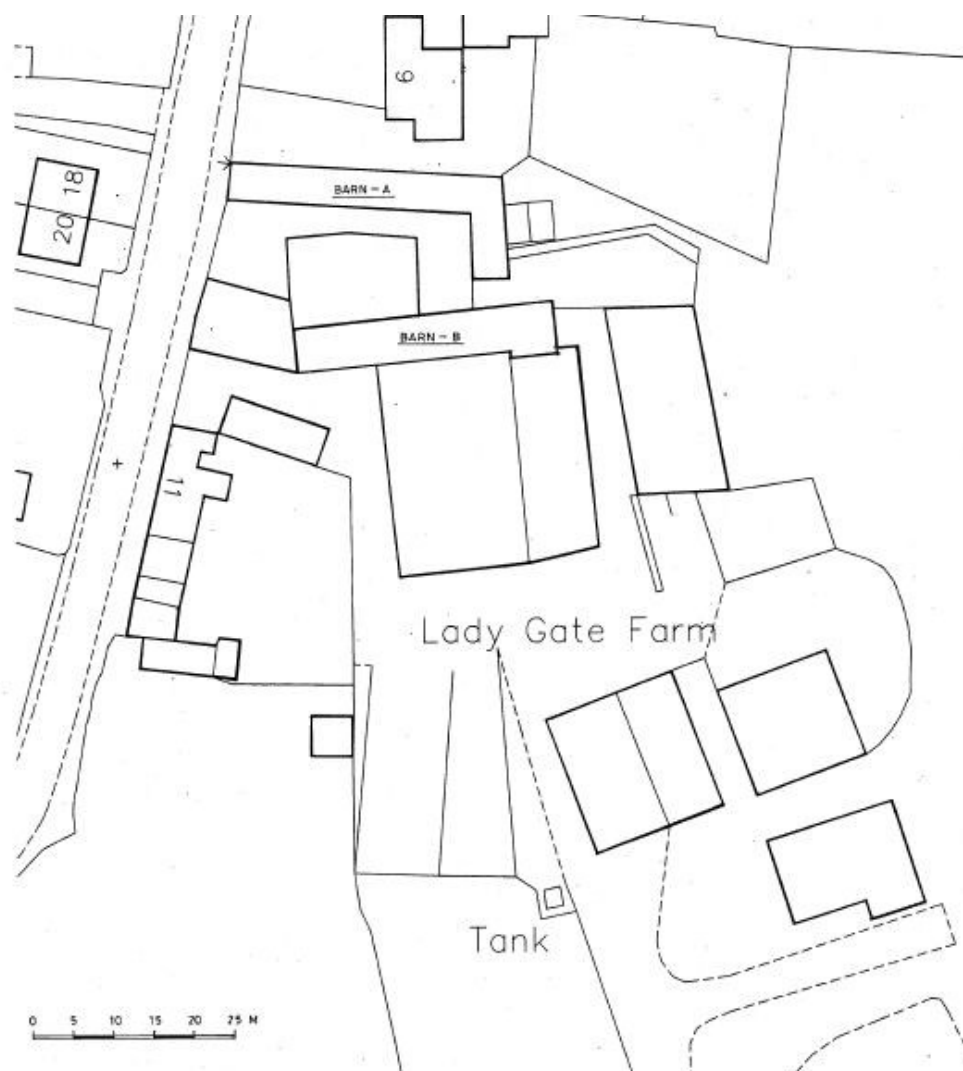


Figure 2: Current site layout
Provided by client. North to top of plan

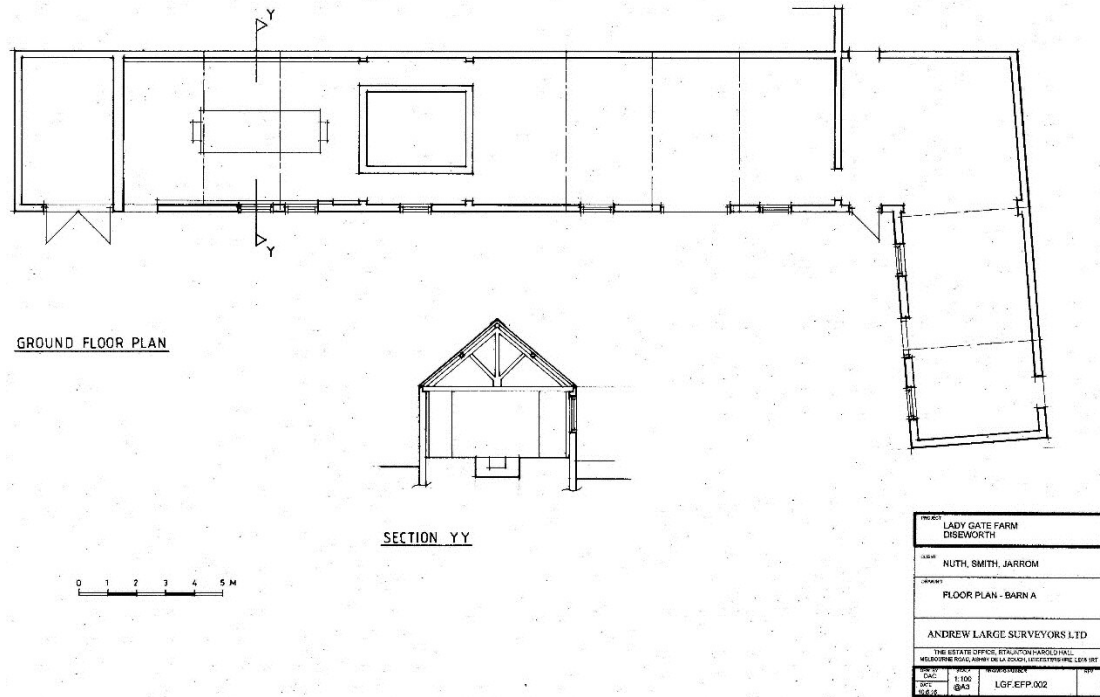


Figure 3: Barn A plan
Plan supplied by client

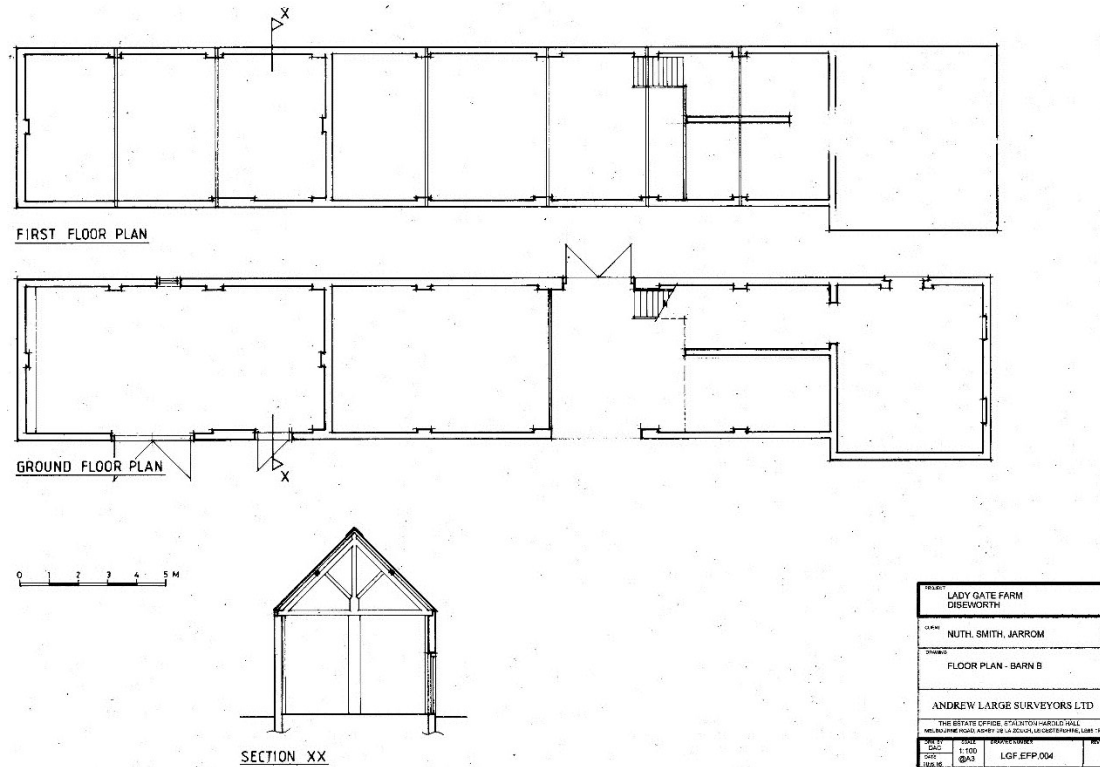


Figure 4: Barn B plan
Plan supplied by client.
Note that there is only a first floor above the east (right hand) room

Objectives

The objectives for the photographic survey were as set out in the ULAS WSI (ULAS 2017) approved by the County Planning Archaeologist. Within the stated project objectives, the principal aim of the survey was to provide a photographic record of the historic farmstead and the affected buildings prior to the commencement of any redevelopment work.

Methodology

The methodology and recording system employed for the photographic survey was as stated in the ULAS WSI. In brief, the photographic survey followed Historic England's guidelines *Understanding Historic Buildings: A guide to good recording practice* (2016). The level of Historic Building Photographic Survey for this project was been specified by the Planning Archaeologist for Leicestershire County Council.

All work followed the Chartered Institute for Archaeologists (CIfA) *Code of Conduct* (2014).

Results

At the time of the survey (26/07/2017) the farm was still in operation as a small-scale dairy farm although not all parts of the barns were in use. As noted the two main barns A and B are built using red brick on earlier stone bases with modern roofing material and welsh slates. The farmyard opens out onto Lady Gate to the west and to fields on the east (Figs 5 to 9).

Barn A (Figs 10-25)

Barn A forms a long east to west structure extending from Lady Gate along the side of a former stockyard to the south and the garden to Lady Gate farmhouse to the north. At its eastern end Barn A turns southwards to form an L-shape. The western gable end wall has a base of coursed rubble which is likely to be a remnant of an earlier structure. The rest of the building is of red brick with the exception of the lower courses of the west facing elevation of the southern arm. The roof is modern metal sheeting. Most of the north facing elevation is obscured by shrubs and vegetation.

Inside Barn A has a small milking parlour which is no longer in use. The southern arm of the building is currently used as a chicken coup. The roof structure appears to be of mid to later 19th century.

Barn B (Figs 26-42)

Barn B is built entirely of brick and has a slate roof. The main east to west building has a single storey and has a set of double doors approximately half way along its length and was presumably originally used as a threshing barn. The eastern end of the building has been extended by another brick built building with a north to south axis.

The western end of Barn B houses a workshop and store. To the east of the double doors is a room with a first floor which was associated with grain processing. As with Barn A the roof structure appears to be of mid to later 19th century date.

At the western end of Barn B is an open shed with a brick and stone wall facing onto Lady Gate.



Figure 5: Site viewed from Lady Gate
Looking north-east. Barn A on left of picture, Barn B is the brick gable to the right



Figure 6: Site viewed from Lady Gate
Looking south-east. Barn A on left



Figure 7: Post Great War barn
Looking north. Barn B in distance to left



Figure 8: Outbuildings along the east of the site
Looking north-west. Barn B roof can be seen top centre of picture



Figure 9: Lady Gate from yard
Looking west. Barn A on right



Figure 10: Barn A west facing gable end
Looking east from Lady Gate. 1m scale



Figure 11: Barn A west and south facing elevations
Looking north-east. 1m scale



Figure 12: Barn A, western doors on south facing elevation
Looking north. 1m scale. Note modified doors and blocked windows



Figure 13: Barn A, south facing elevation
Looking north-west. 1m scale



Figure 14: Barn A, south facing elevation window detail
Looking north. 1m scale



Figure 15: Barn A east end
Looking north-east



Figure 16: Barn A west facing elevation of north to south range
Looking east. 1m scale



Figure 17: Barn A, south facing gable and east facing elevation
Looking north-west. 1m scale. Barn B on left. Farmhouse on right



Figure 18: Barn A, north-east corner
Looking south-west. Barn B can be seen on far left



Figure 19: Barn A north facing elevation
Looking south-west



Figure 20: Barn A, westernmost room
Looking north from doorway



Figure 21: Barn A, milking parlour
Looking east



Figure 22: Barn A roof structure in milking parlour
Looking west



Figure 23: Barn A, blocked window on north wall in silo room
Looking north-east



Figure 24: Barn A, shed
Looking east



Figure 25: Barn A, north to south range
Looking south-east



Figure 26: Barn B, west facing gable end
Looking east from track down to Lady Gate



Figure 27: Barn B, west facing elevation (base of gable end)
Looking east. 1m scale



Figure 28: Barn B, south facing elevation (west end)
Looking north. 1m scale



Figure 29: Barn B, south facing elevation (centre portion and threshing doors)
Looking north-west. 1m scale



Figure 30: Barn B, south facing elevation (east end)
Looking north-east. 1m scale



Figure 31: Barn B, east and north facing elevations
Looking south-west. 1m scale



Figure 32: Barn B, north facing elevation (east end)
Looking south-east. 1m scale



Figure 33: Barn B, north facing elevation (centre portion)
Looking south-east



Figure 34: Barn B, north facing elevation (west end)
Looking south-east



Figure 35: Barn B, western room/workshop
Looking north-west



Figure 36: Barn B, western room/workshop
Looking south-east



Figure 37: Barn B, centre room
Looking west over partition wall



Figure 38: Barn B, northern double doorway
Looking north. 1m scale



Figure 39: Barn B, grain processing equipment to east of double doors
Looking north-east. Note wooden steps up to first floor



Figure 40: Barn B, first floor over grain processing equipment
Looking east from wooden steps (see figure 39)



Figure 41: Barn B, easternmost room
Looking east



Figure 42: Open barn to west of Barn B, west and north facing elevations
Looking south-east from Lady Gate. 1m scale. Barn B on left

Discussion

The method of construction and style of the two barns A and B indicates that they date to the mid to later 19th century. The western wall of Barn A along Lady Gate and the west facing wall of its north to south range have lower courses of stonework. The stone components are likely to be remnants of earlier structures. The open barn to the west of Barn B also uses a much earlier west wall. Barn B appears to have been extended eastwards in the later 19th century. Later additions to the site are the large barn to the south of Barn B which was added soon after the First World War. Other structures have been added since that time.

Archive

The archive consists of:

This report,

137 digital images in tiff and jpeg format on 2 DVDs,

4 A4 contact sheets of the digital images

Publication

A summary of the work will be submitted for publication in the *Transactions of the Leicestershire Archaeological and Historical Society* in due course. A record of the project will also be submitted to the OASIS project. OASIS is an online index to archaeological grey literature.

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A Hyam
ULAS
University of Leicester
30.08.2017

Appendix 1 Digital photographs



XA85 2017 (1).JPG



XA85 2017 (2).JPG



XA85 2017 (3).JPG



XA85 2017 (4).JPG



XA85 2017 (5).JPG



XA85 2017 (6).JPG



XA85 2017 (7).JPG



XA85 2017 (8).JPG



XA85 2017 (9).JPG



XA85 2017 (10).JPG



XA85 2017 (11).JPG



XA85 2017 (12).JPG



XA85 2017 (13).JPG



XA85 2017 (14).JPG



XA85 2017 (15).JPG



XA85 2017 (16).JPG



XA85 2017 (17).JPG



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XA85 2017 (19).JPG



XA85 2017 (20).JPG



XA85 2017 (21).JPG



XA85 2017 (22).JPG



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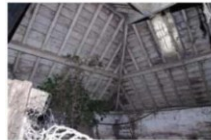
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XA85 2017 (136).JPG

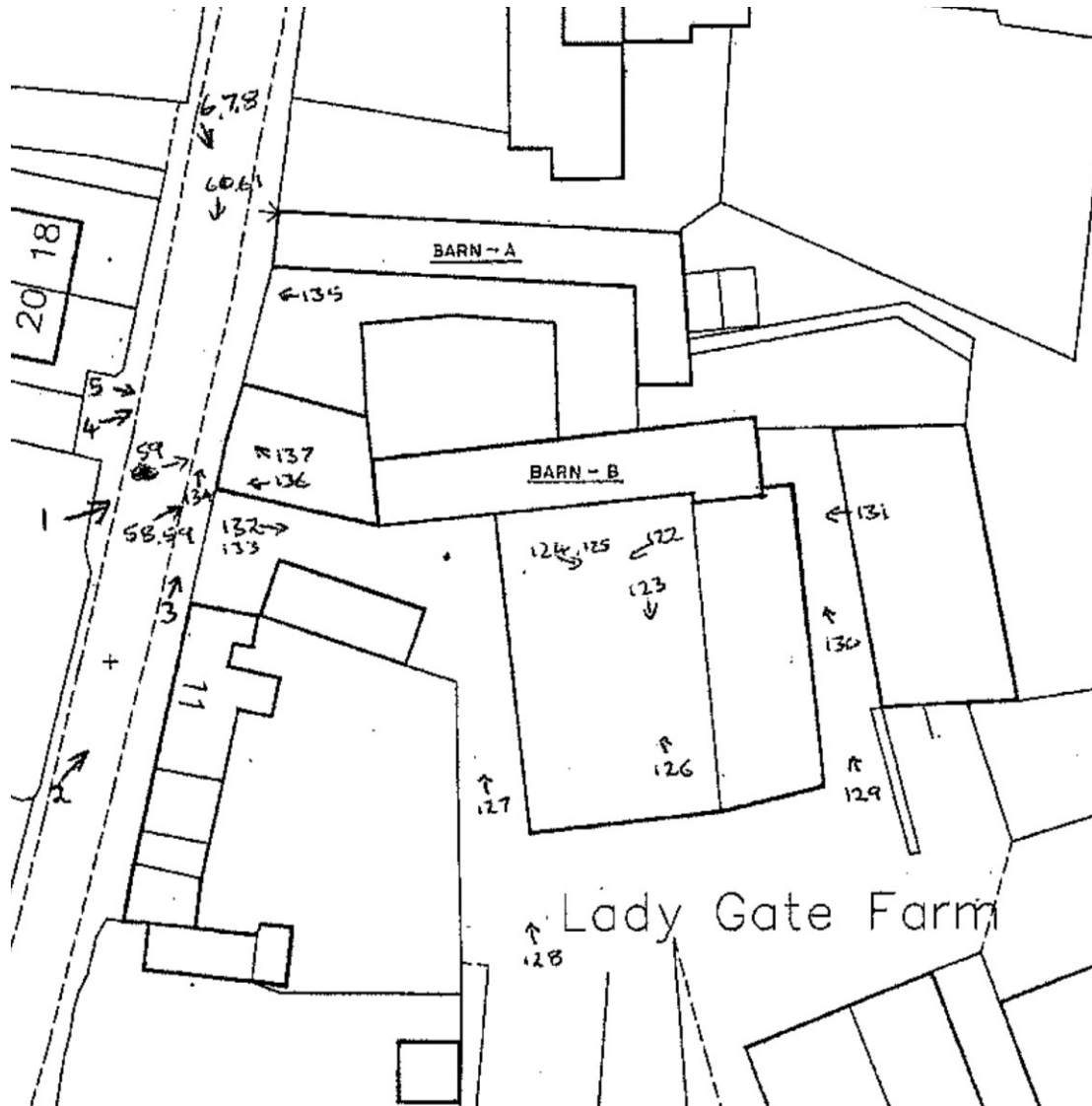


XA85 2017 (137).JPG

Appendix 2 Photo locations

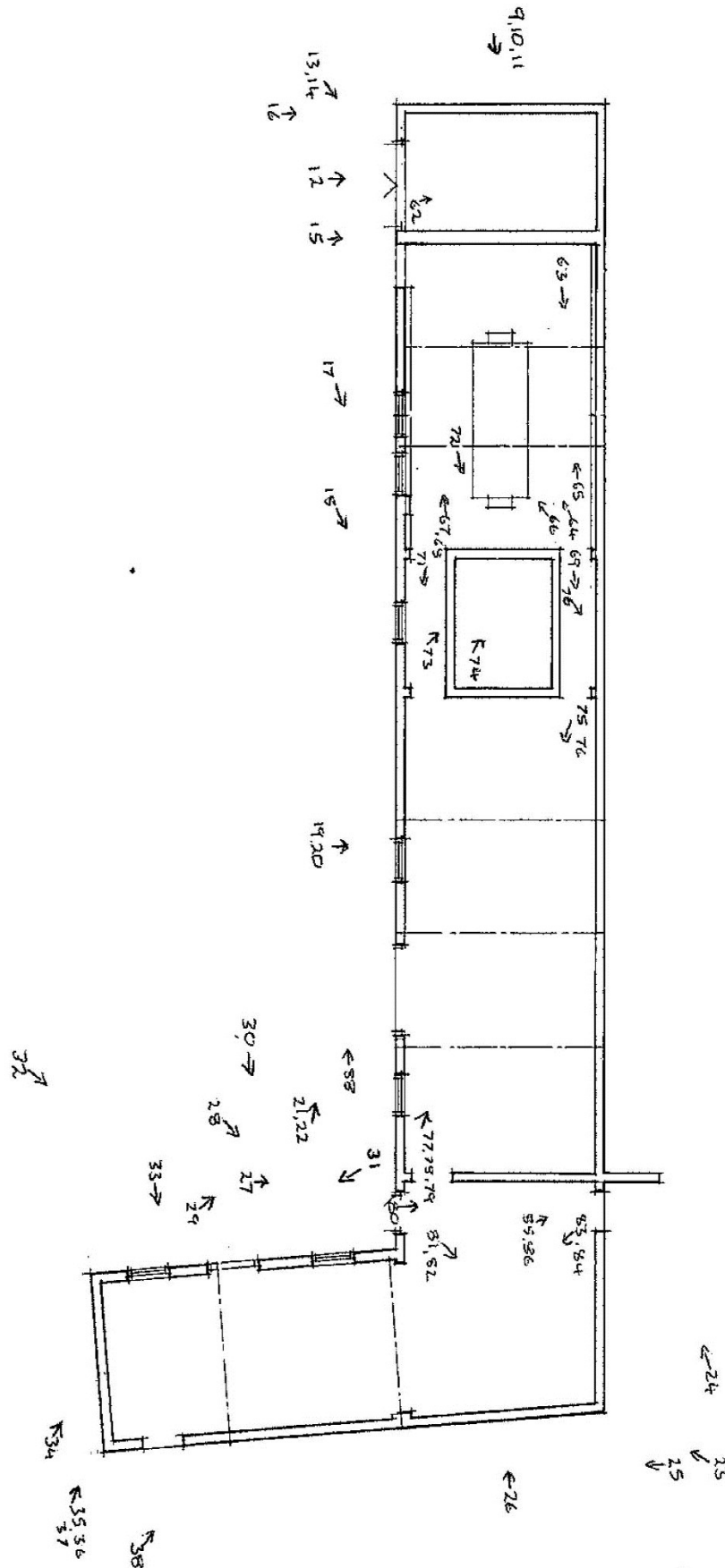
Note: photo numbers refer to the photographs shown in Appendix 1

General site shots:



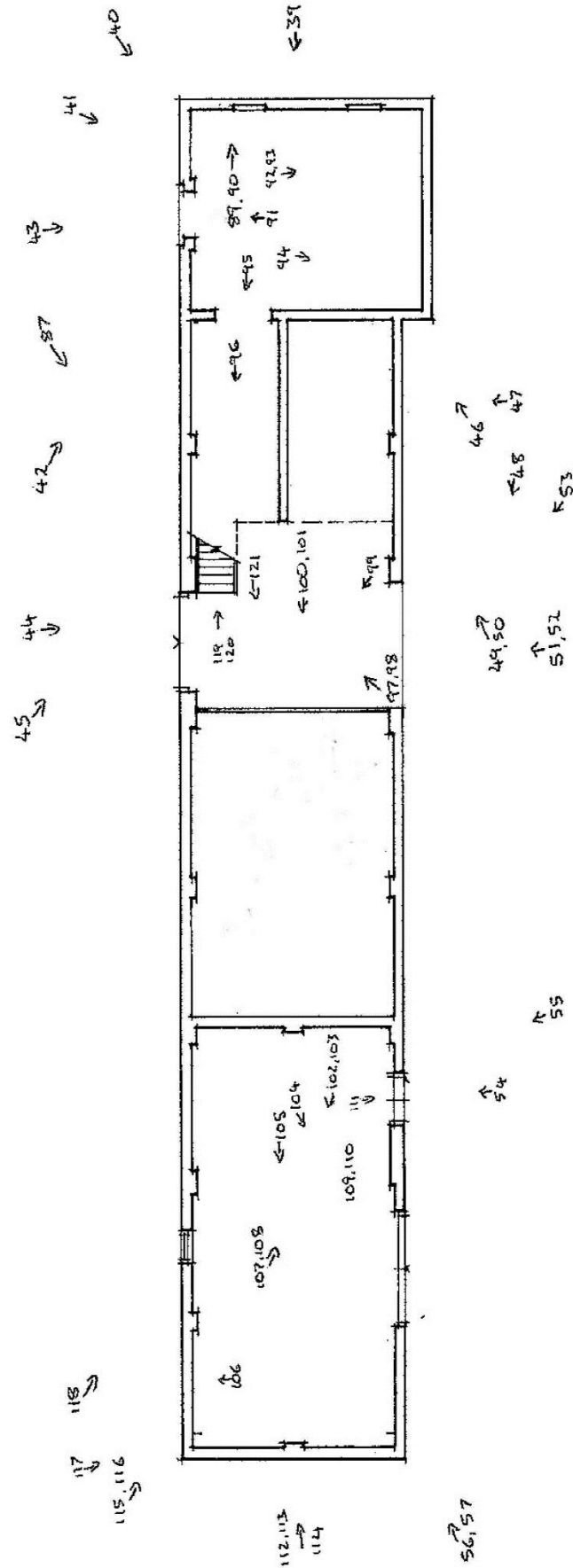
North to top of plan

Barn A:



North to right of plan

Barn B:



North to left of plan

Appendix 3 Digital photograph gazetteer

Photo	Building	Description	Looking	Scale
1	Gen view of site	From Lady Gate	NE	n/a
2	Gen view of site	From Lady Gate	NE	n/a
3	W end of Barn B	From Lady Gate	NE	n/a
4	W end of barns	From Lady Gate	E	n/a
5	W end of Barn B	From Lady Gate	E	n/a
6	Gen view of site	From Lady Gate	SE	n/a
7	Gen view of site	From Lady Gate	SE	n/a
8	Gen view of site	From Lady Gate	SE	n/a
9	Barn A	West facing elevation	E	1m
10	Barn A	West facing elevation	E	1m
11	Barn A	West facing elevation	E	1m
12	Barn A	S facing elevation. West end	N	1m
13	Barn A	S facing elevation. SW corner	NE	1m
14	Barn A	S facing elevation. SW corner	NE	1m
15	Barn A	S facing elevation. West end. Door detail	N	1m
16	Barn A	S facing elevation. W end wall joints	N	1m
17	Barn A	S facing elevation. Centre portion	NE	n/a
18	Barn A	S facing elevation. Centre portion	NE	n/a
19	Barn A	S facing elevation. Centre portion. Window detail	N	n/a
20	Barn A	S facing elevation. Centre portion. Window detail	N	n/a
21	Barn A	S facing elevation. Centre portion	NW	1m
22	Barn A	S facing elevation. Centre portion	NW	1m
23	Barn A	N facing elevation. NE corner	SW	1m
24	Barn A	N facing elevation	SW	n/a
25	Barn A	E facing elevation	SW	1m
26	Barn A	E facing elevation. Brick joints	W	1m
27	Barn A	S facing elevation. E end	N	1m
28	Barn A	S facing elevation and E corner	NE	1m
29	Barn A	S facing elevation. E end	NW	1m
30	Barn A	East range W facing elevation	E	1m
31	Barn A	East range W facing elevation & Barn B	SE	1m
32	Barn A	East range W facing elevation & yard	NE	1m
33	Barn A	East range W facing elevation window detail	SE	1m
34	Barn A	East range S facing gable end	NW	1m
35	Barn A	East range S facing gable end & Barn B	W	1m

36	Barn A	East range SE corner	NW	1m
37	Barn A	East range SE corner	NW	1m
38	Barn A	East range. Outbuildings against E facing elev.	NW	n/a
39	Barn B	E facing elevation	W	1m
40	Barn B	NE corner	SW	1m
41	Barn B	NE corner	SW	1m
42	Barn B	N facing elevation. E end	SE	1m
43	Barn B	N facing elevation. E end. Single door detail	S	1m
44	Barn B	N facing elevation. E end. Large door detail	S	1m
45	Barn B	N facing elevation. E end	SE	1m
46	Barn B	S facing elevation. E end	NE	n/a
47	Barn B	S facing elevation. E end	N	1m
48	Barn B	S facing elevation. W end	NW	1m
49	Barn B	S facing elevation. E end	NE	1m
50	Barn B	S facing elevation. E end and joint with E end range	NE	1m
51	Barn B	S facing elevation. Doors	N	1m
52	Barn B	S facing elevation seen from modern barn	N	1m
53	Barn B	S facing elevation general view	NW	1m
54	Barn B	S facing elevation. Door detail	N	1m
55	Barn B	S facing elevation. W end	N	1m
56	Barn B	W facing elevation and low barn	E	n/a
57	Barn B	W facing elevation and metal barns	E	n/a
58	Barn B	View from Lady Gate	NE	1m
59	Barn at end of Barn B	W facing elevation	NE	1m
60	Barn at end of Barn B	View from Lady Gate	S	1m
61	Barn at end of Barn B	N and W facing elevations	SE	1m
62	Barn A West room	General view	NW	n/a
63	Barn A parlour	General view	E	1m
64	Barn A parlour	General view	NE	n/a
65	Barn A parlour	General view	W	1m
66	Barn A parlour	General view	SW	n/a
67	Barn A parlour	Milking equipment	NW	n/a
68	Barn A parlour	Roof detail	W	n/a
69	Barn A parlour	Through E wall doorway on N side	E	1m

70	Barn A parlour	Through E wall doorway on N side. Blocked window	NE	1m
71	Barn A parlour	Through E wall doorway on S side	SE	1m
72	Barn A parlour	Tree trunks in roof	E	n/a
73	Barn A feed bin room	Tree trunks in roof	NW	n/a
74	Barn A feed bin room	Feed bin	NW	n/a
75	Barn A E end room	General view	E	1m
76	Barn A E end room	Roof detail	E	n/a
77	Barn A E end room	General view	W	n/a
78	Barn A E end room	General view	NW	n/a
79	Barn A E end room	Roof detail	NW	n/a
80	Barn A	Corridor between main barn and E range	N	1m
81	Barn A East range	Roof detail	NE	n/a
82	Barn A East range	Roof truss detail	SE	n/a
83	Barn A East range	Roof truss detail	SE	n/a
84	Barn A East range	General view	SE	n/a
85	Barn A	Door at N end of corridor between main barn and E range	N	1m
86	Barn A	Door at N end of corridor between main barn and E range	S	1m
87	Barn B	N facing elevation, yard and modern barn	SW	n/a
88	Barn A	Yard and modern barn between Barns A and B	W	n/a
89	Barn B	General view of room at E end	E	n/a
90	Barn B	General view of room at E end	E	n/a
91	Barn B	Door detail on N wall of room at E end	N	n/a
92	Barn B	Roof detail	S	n/a
93	Barn B	Roof detail	S	n/a
94	Barn B	General view of room at E end	S	n/a
95	Barn B	E end room. Door on W wall	SW	n/a
96	Barn B	Looking into barn from E end room	W	n/a
97	Barn B	Grain equipment	NE	n/a
98	Barn B	Grain equipment	NE	n/a
99	Barn B	Double doors out to yard	N	1m
100	Barn B	Partition W of double doors	W	1m
101	Barn B	Roof detail	W	n/a
102	Barn B	W end room general view	NW	1m

103	Barn B	W end room general view	W	1m
104	Barn B	W end room general view	SW	n/a
105	Barn B	W end room roof detail	W	n/a
106	Barn B	W end room. Window on N wall	N	n/a
107	Barn B	W end room general view	SE	1m
108	Barn B	W end room general view	SE	n/a
109	Barn B	W end room cabinet in room	S	n/a
110	Barn B	W end room cabinet in room	SW	n/a
111	Barn B	W end room door detail on S wall	S	1m
112	Barn B	W facing elevation in modern barn	E	1m
113	Barn B	W facing elevation in modern barn	E	1m
114	Barn B	W facing elevation in modern barn	NE	1m
115	Barn B	N facing elevation at W end	SE	n/a
116	Barn B	N facing elevation at W end	SE	n/a
117	Barn B	W end wall overlap	S	n/a
118	Barn B	N facing elevation at W end	SE	n/a
119	Barn B	Mezzanine floor at E end	E	n/a
120	Barn B	Mezzanine floor at E end	E	n/a
121	Barn B	Partitioned room W of double doors from mezzanine	W	n/a
122	Barn B	Barns on S side of Barn B	W	n/a
123	Metal barns	Barn to S of Barn B	S	n/a
124	Metal barns	Barn to S of Barn B	SE	n/a
125	Barn B	S facing elevation at E end and metal barn	E	n/a
126	Metal barns	View towards S facing elevation of Barn B	N	n/a
127	Barn B	S facing elevation and W side of metal barn	N	n/a
128	Metal barns	S facing elevation to S of Barn B	NE	n/a
129	Metal barns	Metal barns to E of Barn B	NW	n/a
130	Barn B	East end	NW	n/a
131	Barn B	SE corner	NW	n/a
132	Barn B	W facing gable and metal barn	E	n/a
133	Gen view of site	View from Lady Gate	NE	n/a
134	Gen view of site	View along Lady Gate	N	n/a
135	Gen view of site	View onto Lady Gate & Barn B	W	n/a
136	Gen view of site	Inner wall of barn onto Lady Gate	NW	n/a
137	Gen view of site	Inner wall of barn onto Lady Gate	NW	n/a

Appendix 4 OASIS Information

PROJECT DETAILS	Oasis No	universi1-294541		
	Project Name	A Photographic Survey of Buildings at 9 Lady Gate, Diseworth, Leicestershire		
	Start/end dates of field work	26.7.2017		
	Previous/Future Work	No / Not known		
	Project Type	Historic building photographic survey		
	Site Status	None		
	Current Land Use	Agricultural buildings		
	Monument Type/Period	Building/modern		
	Significant Finds/Period	None/none		
	Development Type	Residential		
	Reason for Investigation	NPPF		
	Position in the Planning Process	Planning condition		
	Planning Ref.	16/01071/FUL		
PROJECT LOCATION	Site Address/Postcode	9 Lady gate, Diseworth, DE74 2QF		
	Study Area	0.2ha		
	Site Coordinates	SK45328 24256		
	Height OD	192m OD		
PROJECT CREATORS	Organisation	ULAS		
	Project Brief Originator	Local Planning Authority (LCC)		
	Project Design Originator	ULAS		
	Project Manager	V Score		
	Project Director/Supervisor	A Hyam		
	Sponsor/Funding Body	Owner/W Jarrom, F Smith, E Nuth		
PROJECT ARCHIVE		Physical	Digital	Paper
	Recipient	NA	LCC MusService	LCCMusService
	ID (Acc. No.)		XA85.2017	XA85.2017
	Contents		Photos Survey data	Photo record sheets
PROJECT BIBLIOGRAPHY	Type	Grey Literature (unpublished)		
	Title	A Photographic Survey of Buildings at 9 Lady Gate, Diseworth, Leicestershire		
	Author	A Hyam		
	Other bibliographic details	ULAS Report No 2017-131		
	Date	2017		
	Publisher/Place	University of Leicester Archaeological Services / University of Leicester		
	Description	Developer Report A4 pdf		



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