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**LEICESTER**

Archaeological Services

**A Level 3 Historic Building Survey at  
The Rose and Crown,  
Tilton on the Hill,  
Leicestershire**

**NGR: SK74292 05655**

Andrew Hyam




ULAS Report No. 2018-024  
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**A R Hyam**

**For: D W Hicks Building Co**

<b>Filename/Version</b>	<b>Checked by</b>	<b>Date</b>
<b>2018-024v1</b>	 <b>R.J. Buckley</b>	<b>6/2/2018</b>

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**ULAS Report Number 2018-024v3  
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Accession Number X.A142.2017**

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## **A Level 3 Historic Building Survey at the Rose and Crown, Tilton on the Hill, Leicestershire**

**Andrew Hyam**

### **Summary**

*A historic building survey to Level 3 was undertaken by the University of Leicester Archaeological Services (ULAS) at The Rose and Crown, Tilton on the Hill, Leicestershire on the 16th and 17th of November 2017. Proposals for the buildings on site include a partial refurbishment of the public house with some areas of the building being converted to private housing. The present range of Grade II buildings on site are all shown on an 1839 tithe map and a date stone on one of the buildings gives a date of 1707. This may be a rebuilding date as the presence of a number of timber-framed internal walls, possible truncated cruck blades and early 17th-century staircase along with cornice and ceiling mouldings which may be of late 16th- or early 17th-century date indicate a much earlier period of construction.*

*The report will be archived under accession number X.A142.2017*

### **Introduction**

In accordance with National Planning Policy Framework (NPPF) Section 12 *Conserving and Enhancing the Historic Environment* this document is a report on the results of a Historic England Level 3 building survey at the Rose and Crown public house, Tilton on the Hill, Leicestershire. Level 3 historic building surveys are defined in the Historic England guidance document – *Understanding Historic Buildings: A guide to good recording practice* (2016). The survey was commissioned by D W Hicks Building Co from University of Leicester Archaeological Services (ULAS) in advance of a proposed redevelopment of the site which involves the demolition of outbuildings, refurbishment of the public house with part conversion of the building to two private houses. Planning application number 14/01173/FUL also includes the construction of six new dwellings within the grounds of the public house.

Due to the historic nature of the public house and outbuildings and their location within the village core, a request was made by the Senior Planning Archaeologist, Leicestershire County Council, for a programme of historic building recording of the outbuildings prior to the commencement of refurbishment work.

The site is located in the village core of Tilton on the Hill, in the Harborough District of Leicestershire. The village is around 10 miles south of Melton Mowbray and 13 miles north of Market Harborough (Fig. 1). The Grade II listed Rose and Crown public house occupies the plot on the corner of Oakham Road and Main Street in the heart of the village (Figs 2 and 3). The principal buildings lie along Main Street and face eastwards across the narrow road towards the village church of St Peter's which has a raised churchyard well over 1 metre above the present height of the road. The proposed development site currently consists of the buildings along Main Street, a rear former stable range and a tarmac car park accessed from Oakham Road. The south and south-west parts of the site are a mix of grass, shrubs and trees (Fig. 4). The land slopes very gently down to the south and lies at a height of around 210m OD.

The British Geological Survey website indicates that the underlying geology is likely to be glaciofluvial sand and gravel overlying Whitby Formation Mudstone.

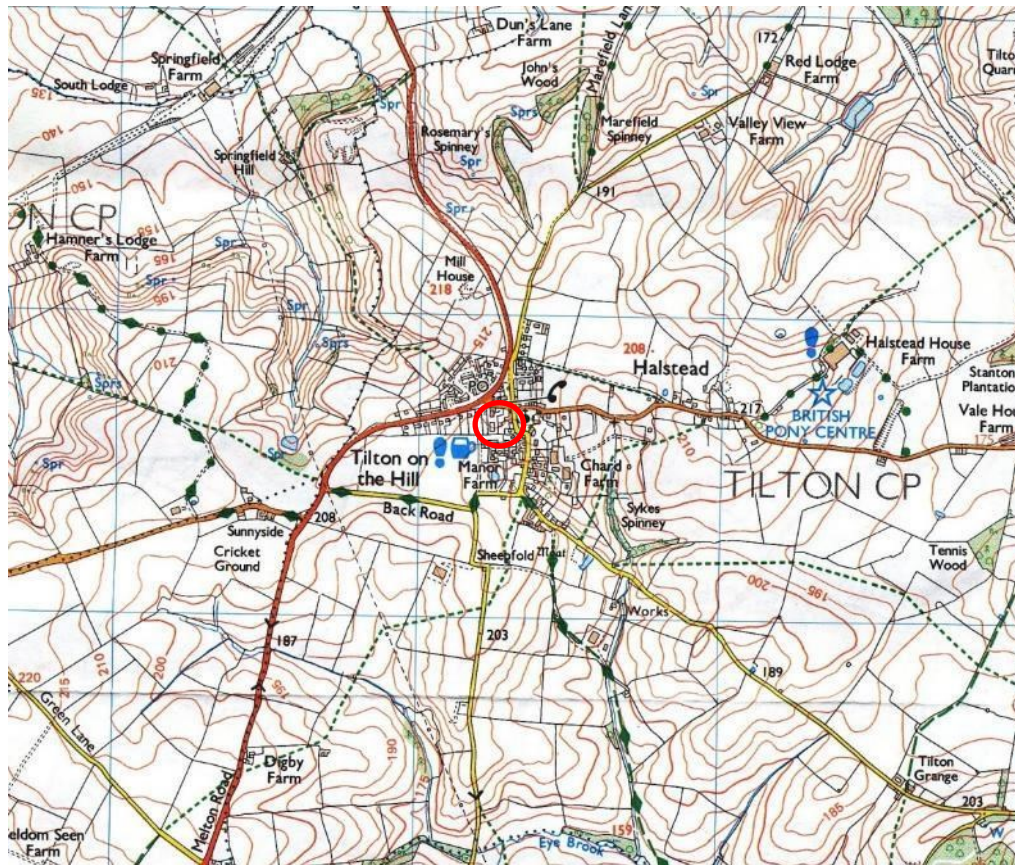


Figure 1 Site location

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Figure 2 Rose and Crown location  
Looking south from Marefield Lane across Oakham Road towards Main Street.



Figure 3 Rose and Crown and car park  
Looking south-east

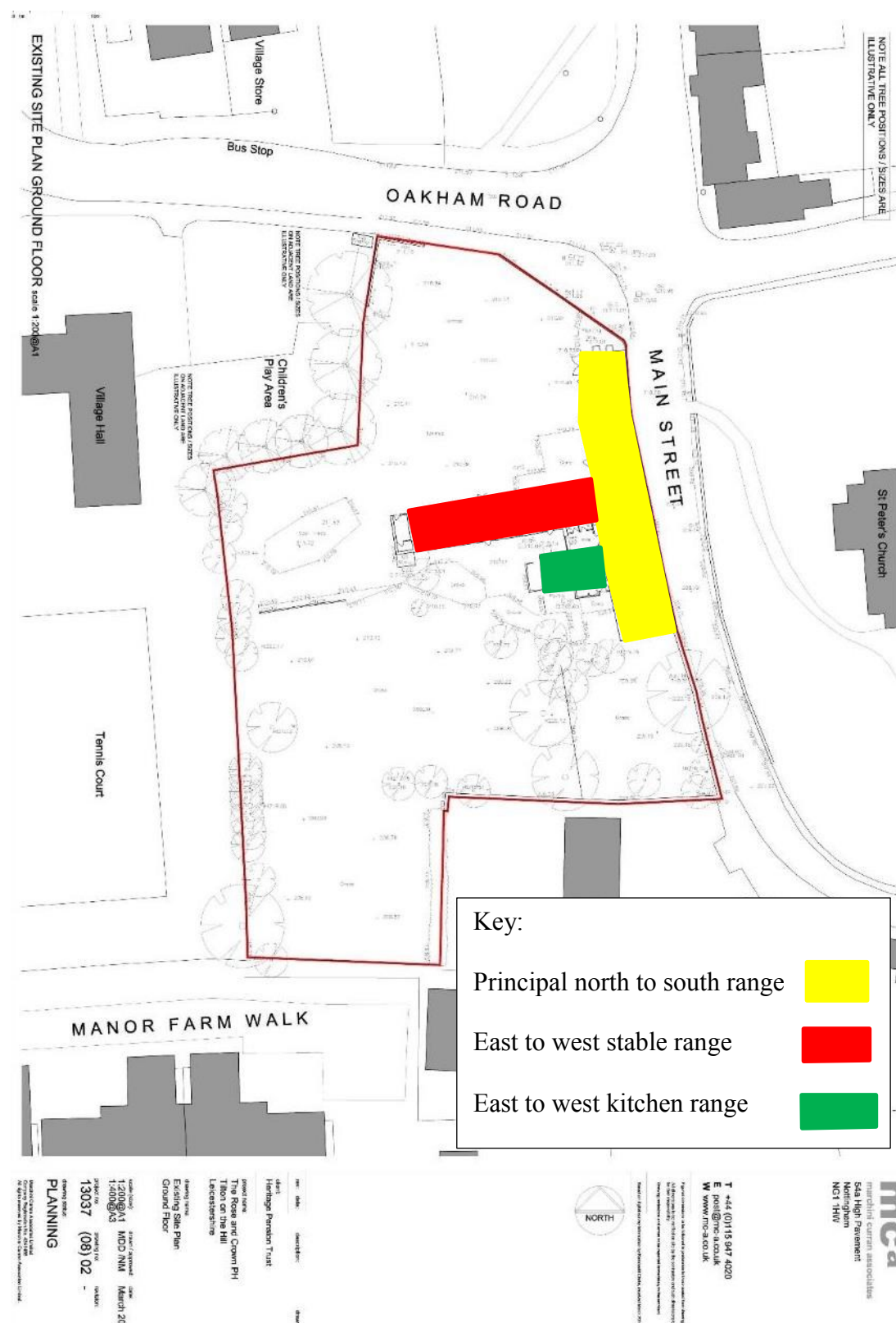


Figure 4 Site plan  
North to top of page

## Background

Tilton on the Hill village lies within the ancient hundred of East Goscote and the parish once included the nearby hamlets of Whatborough, Halstead and Marefield. The manor was owned by various families throughout the medieval period and was sold by the Digby family, said to be the descendants of Almaer, who is thought to have owned the village before the Norman Conquest, to the Harvey family in 1624. The Harvey family sold it on to Bartholomew Clarke in 1742.

The site lies within the Conservation Area of Tilton on the Hill which mainly focuses on the area immediately around the church along with the old core of Main Street. The Rose and Crown is a Grade II listed building. The listing on the Historic England website is as follows:

*List entry Number: 1295036*

*Grade: II*

*Date first listed: 24-Jan-1985*

*UID: 190645*

*TILTON ON THE HILL*

*SK 70 NW MAIN STREET (West Side)*

*1/117 The Rose and Crown Public House*

*Public House. Dated 1707, but with considerably earlier core. Rendered over ironstone rubble, with Welsh slate roof. 2 storeyed. Long facade to street with 2 renewed 3-light casement windows to left of doorway, a small 2-light window to its right and another 3-light casement beyond, then a long section of blank wall and an outbuilding beyond it with door and blocked window. 5 2-light casement windows to first floor with date stone beneath small hoodmould between the right hand two, carrying initials A over T.B. Gable and axial stacks. Inside, various timber posts, one chamfered, suggests an earlier timber framed origin for the building, and there is the stump of a possible cut-off cruck blade. Early C17 staircase with moulded handrail and simple newels with rough finials. Inglenook fireplace with late C16 or early C17 carved wood cornice above with interlace pattern which is repeated along one of the beams, suggesting the position of the earlier cross wall. Panelled ceiling with ornately moulded wood beams of similar date.*

The Tilton and District History Group local history website ([tiltononthehill.org.uk](http://tiltononthehill.org.uk)) shows a number of extracts from the local census. These provide an interesting glimpse of the residents during the 19th century. The 1841 census shows Thomas and Elizabeth Needham as the publicans with three children and six other adults in residence at the time of the census. A number of these may have been guests as one is shown as a labourer from Ireland whilst another three people are confectioners. Thomas and Elizabeth Needham are still in residence in 1851 but by 1861 Elizabeth is shown as the head of the household and Thomas is no longer present, presumably having died. The 1871 indicates a change of ownership as Thomas and Martha Randell and their children have taken over the pub and are still in charge in 1878 and 1891 when Thomas is aged 71. Unsurprisingly by the time of the 1901 census the Randalls have moved and the new publican is John Hall with his wife and daughter. They are still in charge in 1911.

All of the above publicans and their families appear to have been born within a few miles of Tilton on the Hill.

### *Cartographic evidence*

The earliest available map for Tilton on the Hill is the 1839 tithe map of the village (Fig 5). This very clearly shows the recognisable footprint of the Rose & Crown pub buildings with various small plots to the rear. The award, which accompanies the tithe map records that the land belonged to Thomas Freer and the occupier was Thomas Needham, the same person who is mentioned in the census returns. The plot numbers 42 and 43 are simply referred to as 'Rose & Crown public house, yards and gardens'. A small L-shaped building which does not appear on any subsequent maps of the village, is shown to the west of the pub. A pond is located in the centre of what will become the car park.

A hand drawn Ordnance Survey map of Tilton published in 1856 shows in rather poor detail a similar layout of buildings as the tithe map. The first map to show any detail of the village and the Rose and Crown area is the first edition Ordnance Survey map of the area, dated 1886 (Fig. 6). This map still shows the footprint of the present pub buildings but also shows a range continuing northwards along Main Street up to the junction with Oakham Road. The area presently occupied by the car park still appears to be subdivided into a number of smaller plots with some possible outbuildings present but the pond, shown on the tithe map, has been removed by this date. The boundaries seem to relate to the L-shaped building which is no longer present although a smaller structure remains. The south-west corner of the east to west stable range appears to have a small structure attached. A joint is also visible between the stable range and the rest of the public house buildings. A pump is shown in the angle of the main buildings and the stables. This map also identifies the name of the pub as the Rose and Crown.

The next available map is the second edition Ordnance Survey published in 1904 (Fig. 7). This is slightly clearer in detail but shows the same building and boundary layout as in the 1886 edition. The next available Ordnance Survey map was published in 1929 and shows a simplification in the boundaries to the west of the site (Fig. 8). It also shows that a series of structures have been added along the western boundary of the site although it is not clear what these are. This map shows room divisions within the north south range along Main Street. The 1959 edition of the Ordnance Survey shows the Rose and Crown site in a very similar state to the 1929 edition (Fig. 9). However, on this later map an extra detail indicates that the buildings along the western boundary have open fronts and may be cart sheds or garage units.

A lot of changes have taken place by the publication of the next available Ordnance Survey map in 1983 (Fig. 10). By this date the northernmost buildings along Main Street have been removed as have all of the buildings on the western side of the site. The village hall has also been built to the west of the site.



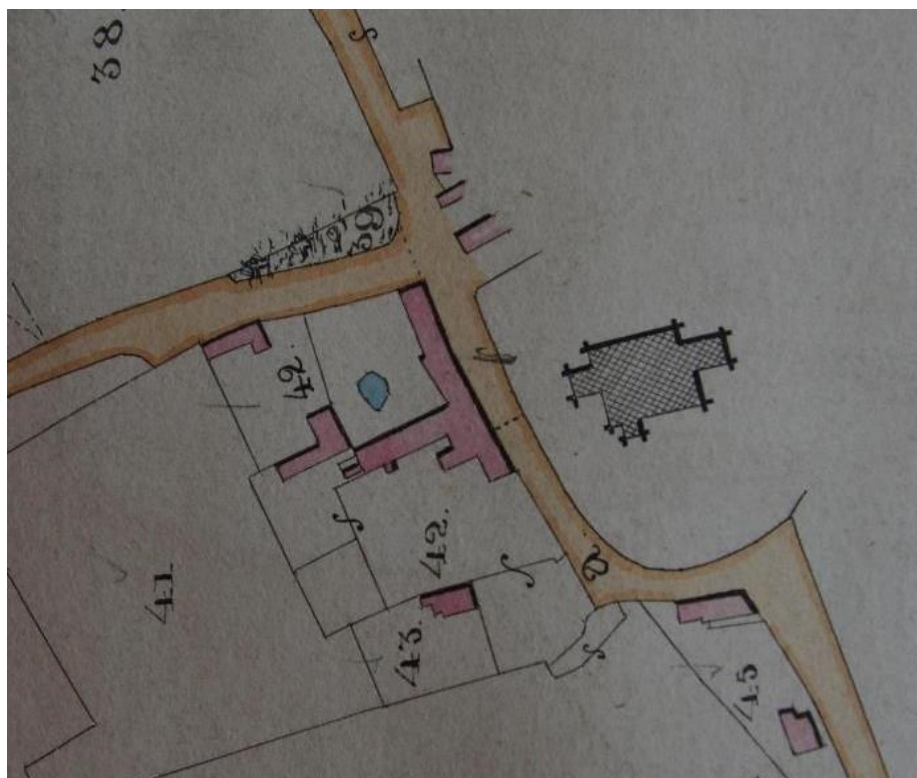


Figure 5 Detail from the 1839 Tithe map of Tilton on the Hill  
North to top of picture. Scale not known

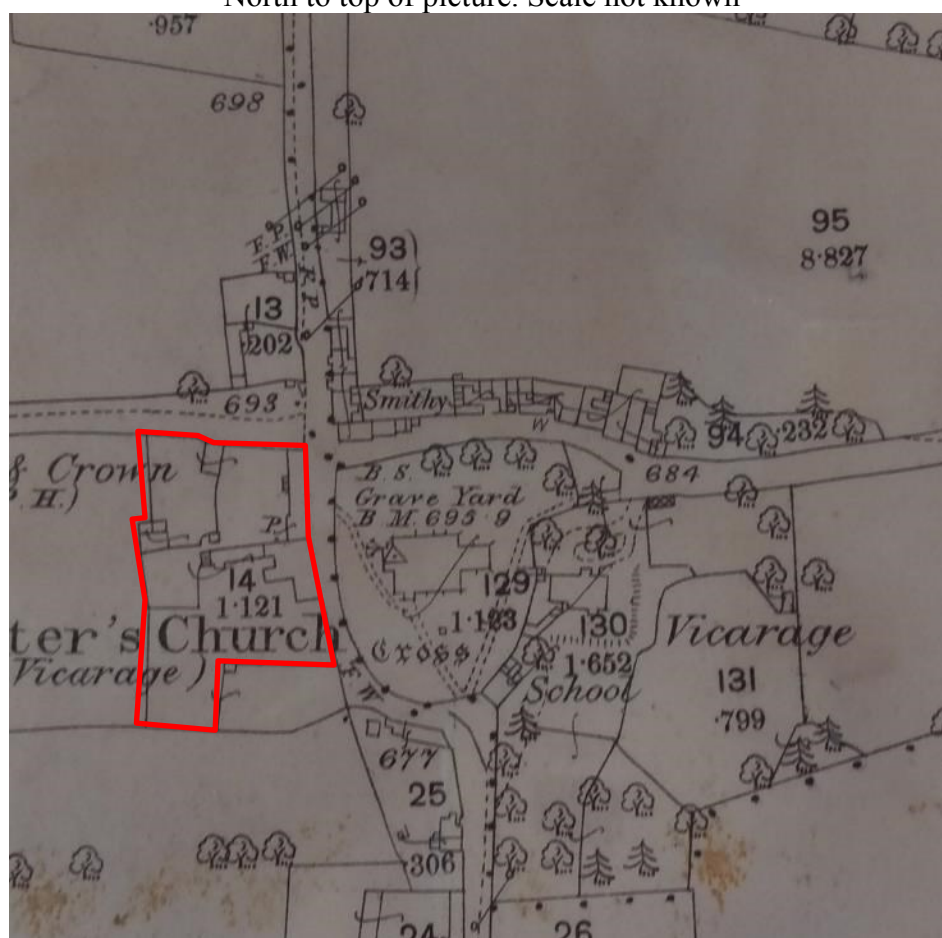


Figure 6 Detail from the first edition 1886 Ordnance Survey map of Tilton  
Sheet XXXIII.9

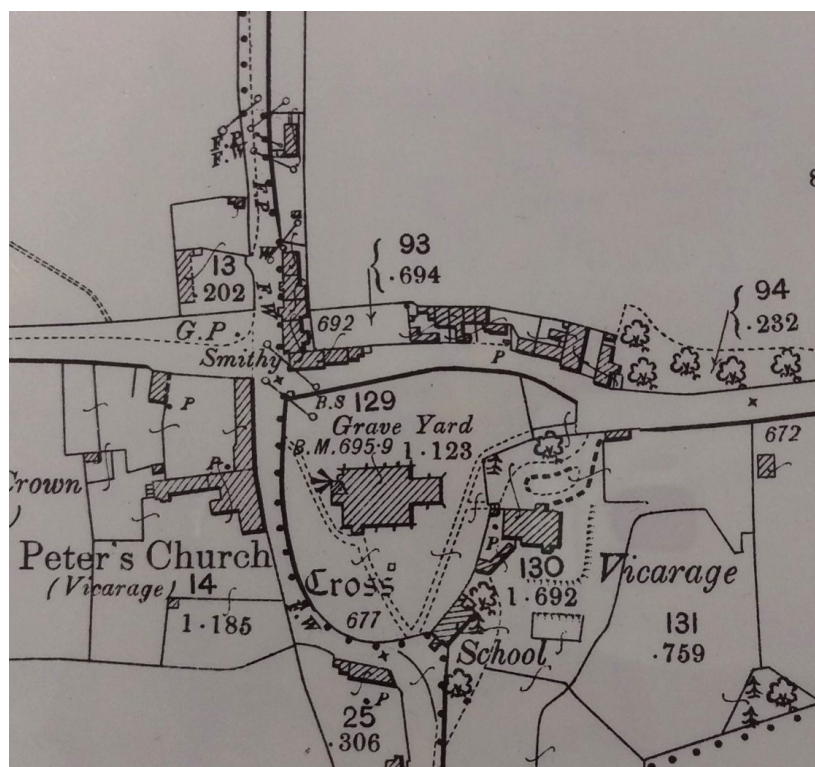


Figure 7 Detail from the second edition 1904 Ordnance Survey map of the village  
Sheet XXXIII.9

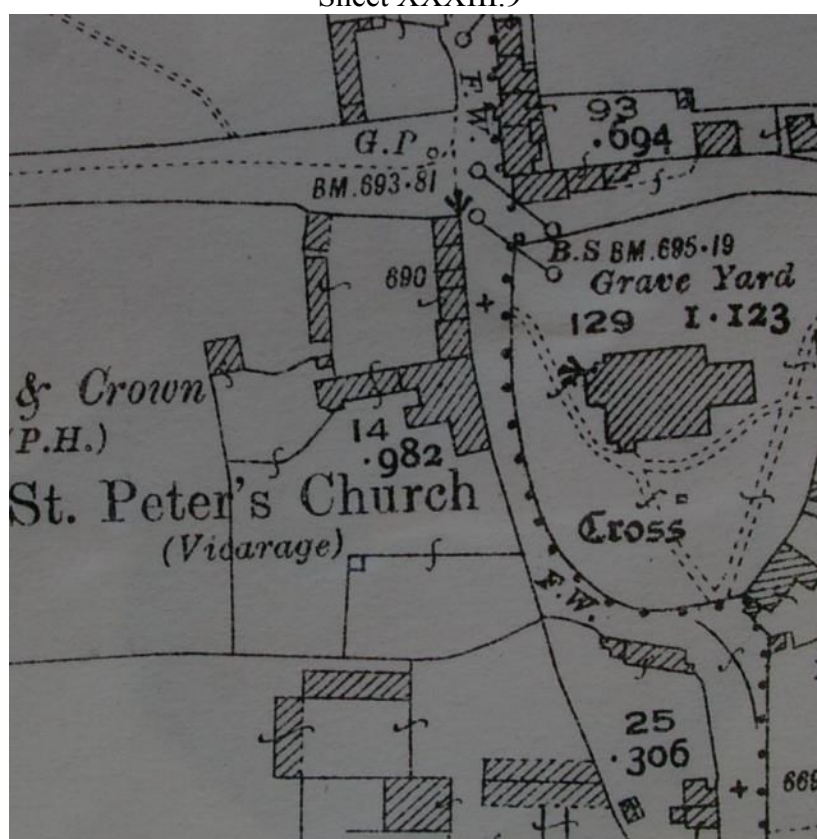


Figure 8 Detail from the 1929 edition Ordnance Survey map of the village  
Sheet XXXIII.9



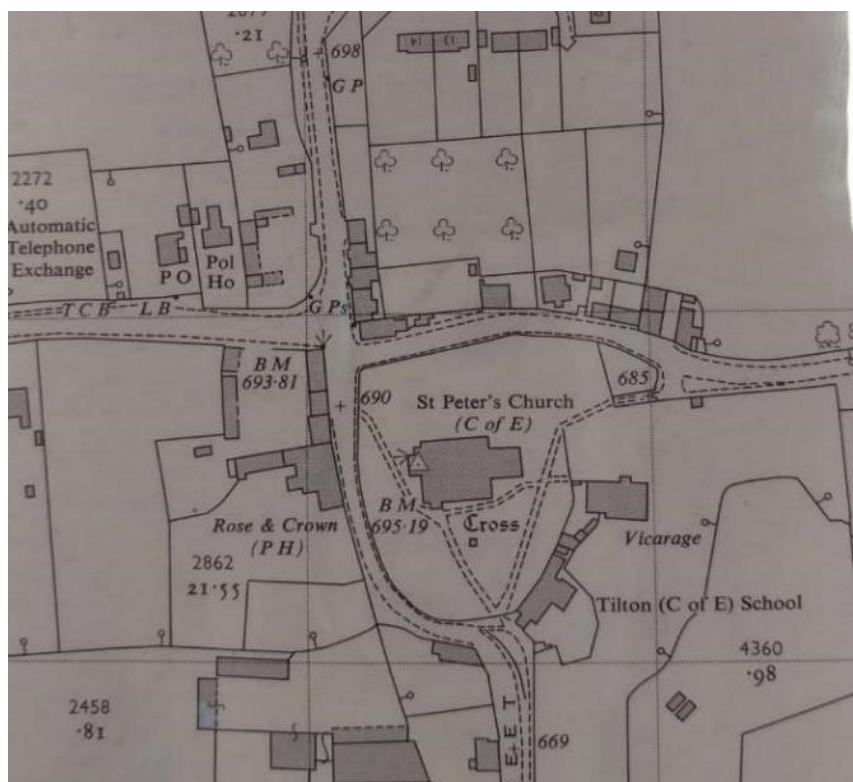


Figure 9 Detail from the 1959 edition Ordnance Survey map of the village  
Sheet SK 7405

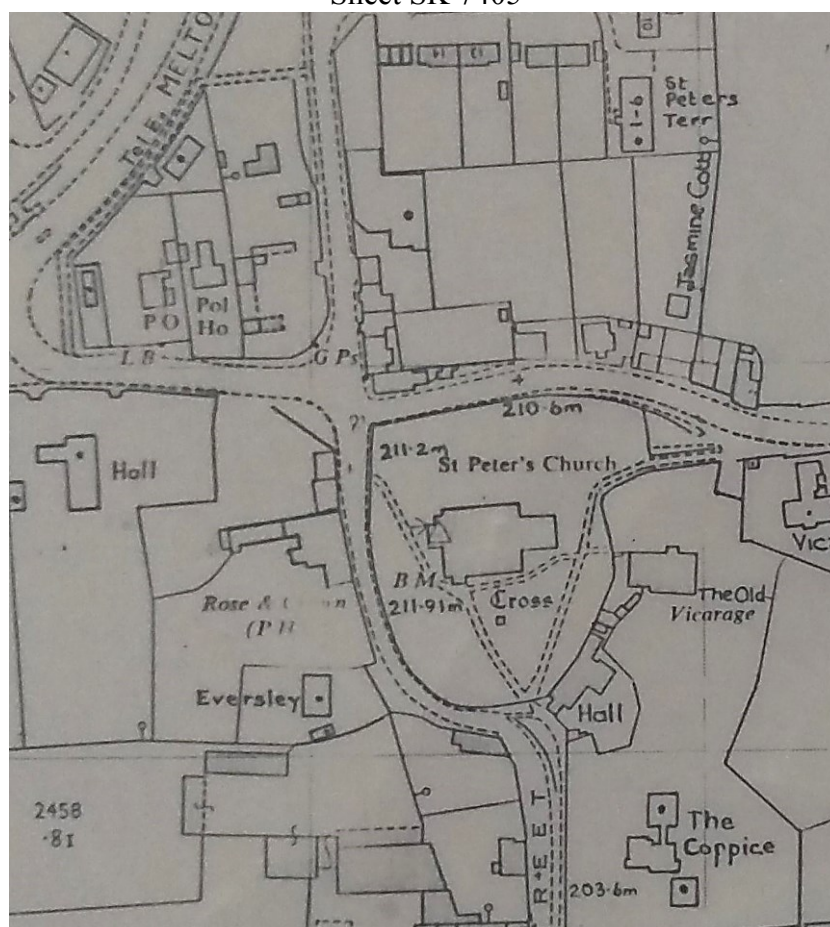


Figure 10 Detail from the 1983 edition Ordnance Survey map of the village  
Sheet SK 7405

### *Previous archaeological work*

ULAS have carried out a number of phases of work at the Rose and Crown since 2010 when an archaeological desk-based assessment was produced in advance of evaluation trial trenching across the site of proposed new dwellings. The evaluation revealed limited archaeological evidence, consisting of an undated pit, gully, and post-hole; along with a 19th-century pit within three of the six evaluation trenches. Four years later, at the request of the Senior Planning Archaeologist at Leicestershire County Council, this work was further extended by the excavation of another evaluation trench although no more archaeological features were identified.

No formal recording work has been carried out on the standing buildings.

### **Objectives**

Within the stated objectives of the ULAS Written Scheme of Investigation *for a Historic Building Survey at the Rose and Crown, Tilton on the Hill, Leicestershire* (hereafter the WSI) the purpose of the work is to record and advance understanding of the significance of the affected heritage asset:

The objectives of the historic building survey were:

- To provide a written, drawn and photographic record of all the buildings on site prior to the commencement of works with specific attention given to those elements proposed for demolition, conversion and/or alteration. This work to be undertaken to a standard that will allow the future interpretation of the building within the context for which it was originally designed and into which subsequently evolved.
- To assess the impact of the proposals on fabric of architectural or historic importance.
- To ensure the long-term preservation of the information through deposition of the record and a summary written report with an appropriate depository.

### **Methodology**

Digital colour photographs were taken throughout the survey. Notes and sketches were also made and scale site plans and elevations supplied by the client were used and modified to suit the purposes of this survey. The specific levels of detail used in the Level 3 survey followed the ULAS WSI and the guidelines laid down in the RCHME (1996) and Historic England (2016) specification.

## Results

As noted above, the Rose and Crown consists of a number of ranges of clearly different dates and construction details (Figs. 11, 12 and 13). The principal range which runs from north to south along the western side of Main Street contains the bar and other public rooms at ground floor level. Extending westwards from the rear of the principal range are a two storey stable range and another shorter range which currently houses the kitchen (see Fig. 4 above). All of these buildings appear to be shown on the 1839 tithe map. Elevation drawings of the main facades are shown in Appendix 1 at the end of this report. These have been modified from pdf drawings supplied by the client.



Figure 11 Rose and Crown from Main Street  
Looking north-west. Church yard on right





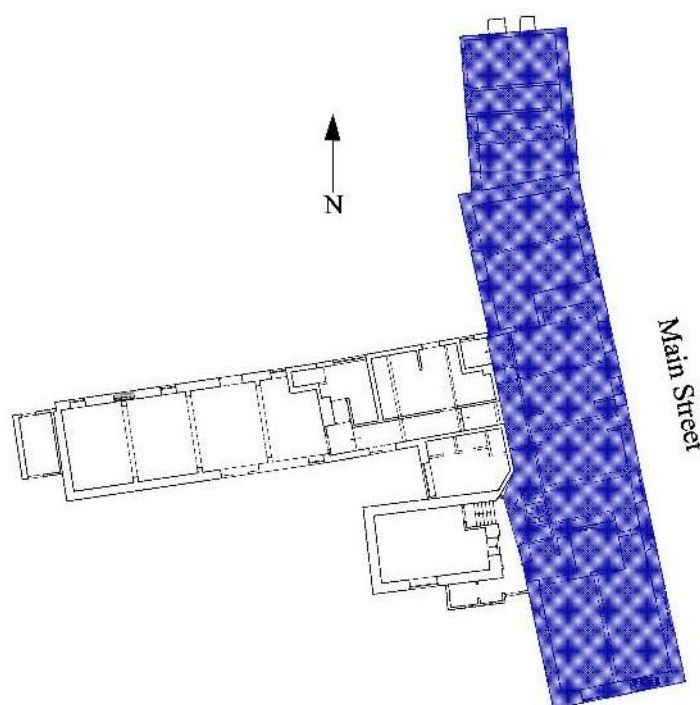
Figure 12 Rose and Crown and St Peter's Church  
Looking south-east. Main Street in centre of picture



Figure 13 Rose and Crown rear yard and car park  
Looking south-east

## Outside

*Principal north to south range: east facing elevation onto Main Street*



The east facing elevation of the Rose and Crown has been covered with a coating of pebble-dash and render which effectively obscures any joints or modifications to windows and doors (Figs. 14 to 17 and Appendix 1 elevation drawings). From the outside it is not even clear if the walls are of brick or stone although internal inspection shows that the north and south parts of the building are definitely built from stone and that the wall thickness of the centre section is indicative of stone walls. The road drops down to the south by around 2 metres although the ridgeline of the main range only steps up towards its northern end. Where the ridgeline steps up the angle of the building also changes slightly to follow the alignment of the road. Photographs taken of the site in the mid-1950s show that a similarly sized building, but with a lower ridge height, continued from the northern end of the present buildings to the corner of Main Street. The photographs cannot be shown in this report for copyright reasons. This building is also shown as still being present on the 1959 Ordnance Survey map. The photograph shows that there were no windows on the eastern side of the now demolished building. It also indicates that there was a large Rose and Crown pub sign projecting out over the road. A short timber beam still remains embedded in the wall and is shown in Figures 15 and 16.

The windows on the east-facing elevation are placed at irregular intervals at both ground and first-floor levels which may suggest that the building was not constructed in a single phase. Although heavily coated in many layers of paint it can be seen that a number of windows have moulded timber sills whilst others are made from moulded stone (Fig. 18). Both timber and stone sills have a very similar style which might indicate that one material is trying to copy the other and may represent an effort to

create a consistent frontage of similar style from a number of separate elements. It is possible that the wooden sills are the later and cheaper copies. The ground floor windows have horizontal sliding sashes which seem rather low status for carved stone sills. Some of the sliding sashes appear to be later replacements. The first-floor windows also have horizontal sliding sashes although the southernmost window has a modern casement replacement.

The only doorway on the principal range's east-facing elevation is a well-made feature with wooden stop-chamfered jambs and lintel (Fig. 19). The door has six panels with the top two panels having been replaced by later glass panes. The style of panelling suggests an 18th- or early 19th-century construction date. A plank-built stable door is located at the northern end of the range (see fig. 17). Adjacent to this is a small window which has plank boarding on it. The stable door and boarded window suggest that this part of the range was used for storage or animal housing. There is no visible evidence of any other doorways on this elevation although it is quite possible that the render may be masking other blocked doors.

A small rectangular stone plaque is located between the northernmost first-floor windows which gives the date of 1707 beneath the initials A over a T and B (Figs 16 and 20). The date may relate to a rebuilding or refurbishment date for reasons which are discussed later on in this report.

Two large brick-built chimney stacks break the ridgeline on the main range. There is only one pot remaining but the brickwork appear to be constructed from quite thin handmade bricks which may date to the 18th or 19th centuries. The 1950s photograph shows a third chimney stack on the northernmost part of the surviving range but this is no longer present.

#### *West facing elevation of principal range*

The truncated end of the principal range along Main Street has a blank north-facing gable end with two supporting buttresses added in place of the now demolished end building (Fig. 21). The lower part of the wall is thicker and has a ledge capped with small roof tiles showing where the now demolished north building was attached. The fact that the wall is thicker and that buttresses have had to be added suggests that the missing building was of a similar phase to the remaining building to which it was attached.

The west-facing elevation of the principal range is partially obscured by two east to west ranges attached to it (Fig. 22). The northernmost of the two ranges houses a former stable block whilst the southern range contains the former kitchen. Both ranges are discussed in more detail below. Despite the obstructions the west facing elevation can clearly be seen to consist of a number of different elements.

At the northern end of the principal range is a hayloft type structure which corresponds with the change in ridgeline and building alignment seen on the east facing elevation (Fig. 23). The north half of this building is built using red bricks laid in a stretcher bond which is then keyed into the coursed ironstone rubble south half. The locally available ironstone is more correctly termed as ferruginous limestone. The stonework appears to butt against the adjacent building to the south which steps forwards (west) slightly and



is on a different alignment. The quality of the stones at this point seems to be quite good with well-cut faces and edges compared to other buildings on site. The wall thickness of the east-facing elevation suggests that the east wall is likely to be entirely stone and that the brick portion to the west is therefore probably a repair following damage or a collapse producing a building half built of stone and half of brick. It is not clear what the north end wall is built from. The brick component has a wide garage-style door with a modern wooden lintel next to a smaller ground-floor doorway which has an older heavily worn timber lintel. Both doors are relatively modern. A full-height modern door on the first floor is likely to have replaced an earlier hayloft door or smaller window. A single ground-floor doorway with a weathered timber lintel is located in the southern corner of the stone portion of this building. As noted, the ridgeline of this slate-roofed building is set slightly further east than the ridge of the rest of this range and is on a different alignment to accommodate the curve of Main Street (Fig. 24). The proposed redevelopment plans suggest that the brick component may be removed but it is not clear what will replace it.

To the south of the brick and stone building is the start of the continuous range along Main Street. The visible face at this point is of coursed ironstone rubble which is quite heavily weathered (Figs 24 and 25). The northern corner has been repointed where the building has either settled or has been repaired. The ground and first floors have quite small casement windows with wooden lintels. The single ground-floor doorway also has a timber lintel but has a modern door. It seems likely that this was originally the main doorway into the range rather than the one currently in use on the east to west range. Another wooden lintel over a possible blocked opening is located at the point where the range steps out again and where the building material changes from stone to brick.

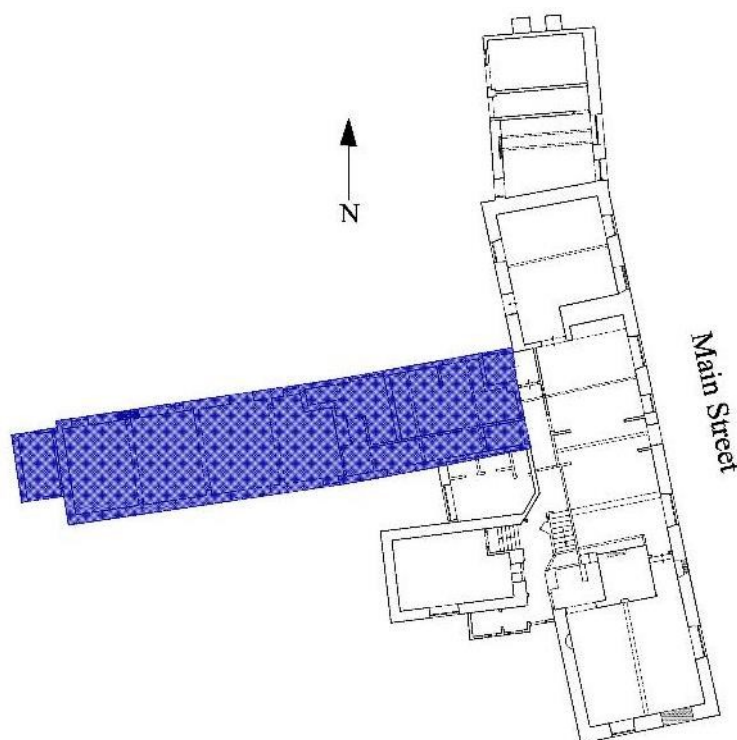
The brick section of the west-facing elevation corresponds with the start of the single storey east to west stable range which butts against the west elevation wall (Fig. 26). The roofline of the stable range is flashed into the brickwork of the principal range and appears to have obscured a larger first-floor window as there is the trace of a larger window sill beneath the present smaller window. The roof and ridge of the principal range continue unbroken from north to south.

To the south of the east-west stable range the west-facing brick wall continues over the gable of the east to west stable range which has partially blocked a former window. The wooden lintel remains but the partially covered window has been infilled using bricks (Fig. 27). Between the two east west ranges is a flat-roofed single storey brick built toilet block (Fig. 28). The roof of this structure may have been modified as there is a scar on the west wall of the principal range where a pitched roof may have butted against it. Over the east to west range housing the kitchen, a wide sheet of lead covers a number of projecting timbers which lead from the wall into the roof of the range (Fig. 29). These timbers appear to relate to an earlier structure which joined the principal range. The ridgeline of the kitchen range partially cuts across a thickening of the west-facing principal range wall (Fig. 30). When seen in plan this thickening may coincide with the start of the stone west wall which continues southwards to the end of the principal range. It also coincides with a blocked window seen from the inside on the first-floor landing of the principal range. All of the blocked windows indicate that the two east to west ranges are of a later date than the north to south range. The remaining

southern end of the west facing elevation has been rendered which has hidden any potential alterations and leaving a single first floor casement window visible (Fig. 31).

The south-facing gable end of the principal range has three modern casement windows but has been rendered (Fig. 32).

### *East to west stable range*



The north-facing elevation of the east to west stable range consists of two main components. Attached to the rear (west face) of the principal range is a brick-built single-storey range which has a slate roof. On the western side of this building is a single-storey plus attic stone-built structure which appears to have been built as a stable. The outline of both appear to be shown on the 1839 tithe map. It is possible that the cart shed which was located in the north-west side of the present car park was of a similar date and style to the stable with the two buildings being added to the pub to accommodate wheeled trade.

The brick-built structure, as noted earlier, butts against the brickwork of the west facing elevation of the principal range which steps out at this point (Fig. 33). Both the west-facing elevation and the north-facing elevation are laid in a rather variable header/stretcher bond which uses quite thin handmade bricks. A narrow doorway in the eastern corner is the main doorway into the pub from the house although its small size may suggest that it was not originally intended to have such an important role. To the side of this door is a wider doorway leading into what is presently used as the ground-floor beer cellar. The door is modern but the brickwork around it seems undisturbed indicating that this is an original doorway. A wide but thin window lights the gents'

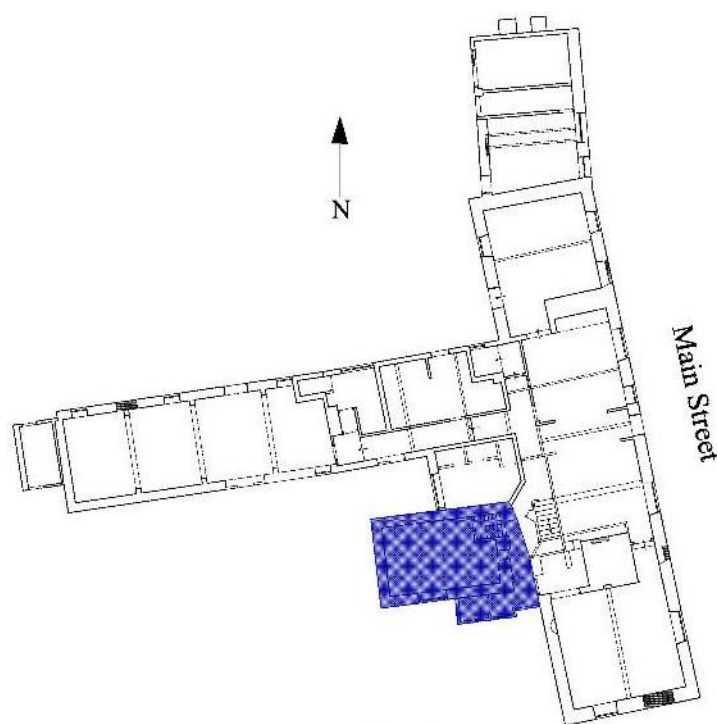
toilets and is clearly a modern insertion. The brickwork of this building continues westwards and rises to form the east gable of the stone component of this range. A brick-built chimney also rises up the east side of the brick gable. The stonework of the stable is keyed into the brickwork with no indication of broken or chopped out bricks or stone which may suggest that the two were built at the same time.

The stone part of the east to west range is built using coursed ironstone rubble (Fig. 34). The ground-floor door and casement windows have wide surrounds and arched heads made of brick in a style unlike any of the other buildings on site. When first built the stable had two ground-floor doors but the westernmost doorway has been blocked with stone. The amount of weathering on the blocking stones suggests that this modification took place some time ago. A small gable built into the roof provides space for a hayloft door. There is no evidence of any other first-floor windows on the north facing elevation or indeed any other elevation which might suggest that there may have been roof lights or glass tiles in what is now a fully slated roof. A brick-built lean-to structure butts against the west end of the stable range. Cartographic evidence show that structures seem to appear and disappear at this location, however the style and type of brick would suggest that this lean-to corresponds to that first shown on the 1959 OS map. Redevelopment proposals indicate that the lean-to will be removed.

The west-facing gable end of the stable range is mostly obscured by the brick-built lean-to which has a corrugated metal roof with a flat section at one end (Fig. 35). The visible part of the gable end shows it to be built of stone with no openings.

The south-facing elevation of the east to west stable range consists of the stone and brick elements as seen on the north facing elevation. The coursed rubble stable part of the range has a blank wall with a single modern fire-escape doorway in it (Fig. 36). The wide doorway has a modern concrete lintel and may be a modified smaller opening. There is no evidence of any other former openings on this wall. The eastern gable of the stable is built of brick, as discussed, which then drops down to the single storey building (Fig. 37). The brick range also has a modern doorway and no other openings. The toilet block built between the two east to west ranges butts against it. The gable end of the east west stable range butts against the principal range and partially blocks a first floor window as discussed above.

### *East to west kitchen range*



The shorter east to west range contains a modern fitted kitchen and is built from coursed ironstone rubble and appears, in plan to have been built as a free-standing structure with only the roof being attached to the west wall of the principal range and a covered passageway at ground level. The north-facing elevation has no openings but is partially obscured by the brick toilet block between the two east to west ranges. The plain gable end has a brick chimney stack rising from the ridge (Fig. 38).

The south-facing elevation has a large casement window with a concrete lintel which seems likely to have been modified from a smaller opening (Fig. 39). A small lean-to toilet block butts against the south-facing elevation and fills in the covered passageway between the kitchen and principal range. Map evidence indicates that the lean-to was added between the 1929 and 1956 editions and the style of building suggests a mid-1930s date. As already discussed above, the roofline of the kitchen range partially blocks an infilled window on the principal range which indicates that this is a later addition but one which still pre-dates the 1839 tithe map.

The internal descriptions are discussed below after the illustrations for the outside elevations.



Figure 14 East-facing elevation, southern end  
Looking west. 1m scale



Figure 15 East-facing elevation, front door  
Looking west. 1m scale. Note projecting timber beam (arrowed)





Figure 16 East-facing elevation, north side of front door  
Looking west. 1m scale. Projecting beam (blue arrow), date stone (red arrow)



Figure 17 East-facing elevation, northern end  
Looking west. 1m scale





Figure 18 East-facing elevation, stone window sill  
Looking south-west. 0.2m scale. Front door to left of window



Figure 19 East-facing elevation, door and window detail  
Looking west. 1m scale



Figure 20 East-facing elevation, date stone  
Located at first floor level. Plaque: *A TB 1707*



Figure 21 North-facing gable end of principal range  
Looking south. Main Street on left. Note scar (arrowed) left by demolished building





Figure 22 West-facing elevation  
Looking east



Figure 23 West-facing elevation, principal range. North end  
Looking east. 1m scale





Figure 24 West-facing elevation of principal range  
Looking south-east at stepping of buildings. 1m scale



Figure 25-West facing elevation of principal range  
Looking east. 1m scale





Figure 26 West-facing elevation and roof of east to west stable range  
Looking south-east



Figure 27 West-facing elevation between both east to west ranges  
Looking east. 1m scale. Blocked window (yellow) and structural timbers (red)



Figure 28 West-facing elevation, blocked window above east to west stable range  
Looking north-east



Figure 29 West-facing elevation junction with southern east to west kitchen range  
Looking south-east





Figure 30 West-facing elevation and ridge of southern east to west kitchen range  
Looking north-east. Note thicker part of wall



Figure 31 West-facing elevation, southern end  
Looking east. 1m scale. East west kitchen range on left





Figure 32 South-facing gable end of principal range  
Looking north. Main Street on right



Figure 33 North-facing elevation of east to west stable range, eastern end  
Looking south. 1m scale. Note how N-S range construction changes from stone to  
brick and steps out at this point





Figure 34 North-facing elevation of east to west stable range, west end  
Looking south. 1m scale



Figure 35 West-facing elevation of east to west stable range  
Looking east. 1m scale





Figure 36 South-facing elevation of east to west stable range, west end  
Looking north. 1m scale



Figure 37 South-facing elevation of east to west stable range, east end  
Looking north-east. 1m scale





Figure 38 West-facing elevation of east to west kitchen range  
Looking east. 1m scale



Figure 39 South-facing elevation of east to west kitchen range  
Looking north. 1m scale

### *Inside, ground floor*

For the purpose of identification in this report each room has been allocated a number from 1 to 19. The numbers do not relate to any previous uses of the building. Identification numbers are shown on the plan in Figure 40 below.

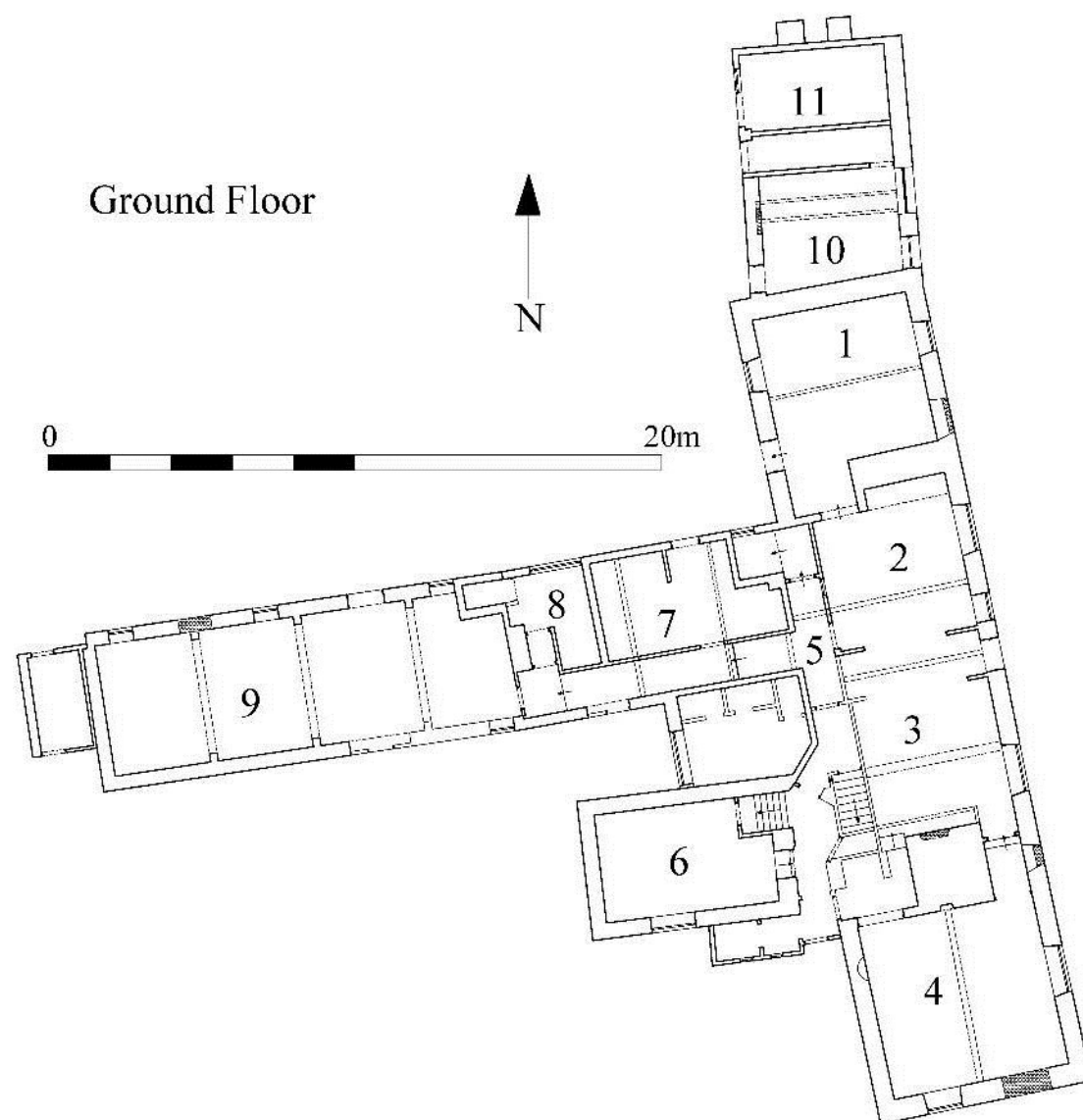


Figure 40 Rose and Crown ground floor plan

A larger version with notable features highlighted is shown at the start of Appendix 1

### *Room 1*

Room 1 is located at the northern end of the principal buildings along Main Street. At the time of the survey it was furnished as the dining area for the pub and had a modern carpet floor covering and stripped stone walls (Figs 41 and 42). The room is entered from adjacent Room 2 by passing the thick base of the chimney stack. Because of the rise in ground level Room 1 is reached by ascending one step from Room 2. A built-in

bookcase in the south-east corner hides what is probably a former doorway although the render on the outside wall masks any evidence of this. This doorway would have been opposite the existing doorway on the west wall which leads out to the car park but which presently is only used as a fire escape. To the side of this doorway the wall is sloped and has an unusually thick base. It is not clear why this should be so. Two small rectangular niches are located on the north wall may have been built to hold candles or lanterns. They both have crude stone lintels and appear to be part of the original design of the room. Running from east to west across the room is a timber beam which has been boxed in. The ends of two V-shaped timbers can be seen embedded in the rear of the chimney stack on the south wall. Their purpose is unclear. Development proposals indicate that a new opening may be made to connect with Room 10 to the north.

### *Room 2*

Room 2 is the public house main room with a large inglenook fireplace on the north wall (Figs 43, 44 and 45). The east wall of the room is bare stone but the west wall is plastered but is thinner which suggests that it is built of brick. The fireplace has a chamfered bressumer beam running across it (Fig. 46). The brick back to the fire may be a modern feature masking a larger hearth as the current opening is quite narrow and shallow and the bricks appear to be quite crisp. Above the fireplace is a carved timber cornice with alternating interlaced and floral decorations (Fig. 47). The Historic England listing notes state this to be possibly late 16th- or early 17th-century work which seems to be quite plausible. Similar carving detail can be seen facing the fireplace on top of a substantial east to west axial beam running across the centre of the room (Fig. 48). No cornice is present on the east or west walls. Between the axial beam and fireplace the ceiling is divided into panels by moulded beams which are likely to be of similar date to the cornices (Figs 49 and 50). The development proposal indicates that part of the west wall may be removed. Given the lack of cornice it seems probable that this wall may not be original.

Running along the south side of the axial beam with the moulded cornice is a very large beam which dips down in the centre of the room. This has empty mortice holes on the underside which might indicate that a wattle dividing wall has been removed from this location (Fig. 51). Both axial beams are supported on the west wall by a pair of large upright timber posts (Fig. 52). The beam supporting the decorated cornice axial beam has a chamfer on it and appears to have been intended to be seen. The other beam supporting the former wattle wall is less decorative but has a carved shoulder.

To the south of the two axial beams the ceiling consists of plain wooden planks with no evidence of ceiling panels or cornices around the walls. A wide opening steps down into what seems likely to have been a narrow hallway leading to the front door on Main Street. It is probable that this wide opening was originally built as a standard sized doorway but has been opened up to give easier access to Room 3 which now houses the bar. A small door on the west wall leads into a corridor (Room 5) which leads out to the car park.

### *Room 3*

Room 3 is mostly filled with a modern bar but evidence of wall stubs indicates that it was once separated from Room 2 by the narrow hallway from the front door (Figs 53

and 54). The bar will be removed during the redevelopment. A large east to west chamfered beam runs along the former hallway above the front door. The insertion of the modern bar obscures many feature within this room most notably a large inglenook fireplace on the south wall (Fig. 55). The fireplace has been infilled leaving only a side upright timber post and a high mantelshelf. Behind the bar on the west wall is a blocked window which looked out into the corridor behind this room. A north to south beam above the bar is a modern feature which is probably decorative as are the exposed floor joists on the ceiling. On the west side of the fireplace is a narrow doorway leading out to the corridor and the kitchen (Room 6). To the east side of the fireplace is a wide door leading down into Room 4. The plank-built door has two large panels formed by beaded rails on the north side (Fig. 56). The door also has handmade strap hinges.

#### *Room 4*

Room 4 has stripped stone walls and a stone flagged floor (Figs 57 and 58). A large fireplace on the north wall has been reduced in size and partially blocked by the insertion of a modern stone frontage. Either side of the fireplace are doors leading into Room 3 and to the corridor 5. The east wall has sliding sash windows which appear to be quite fresh and seem likely to be modern copies. On the south wall the stripped stonework shows where a window of similar size to another on this wall has been blocked with ironstone rubble. The west wall is blank although a tall recessed niche with an arched head has been cut into the thickness of the wall. This may be a former window but the render on the outside elevation masks any potential evidence of this. Redevelopment proposals indicate that a new window is to be inserted along the west wall but it is not clear if it will use the niche or open a new area.

Running from north to south across the centre of the room is a large axial beam with moulded chamfers and a lams-tongue stop (Fig. 59). The exposed floor joists appear to be original but may not have been intended for display.

#### *Room 5*

Room 5 is actually a corridor which runs from north to south from the doorway in the south-east corner of the car park, past Rooms 2 and 3, turn slightly past kitchen 6 and out to a doorway which is part of the 1930s lean-to toilet built against the kitchen range (see plan in Figure 40). The car park doorway, as mentioned, is part of the east west stable range and leads via a short landing to the main corridor behind Room 2 and 3 (Fig. 60). A timber post which is the other side of the axial beam supporting posts in Room 2 projects from the east wall of the corridor. The post has a slight shoulder on it but appears to have been truncated which suggests that it may have been moved or has been modified in-situ (Fig. 61). To the south of this another corridor turns to the west along the east to west stable range and which will be discussed below. Corridor 5 continues southwards to meet the foot of the stairs up to first floor level. The staircase has been partially enclosed with boards so that at ground floor level only the newel post is visible (Fig. 61). The square section newel post with a shaped finial is quite crude but is of an early 17th-century style which the wear and tear evidence would certainly support. Only the deeply moulded handrail is visible although the balusters could well be hidden within the later boarding (Fig. 62).



The corridor kinks around the staircase and then continues southwards past kitchen Room 6 which is reached via a set of six steps (Fig. 63). The floor of the kitchen is higher than ground level as it has a small stone-lined cellar beneath it. The cellar is reached by a set of steps adjacent to the kitchen steps (Fig. 64). The cellar fills the footprint of the kitchen range and has a low masonry thrall running around it (Figs 65 and 66). Two blocked openings, one on the north and one on the south, may have been for ventilation or for passing down barrels and similar stores. The ceiling is supported by two large chamfered north to south beams.

To the south of the cellar steps is the doorframe of the original back door of the original covered walkway. Beyond this is the 1930s toilet lean-to and the present back door (Fig. 67). The toilets have mid-20th century fixtures and fittings.

### *Room 6*

Room 6 fills the whole space created by the east to west kitchen range. The internal walls of Room 6 have been covered with modern plastic and metal cladding as required for modern hygiene standards (Fig. 68). All of the kitchen equipment has been removed. In line with this modernisation the window has also been enlarged and replaced with a modern fitting.

### *Room 7*

Room 7 is located at the eastern end of the east to west stable range. It is reached via a short length of corridor from corridor 5 or through the large doors into the car park on the north wall (Fig. 70). At the time of the survey the room was in use as the barrel store and contained a lot of modern pumping and refrigeration equipment (Fig. 71). The floor is covered with modern concrete. Partially exposed in the roof space is the base of a truss which shows that the principal rafters are socketed and pegged into the tie beam which would suggest that the timbers are at least from the first half of the 19th century and may well be earlier. This would appear to confirm that the present building is more than likely to be that shown in the 1839 tithe map. The redevelopment proposals indicate that the wall between the corridor and Room 7 will be removed. It is not clear how old this brick-built wall is but seems likely to be a later insertion.

### *Room 8*

Room 8 has been fitted out as a modern toilet which obscures any earlier dating evidence.

### *Room 9*

Room 9 fills the stone-built portion of the east to west range and was presumably built with stalls and looseboxes although no trace of this remains (Fig. 72). Most recently it appears to have been used as a function room. The stone walls have been painted rather than plastered. Large north to south beams are supported on brick pilasters built against the side walls. The pilasters may be a later addition as one of them covers a blocked doorway as seen on the north facing elevation. Although filled with stone on the outside the doorway has brick infill on the inside (Fig. 73). It is possible that the ends of the beams were rotting and needed additional support from the new pilasters. The doorway

which is still in use on the north wall has curved bricks around the inside. There is no current access to the first floor attic space within this room nor is there any evidence of hatches or blocked staircases.

### *Room 10*

Rooms 10 and 11 form the ground floor rooms of the north end outbuilding of the principal north to south range. Room 10 is entered from the car park although there is a sealed door leading out onto Main Street (Figs 74 and 75). The door onto Main Street is built from wide planks and has a wooden lock case (Fig. 76). On the west wall next to the doorway is a rectangular recess filled with modern breeze blocks. This has the appearance of being a blocked window although the coursed stonework on the outside gives no indication of ever being a window.

The room is open to the rafters which are supported by roughly shaped purlins. The rafters appear to be quite new and the underside of the slates are laid on roofing felt another indication that the roof covering is quite modern and was possibly renewed when the now-demolished building to the north was removed and the chimney shown in the 1950s photograph removed. Running from east to west at eaves level are two timbers with suspended metal hooks of unclear purpose. A brick dividing wall on the north side of Room 10 separates a narrow space which appears to have been used as a coal and log store (Fig. 77). This room has ceiling joists supporting a reed and plaster first floor.

### *Room 11*

This room has brick north and south dividing walls and a modern concrete floor (Fig. 78). The east end wall shows no evidence of having any doors or windows although it has been heavily pointed and whitewashed. Redevelopment proposals indicate that the internal brick walls are to be removed which, presumably, will also mean the removal of the first floor surface.

The first floor room descriptions follow the ground floor illustrations.



Figure 41 Room 1  
Looking north from doorway to Room 2. 1m scale. Arrows point to rectangular niches



Figure 42 Room 1  
Looking west towards doorway to Room 1. 1m scale. Bookcase on left fills the gap of a former doorway. Note V-shaped timbers on chimney breast (arrowed)





Figure 43 Room 2  
Looking north from bar Room 3. 1m scale. Room 1 to left of fireplace



Figure 44 Room 2  
Looking north-east. 1m scale. Note panelled ceiling to left of ceiling joist





Figure 45 Room 2  
Looking south-west. Door to corridor and car park in centre of picture



Figure 46 Room 1 fireplace  
Looking north. 1m scale. Room 2 on left. Note carved timber cornice



Figure 47 Room 2 details of cornice over fireplace

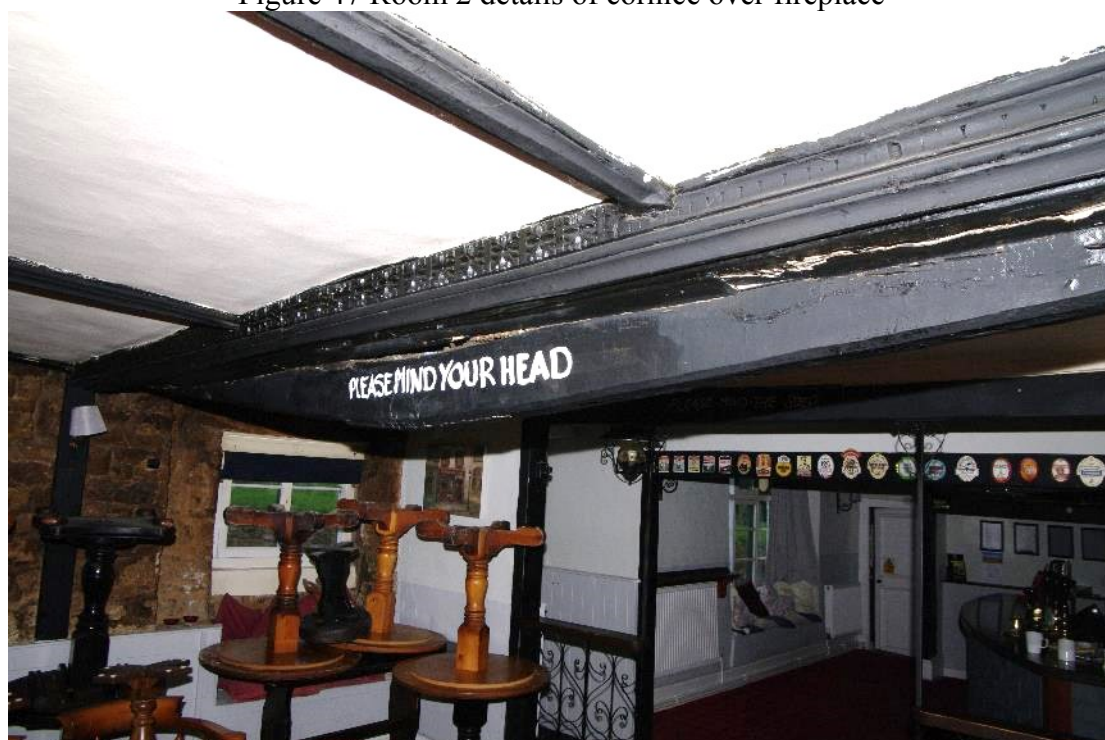


Figure 48 Room 2 carved cornice above axial east to west beam  
Looking south-east





Figure 49 Room 2 panelled ceiling  
Looking south-east



Figure 50 Room 2 detail of ceiling panelling joint  
Looking north





Figure 51 Room 2 axial beam above former cross wall  
Looking west. Note holes for uprights for wattle panels



Figure 52 Room 2 supporting posts for axial beams  
Closest, chamfered, beam supports the smaller beam with carved cornice, the further  
beam supports the former cross wall beam



Figure 53 Room 3

Looking south towards blocked fireplace beyond bar. 1m scale. In foreground to the left is the stub of wall remaining from the hallway to the front door



Figure 54 Room 3 and front door and former hallway  
Looking south-east from Room 2





Figure 55 Room 3 blocked fireplace  
Looking south-west. 1m scale. Mantelshelf with “*what’s on*” sign. Doorway to Room 4 on left



Figure 56 Door between Rooms 3 and 4  
Left: north face, right: south face. 1m scale





Figure 57 Room 4  
Looking south-east. 1m scale. Blocked window above radiator



Figure 58 Room 4  
Looking north-west. 1m scale. Doorway to Room 3 on right, doors to corridor on left.  
Note arched alcove on west wall



Figure 59 Room 4 axial beam  
North end of beam



Figure 60 Corridor 5, northern end  
Looking north towards car park door. 1m scale. Door to Room 2 on right. Note  
upright timber which corresponds with the posts in Room 2





Figure 61 Corridor 5 top of timber post  
Looking north-east at wall of Room 2



Figure 62 Corridor 5 bottom of enclosed stairs  
Looking east. 1m scale. Corridor continues round to north (left of picture)





Figure 63 Bottom of staircase  
Looking down towards ground floor corridor 5



Figure 64 Corridor 6, steps up to kitchen Room 6  
Looking north-west. 1m scale



Figure 65 Corridor 5, steps down to cellar  
Looking west



Figure 66 Cellar below kitchen 6  
Looking west



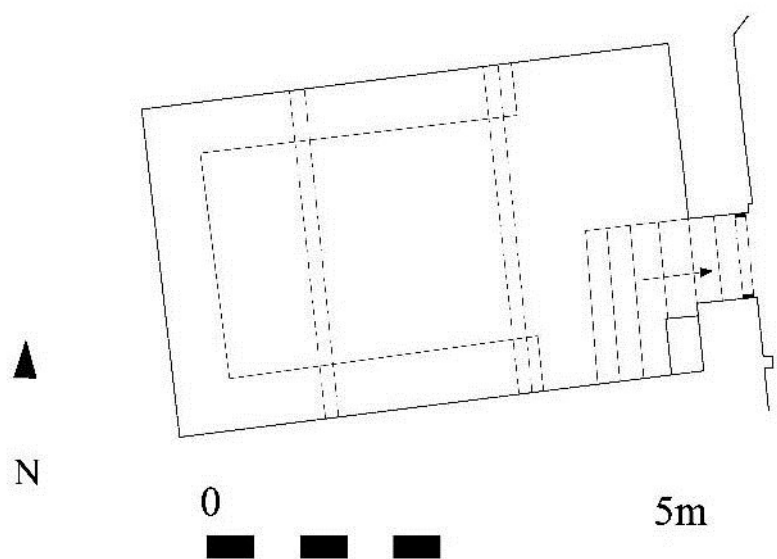


Figure 67 Plan of cellar



Figure 68 Corridor 5, southern end  
Looking south towards outside door. 1m scale. Cellar door on right, store beneath  
staircase on left





Figure 69 kitchen Room 6  
Looking south-west



Figure 70 Corridor in east to west stable range  
Looking east. 1m scale. Door to Room 7 on left



Figure 71 Room 7

Looking north-west. Doorway to car park on right. Note partially exposed roof truss



Figure 72 Room 9

Looking east. 1m scale. Doorway to corridor past Rooms 7 and 8 on right



Figure 73 Room 9 pilaster over blocked doorway  
Looking north. 1m scale



Figure 74 Room 10  
Looking north-east. 1m scale. Door into adjacent coal store on left





Figure 75 Room 10  
Looking south-west. 1m scale



Figure 76 Room 10 door onto Main Street  
Looking east.



Figure 77 Room 10 coal store  
Looking east. 1m scale. Note reed and plaster ceiling



Figure 78 Room 11  
Looking east. 1m scale

### *Inside, first floor*

As with the ground floor the first floor rooms have been given identification numbers for reference only and do not relate to any earlier uses (see plan in Figure 79 below).

The first floor rooms above Rooms 10 and 11 were not entered due to the dangerous condition of the floor. Access was not possible in the attic space over Room 9.

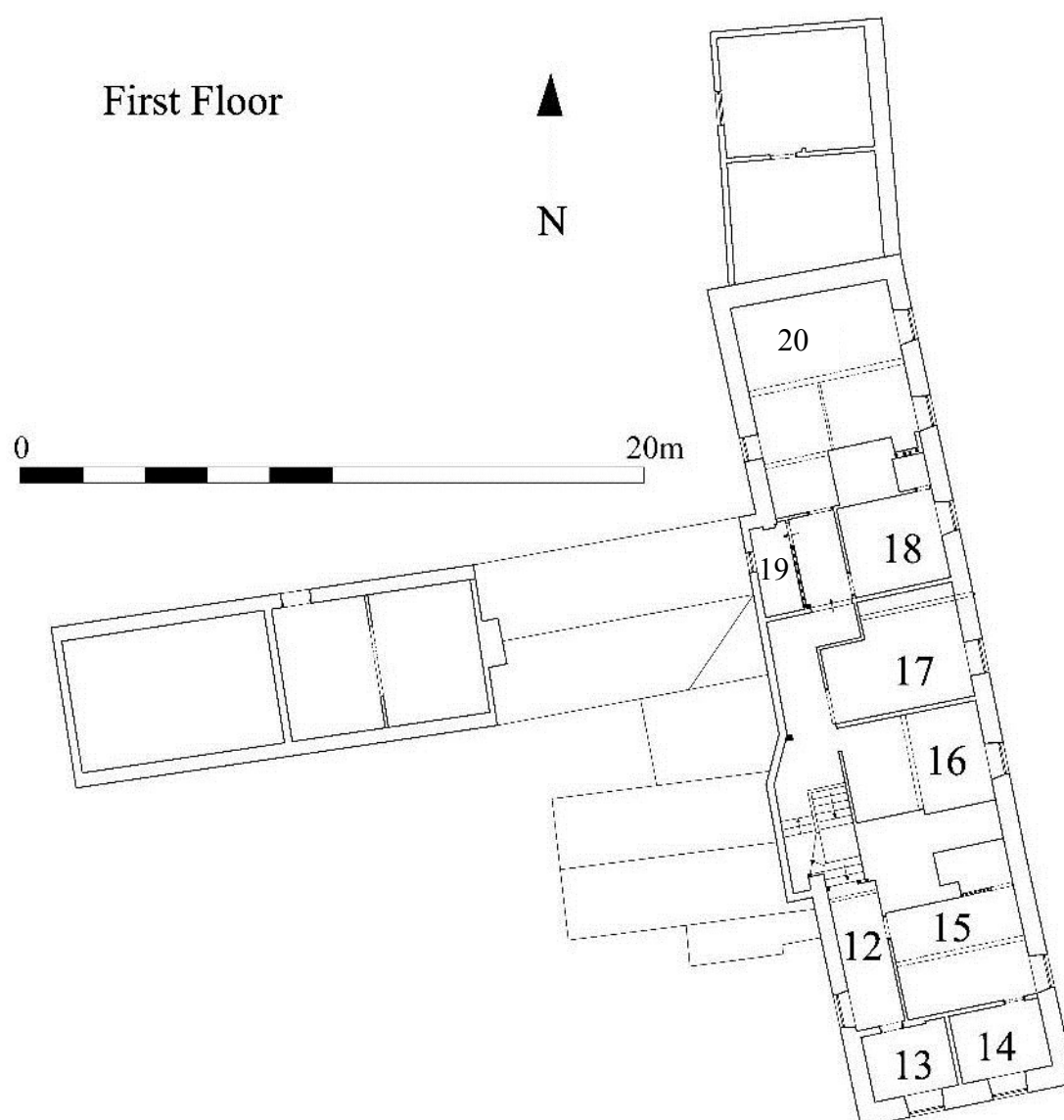


Figure 79 First floor plan

A larger scale plan with notable features highlighted is shown in Appendix 1

### *Room 12*

As with Room 5 on the ground floor Room 12 forms a north to south corridor and landing on the western side of the principal range and centres around the staircase. At its northern end the corridor leads into Room 19 which is the northernmost room of the



principal range along Main Street (Fig. 80). The corridor then bends around small side Room 20 which has a timber-framed wall (see below) and leads to the landing around the stairs (Fig. 81).

A stub of two timber posts rise through the floor next to the south corner of Room 20 (Fig. 82 also Fig. 80). These correspond with the tops of the timbers supporting the axial beams in ground floor Room 2. Further south along the corridor, to the west of Room 16 and at the side of a bricked-up window over the east to west range, a large timber post supports the roof (Figs 81 and 83). This may be part of a former cruck blade but now supports a brace on one side and a horizontal tie beam at the top. Presumably this timber continues down to ground floor level although it is not visible at this point.

Beyond Room 16, to the south, the corridor widens to form the landing around the staircase (Figs 81, 84 and 85). The rectangular section newel posts are of the same probable early 17th century style as seen at the foot of the stairs in Corridor 5. The handrails and balusters are not boxed in at this point and give an indication of what the original open staircase might have looked like. The handrails however at first floor level do not have the moulded decoration seen rising from Corridor 5 and may be later replacements. The balusters are simple square section pieces of timber but are likely to be original.

On the west side of the stairs is another very large timber post which may be another part of a former cruck blade (Figs 84 and 86). This post has a number of pieces of inserted wood filling former holes and sockets and also has some empty mortice holes with evidence of wooden pegs being removed (Fig. 87). The carpenter's setting out marks can still be seen on one of the mortice holes. A pegged strut presently extends from the east side of the post to support a horizontal chamfered beam running across the corridor at ceiling height. The horizontal beam also has empty mortice holes.

Approximately 1m to the south of the timber post mentioned above is another square section post and frame (Figs 88 and 89). This appears to be part of a former dividing wall from which the wattle panels have been removed. On the southern side of the frame are two metal pintles on which a door has been hung.

At the southern end of corridor 12 on the west wall is the recess of a window which has been blocked by the addition of the east to west range (Fig. 90). This part of the corridor also has exposed ceiling joists unlike the rest of the corridor.

### *Room 13*

Room 13 is a thoroughly modernised toilet and bathroom with a modern window at the south end of Corridor 12. No older architectural details are visible although the ceiling joists are exposed. The north to south running joists may be a continuation of those visible at the south end of Corridor 12.

### *Room 14*

Room 14 is a small modernised kitchen which matches the size of the adjacent Room 13. As with Room 13 no architectural features survive with the exception of the plaster floor. The window in the splayed opening is modern. The only access to this room is

through Room 15. The redevelopment scheme indicates that the dividing wall between Rooms 14 and 15 will be removed.

### *Room 15*

Room 15 is quite a plain room with an uneven plaster floor, painted plaster and woodchip covered walls and a low undecorated skirting board (Figs 91 and 92). There is no evidence of a fireplace which may have been blocked. Due to the uneven floor the doorframe from Corridor 12 is slightly skewed and the plank-built door has been trimmed at its base. The door has handmade strap hinges and a latch with a heavily painted lock case which may be made of wood (Fig. 93). A modern door leads into Room 14. In the north-east corner of the room is another plank-built door leads into a large cupboard against the side of the chimney breast (Figs 92 and 94). The inside face of the door is bare wood with handmade strap hinges, a wooden handle and a wooden lock case (Fig. 95). The handle is very crude and little more than a short length of squared wood which has been recessed on the underside and nailed to the door with hand forged nails. The presence of a handle on the inside of the cupboard suggests that the door may have been relocated from elsewhere. The wooden lock case has a faintly inscribed decorative border around it suggesting that it was intended to be seen and was not a simple agricultural lock. There is a wooden catch for a latch on the jamb of the doorframe. Both plank-built doors are likely to be at least later of 18th or early 19th century date and may be significantly earlier.

Still within the cupboard, on the west side of the plank door running up to the side of the chimney breast is a stud wall with wattle infill (Fig. 96). The timber uprights are quite crudely squared off on their edges but still retain a pronounced bend and twist from the original branch they were cut from. The redevelopment plans suggest that this wall and the plank door will be removed during the proposed works.

Running from east to west across Room 14 is a large timber axial beam with a moulded chamfer and stops (Fig. 97). Such a decorated beam, and its location close to the head of the stairs may suggest that this was a room of some importance. This may be especially true as the room has a plaster floor.

### *Room 16*

Room 16 is a fairly small room with exposed ceiling joists radiating from a north to south axial beam (Figs 98 and 99). The beam has a simple chamfer with a stop at the north end only. It is not clear if the joists were ever intended to be seen. The south wall chimney breast has a large patch of uneven plaster showing where a fireplace has been blocked in.

### *Room 17*

Room 17 has a modern plank door from Corridor 12 into the room with a glass panel over the doorway. The room has been partially modernised and has concealed lights set into the ceiling (Fig. 100). A recess on the north wall has a timber frame around it which appears to be modern as the timbers seem to be quite freshly cut. This may mask or replace an earlier structure or may be part of the more recent modernisation of the room.

### *Room 18*

Room 18 also has a modern door to the corridor and a glass panel above it (Figs 101 and 102). An east to west timber beam is set into the south wall which continues westwards out across Corridor 12. The underside of the beam in the corridor has some empty sockets towards the east end which may indicate the presence of an earlier corridor wall which has now been shifted slightly further east (Fig. 103). In the north-east corner a 1930s style two-panelled door leads into a large cupboard filling the space between the chimney breast and the east wall. Inside the cupboard the back (north) wall is made from wooden pole uprights with wattle infill (Fig. 104). The upright poles have had their bark removed but no more effort than absolutely necessary has been made to square them off. A wooden hook has been attached to one of the poles and was probably used for hanging coats on.

### *Room 19*

Room 19 is a small room built on the west side of the corridor 12. The corridor wall has a distinct convex curve out into the corridor suggesting that stone or brick has not been used (Fig. 105). The small room has a modern casement window on its west wall. The convex eastern wall has a covering of relatively modern hardboard. Beneath the hardboard can be seen more crudely shaped poles with wattle infill (Fig. 106). The door lintel is also quite crude and is attached to the upright poles by hand forged nails. This wall is proposed to be removed during the redevelopment work.

### *Room 20*

Room 20 is a large room filling the entire width of the range at the northern end. A stepped recess at the side of the chimney breast contains the other side of the wattle panelled wall seen in the cupboard in Room 18 (Figs 107 and 108). There is no evidence of a fireplace although the plasterwork appears to be quite fresh and is likely to mask a blocked fireplace. A number of larger timbers run across the ceiling. The central large east to west axial beam has a roughly chamfered giving the impression that an adze or axe may have been used (Fig. 109). Attached to the south side of the east to west axial beam and running to the corner of the chimney breast is a tall but narrow board or timber (Fig. 110). This timber is very narrow and rather than being structural may be part of a former dividing wall. A second east to west beam runs from the corner of the chimney breast to the west wall (Fig. 111). This is also crudely chamfered and does not seem to have been intended for decoration.

### *The roof structure*

A small loft hatch near the top of the staircase allowed a brief inspection of the roof structure although it was not felt safe to enter the roof space. The access hatch showed the roof structure above Rooms 17 and 18 as far as the chimney stack between Rooms 18 and 19. The structure consists of two queen posts with raking struts supporting the purlins (Fig. 112). The raking struts appear to be pegged to the queen posts which are socketed into the tie beam. The clasped purlins are held on the backs of the principal rafters.





Figure 80 Corridor 12 at northern end

Looking south from doorway of Room 19. Doorway to Room 20 on right. Note curved timber frame wall of Room 20 and top of timber posts shown below in Figure 82 (arrowed)



Figure 81 Corridor 12, north of stairs  
Looking south. 1m scale



Figure 82 Corridor 12, top of timber posts projecting from ground floor  
Looking south-west. 0.2m scale



Figure 83 Corridor 12, timber post outside Room 16  
Looking north-west. 1m scale



Figure 84 Corridor 12 staircase  
Looking south. 1m scale. Note also possible part of cruck blade on right



Figure 85 Corridor 12 staircase  
Looking north. 1m scale





Figure 86 Corridor 12 large timber post  
Looking south. 1m scale



Figure 87 Corridor 12 large timber post near staircase  
Looking west. 1 and 0.2m scales. Note empty mortice and peg holes near to top of 1m scale, also shown in inset picture



Figure 88 Corridor 12 timber stud walling  
Looking north. 1m scale





Figure 89 Corridor 12 timber stud walling  
Looking south. 1m scale. Note redundant mortice hole in closer beam





Figure 90 Corridor 12, south end  
Looking north. 1m scale. Note blocked window on west (left) wall



Figure 91 Room 15  
Looking south-east towards door to Room 13. 1m scale



Figure 92 Room 15  
Looking north-east. 1m scale. Door to right leads to Room 13. Door to left leads to cupboard with timber studded wall



Figure 93 Room 15 door  
Left: north side onto Corridor 12, right: south side inside room. 1m scale



Figure 94 Room 15 cupboard door  
Seen from inside the cupboard



Figure 95 Room 15 cupboard door lock and handle detail  
0.2m scale





Figure 96 Room 15 timber stud wall in inside of cupboard  
Looking south-west. 1m scale



Figure 97 Room 15 axial beam detail



Figure 98 Room 16  
Looking north-west towards corridor 12.



Figure 99 Room 16  
Looking south-east. 1m scale. Former fireplace evident behind radiator



Figure 100 Room 17  
Looking north-east. 1m scale



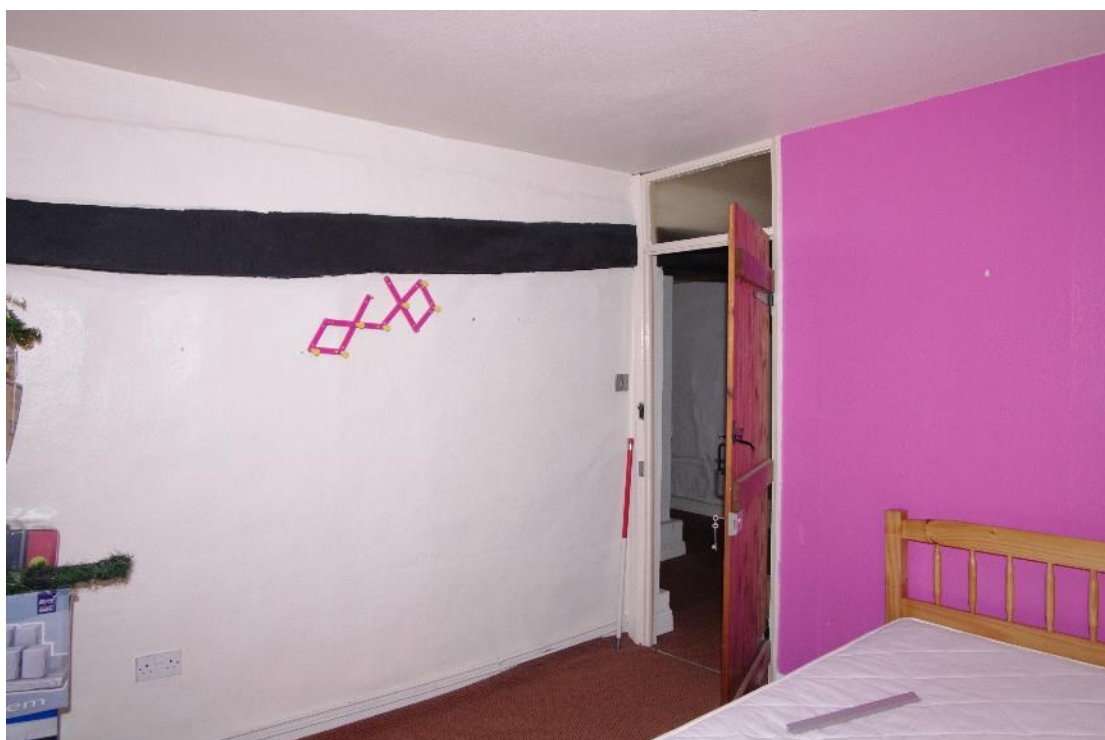


Figure 101 Room 18  
Looking south-west towards corridor 12. 1m scale



Figure 102 Room 18  
Looking north-east. 1m scale. Cupboard door to left of window



Figure 103 Beam extending from Room 18 across Corridor 12  
Looking south-west. Note redundant socket on underside of beam



Figure 104 Room 18 cupboard wall  
Looking north at wall separating the back of the cupboard and Room 20. 1m scale



Figure 105 Room 19 seen from Corridor 12  
Looking south-west. 1m scale



Figure 106 Room 19 stud walling  
Looking south-east. 0.2m scale. Door lintel across bottom left of picture





Figure 107 Room 20  
Looking north-east



Figure 108 Room 20  
Looking south-west



Figure 109 Room 20 east to west axial beam  
Looking south-west



Figure 110 Room 20 thin beam from axial beam to chimney breast  
Looking west



Figure 111 Room 20 smaller east to west beam  
Looking west. Larger axial beam to right



Figure 112 Roof structure above Rooms 17 and 18  
Looking north-east from staircase



## Discussion

The buildings belonging to the Rose and Crown are an interesting example of a village public house predominantly built using local materials quarried from the immediate vicinity. It appears to have been in use as a public house since at least the early 19th century and, unusually, has retained the same name to the present day.

Although all of the present buildings are shown on the 1839 tithe map it is clear that they have been built in a number of different phases. The 1707 date stone is also merely an indication of building work rather than a definitive start date of the building. The oldest part of the building is the north to south principal range along Main Street. At a later date the two east to west ranges were added which obscured some windows on the west side of the principal range. The two east-to west ranges may have been added at the same time as each other or at a slightly different time. Their building style suggests an early 19th century date.

Within the principal north to south range, the building has been modified a number of times but appears to have begun as a series of smaller rooms or properties with one room especially having expensive carved and moulded cornice decorations. The probable late 16th or early 17th century date of the mouldings seems likely to give a good indication of the building date of this range. The moulded stone window sills on the east facing elevation also suggest that the building was of some importance within the village. Despite this decoration it would appear that some parts of the building had rather more functional timber and wattle internal walls, some of which have been removed over the years. These walls are probably part of the original fabric of the building and are representatives of early vernacular construction methods within the village. Some of these walls may have been removed during the 1707 major rebuilding phase which may also have included the remodelling of some windows and the addition of the copied wooden moulded sills. Perhaps at this time the principal range may have changed from a number of separate properties into a single property. This might possibly coincide with the time it became a public house. Later modifications include the partial rebuilding of the west wall when the east to west ranges were added. The evidence of rebuilding and patching around the east to west kitchen range might suggest that an earlier east to west range was present at this point.

The present redevelopment proposals are not too clear but appear to be fairly minimal overall and seem likely to remove or modify later inserted walls such as those in the stable range. The removal of the present main bar should also have little effect upon the historic fabric. Of more importance is the removal of the wattle panel walls and plank doors in Rooms 15 and 19 which will however take away some of the oldest surviving elements remaining within the building.

## Archive

The archive consists of:

This report,

5 A4 photograph record sheets,

8 A4 contact sheets of digital photographs,

249 digital images in jpeg and tiff format,

3 DVDs containing 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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<http://www.tiltononthehill.org.uk/census/>

A Hyam

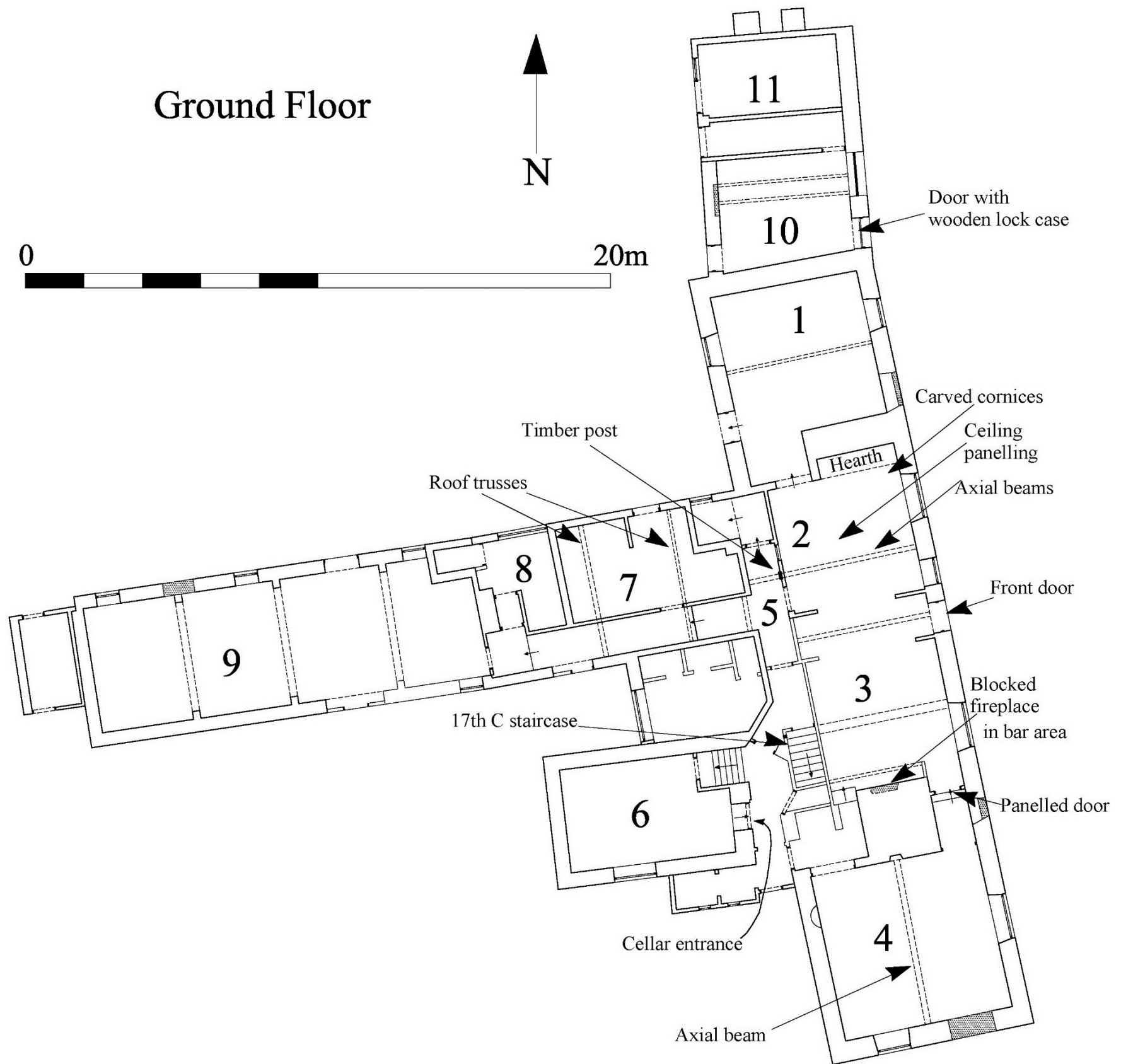
ULAS

University of Leicester

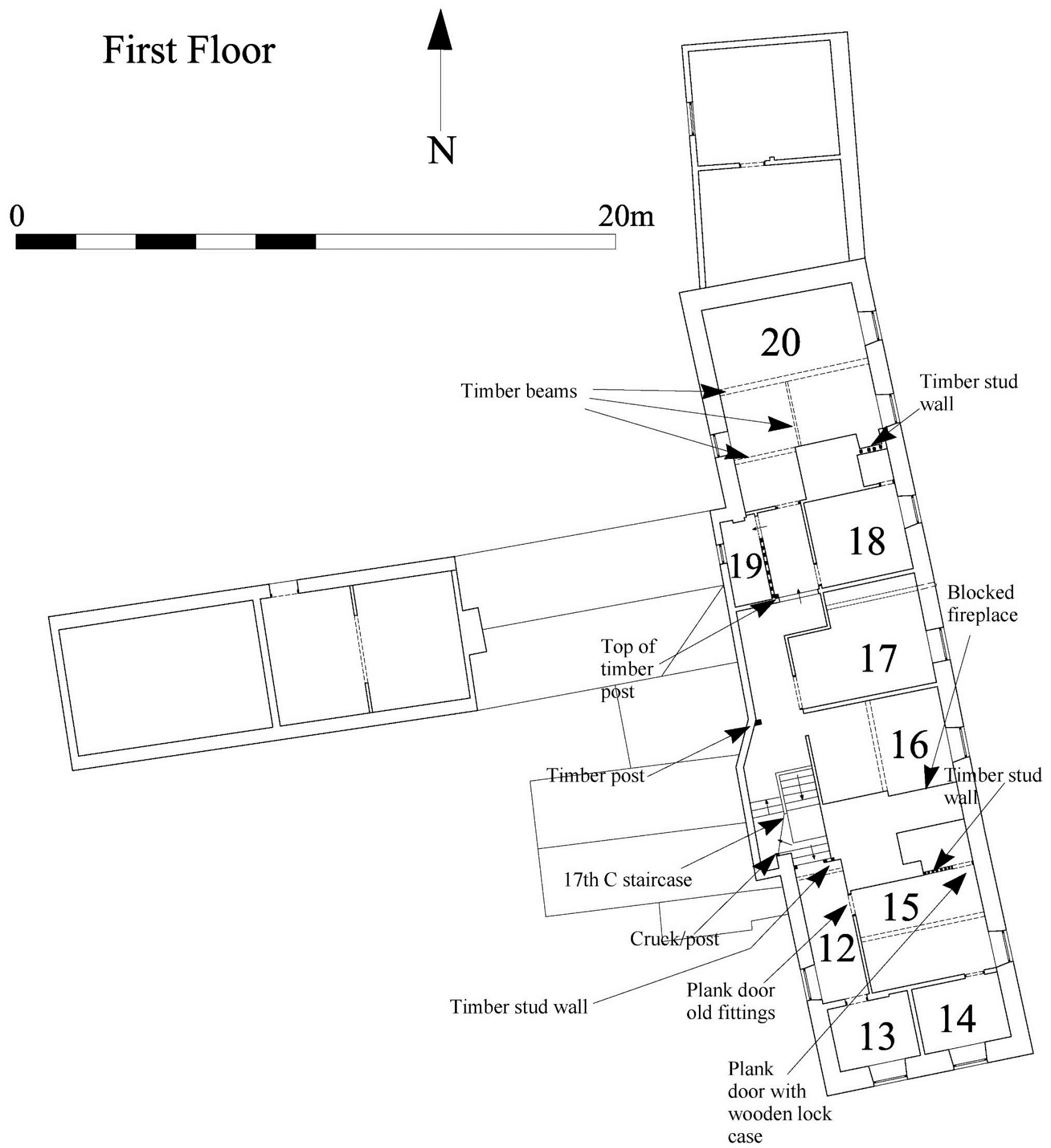
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## **Appendix 1 Plans and Elevations**

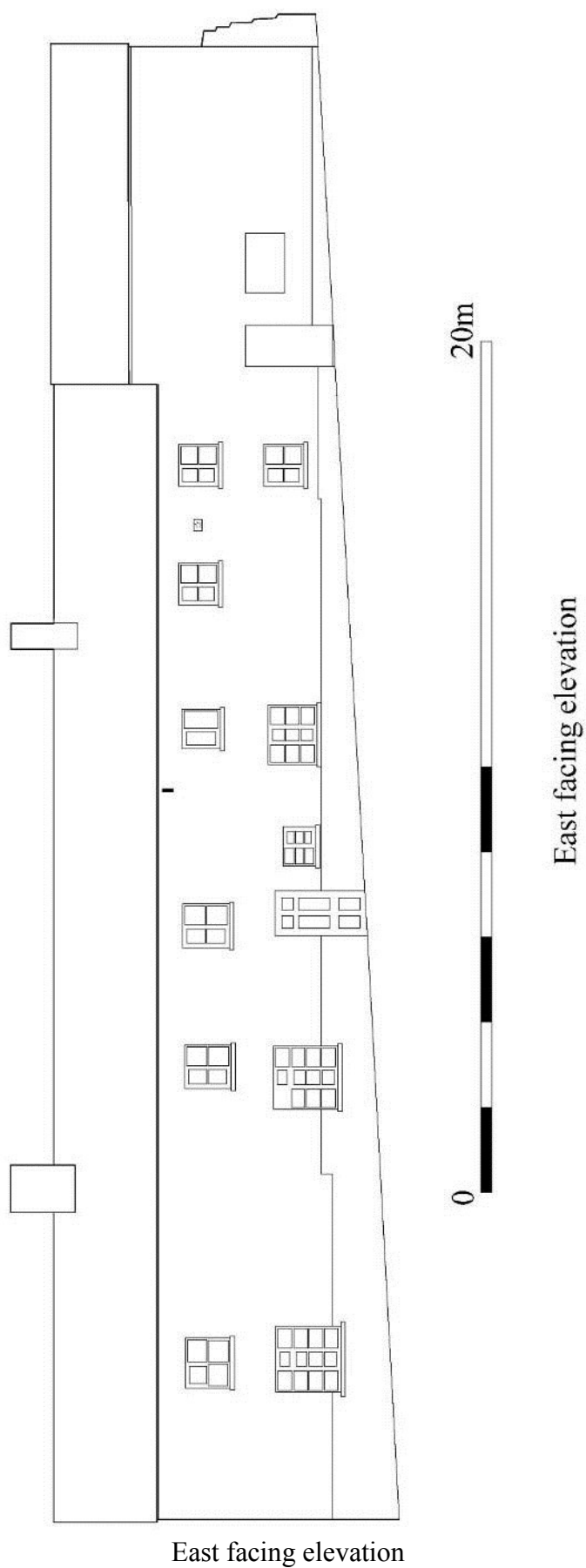




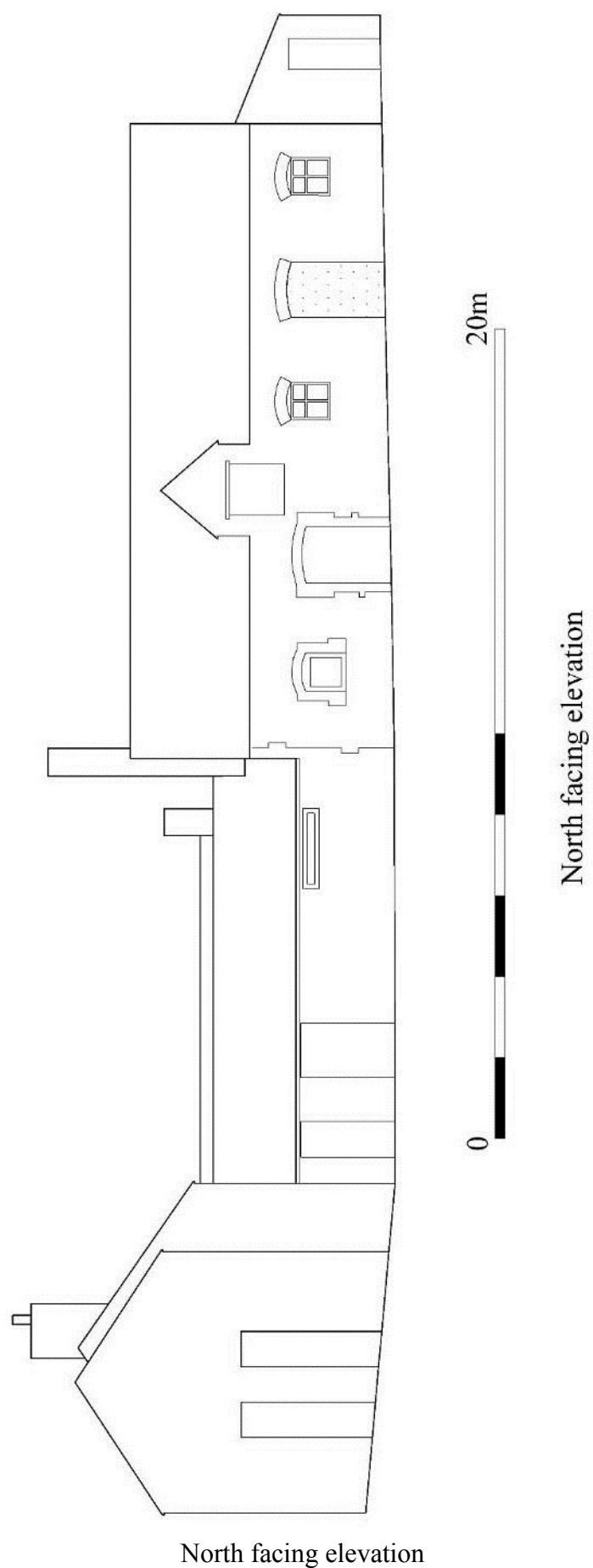
Ground floor with notable features highlighted

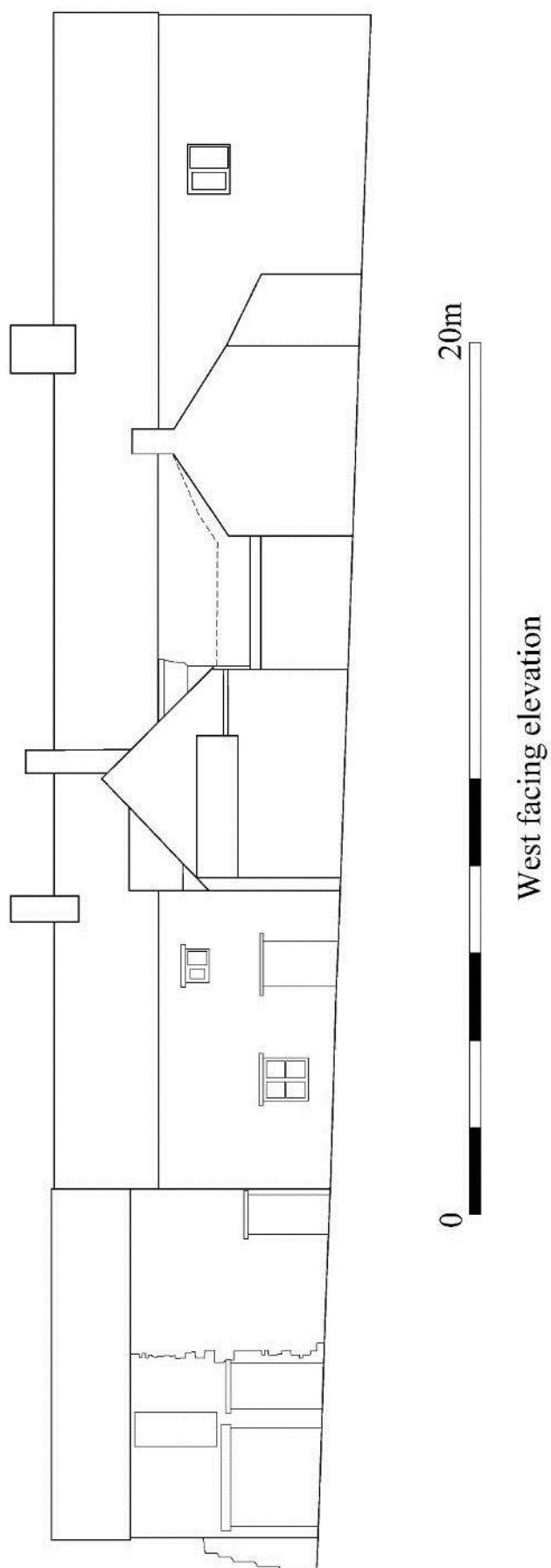


First floor with notable features highlighted

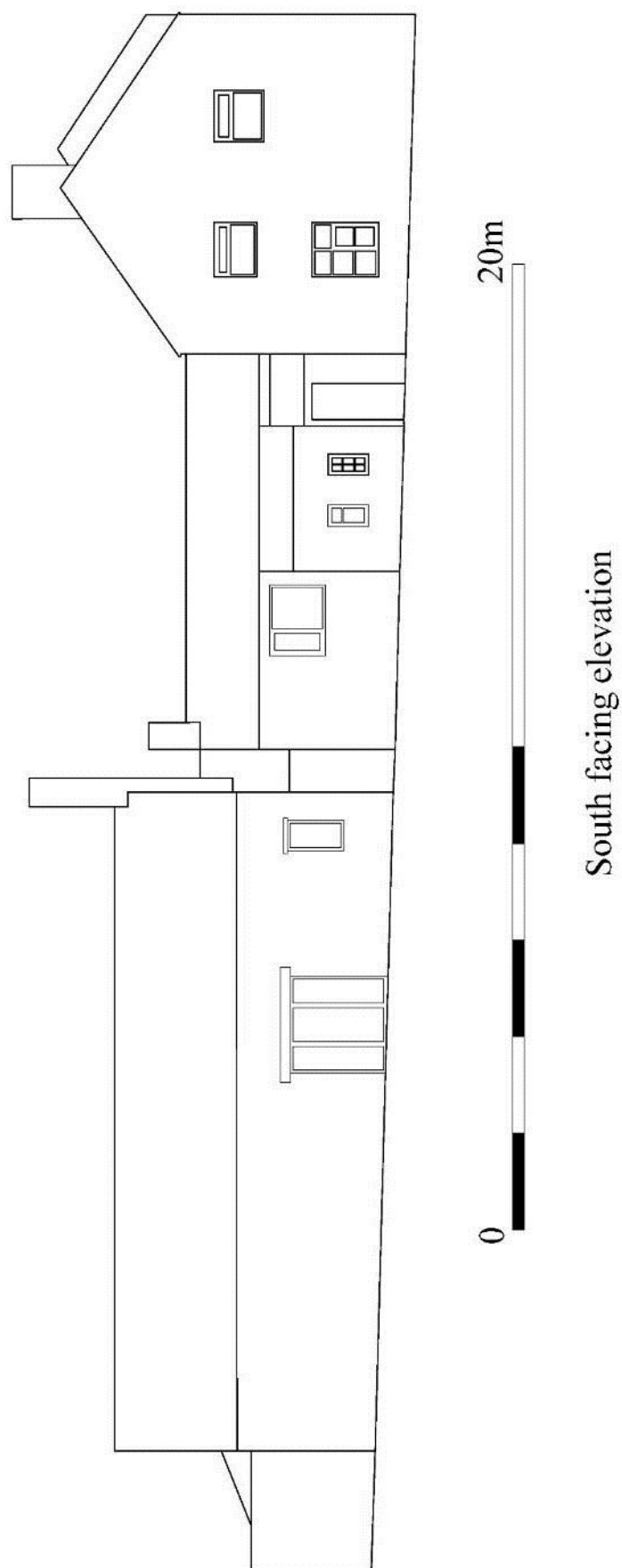








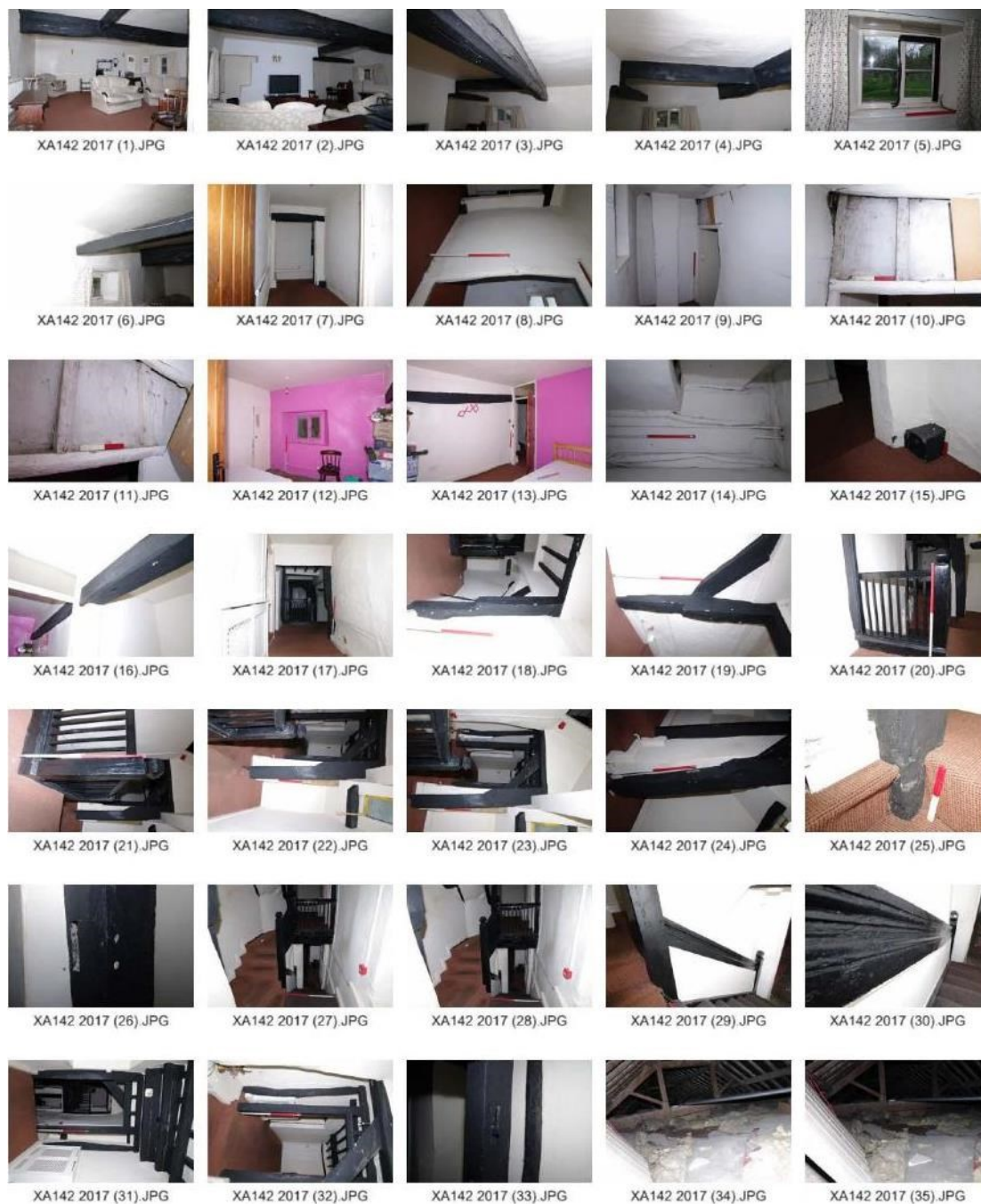
West facing elevation

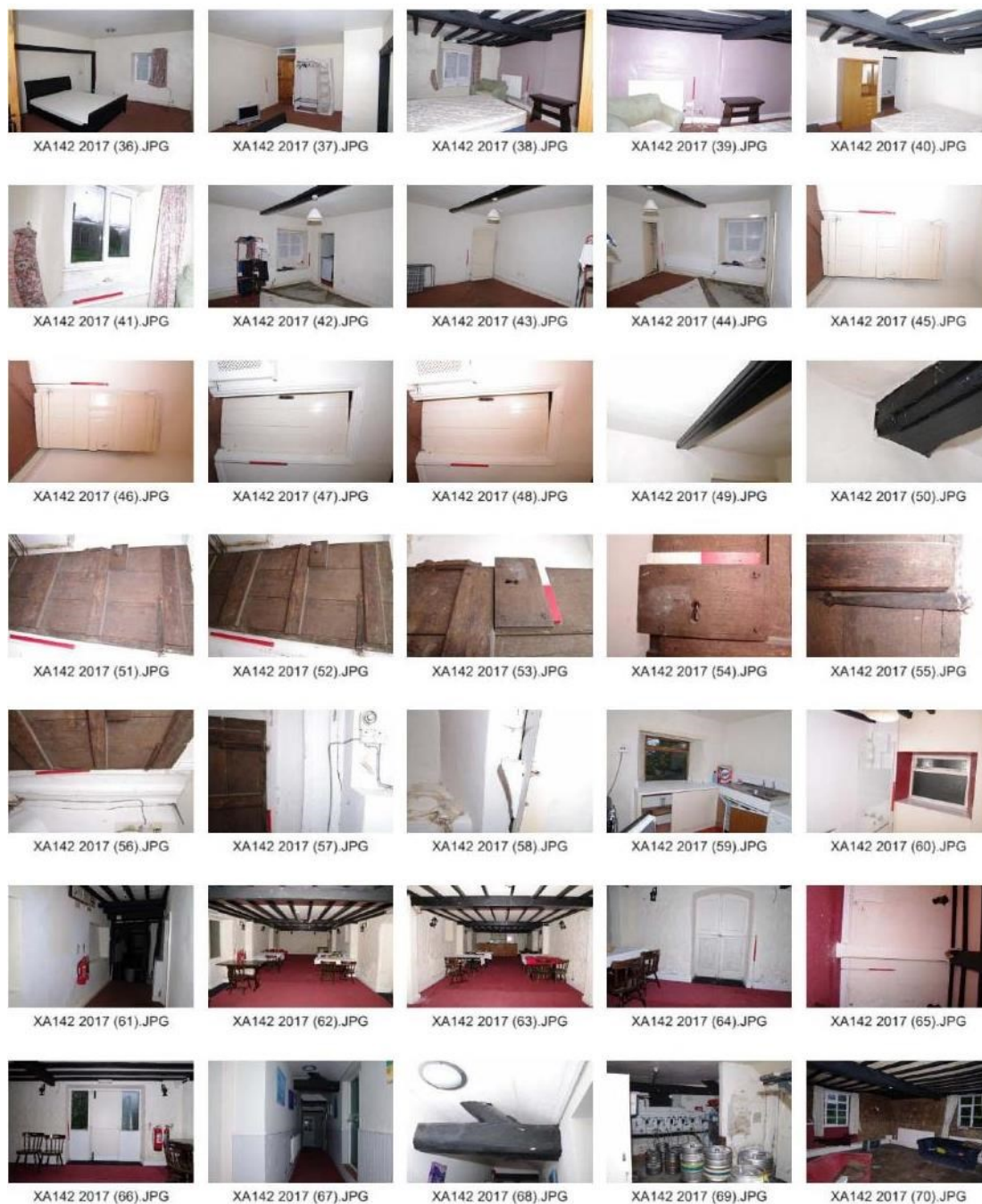


South facing elevation

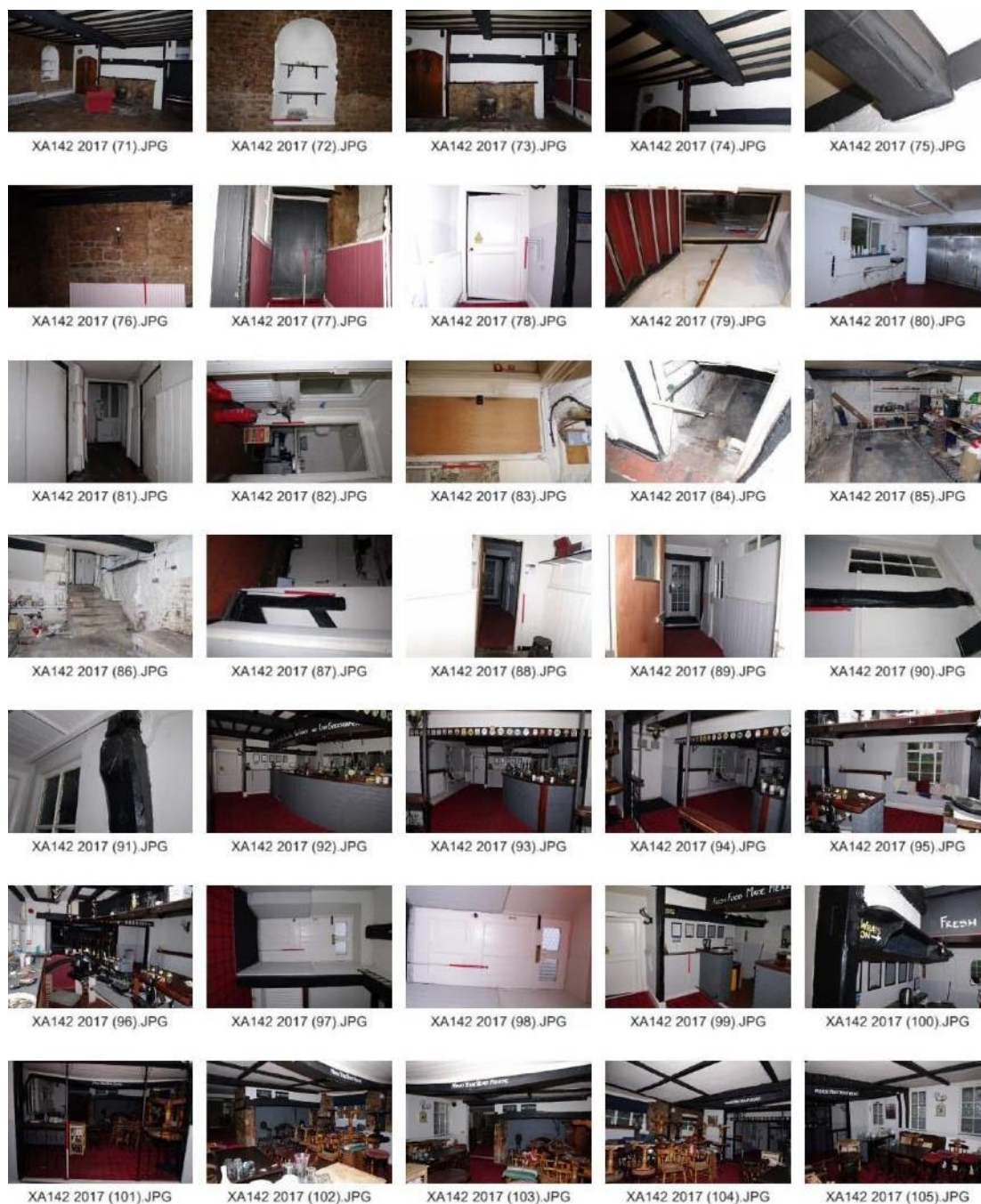


## Appendix 2 Digital Photographs

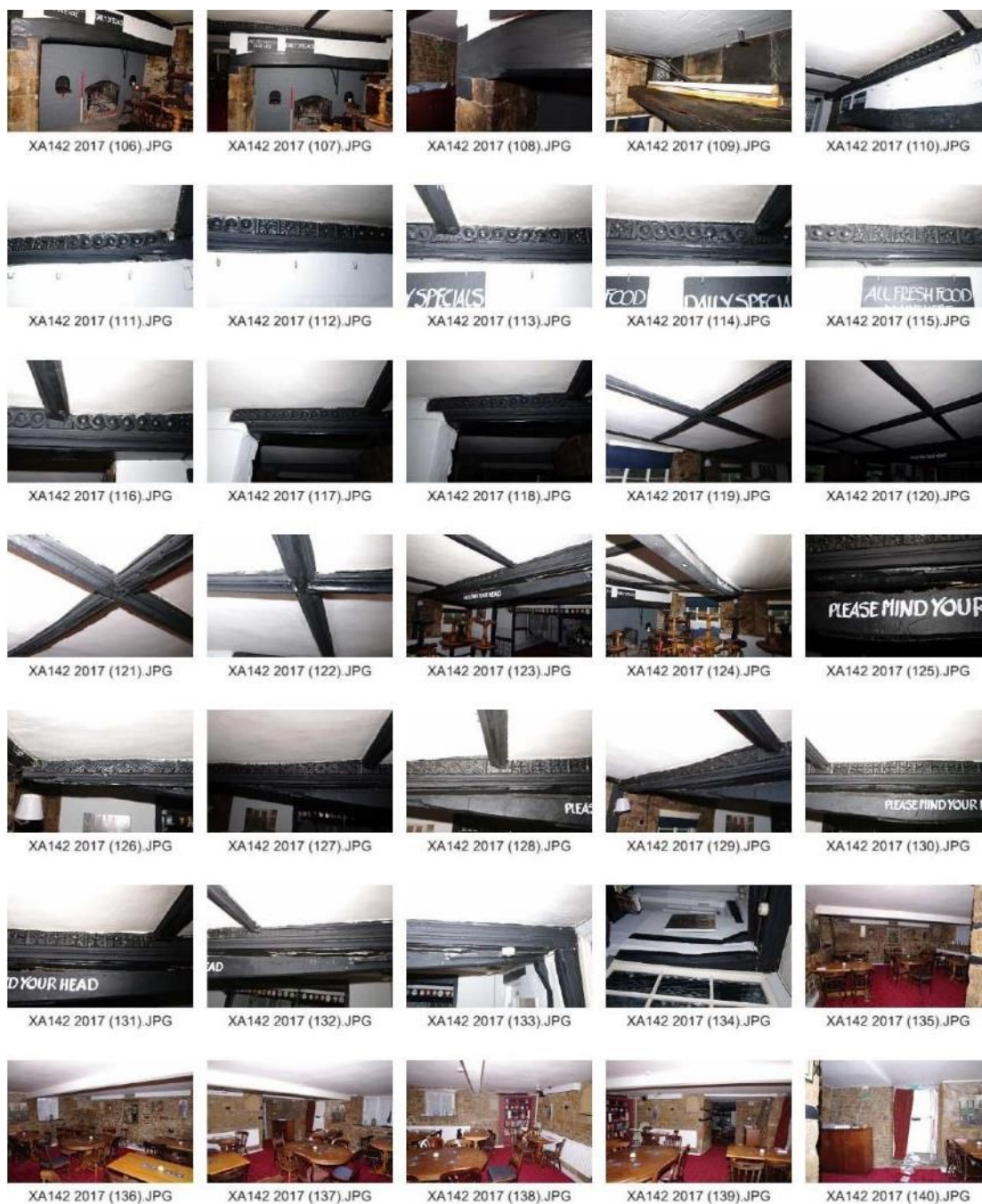


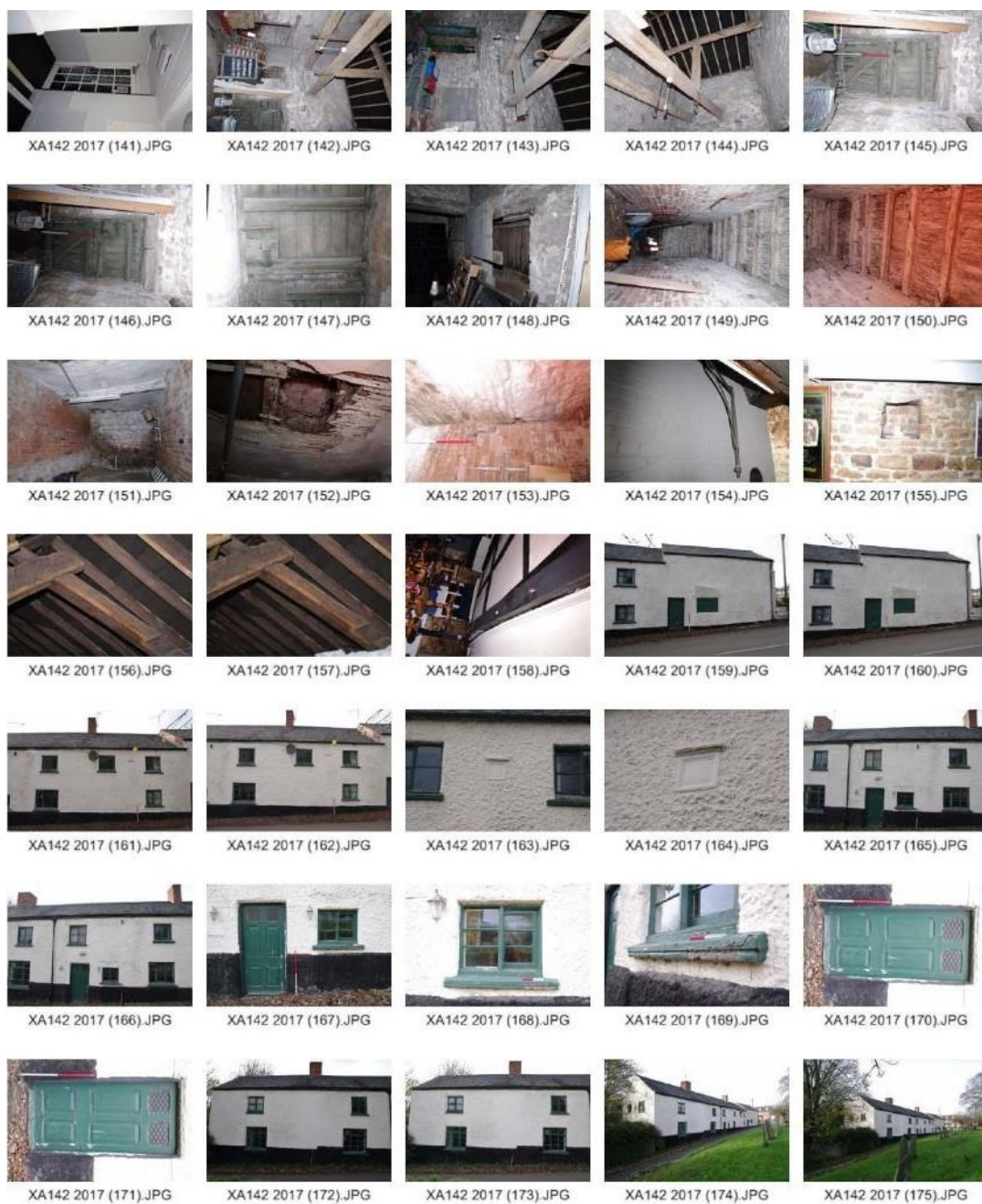




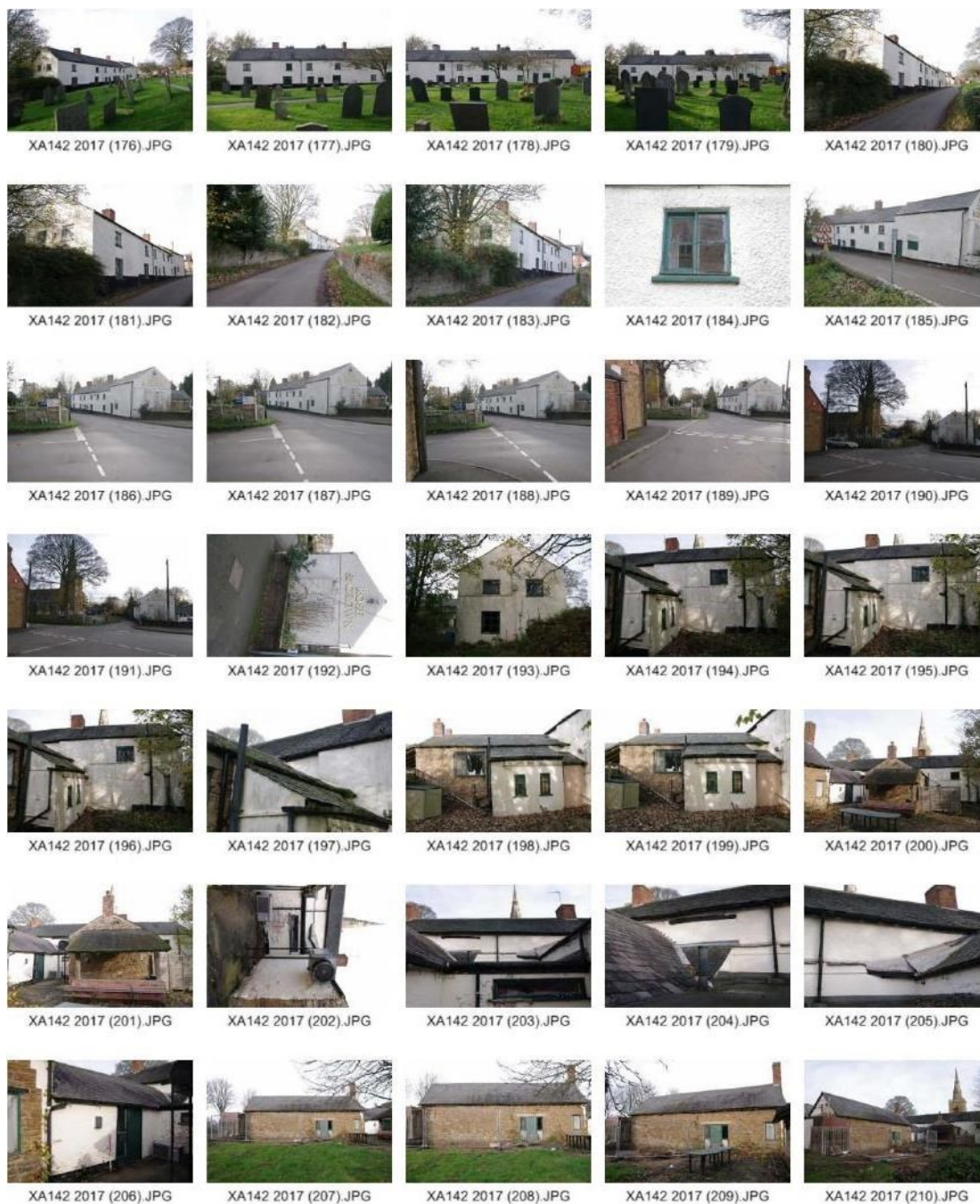




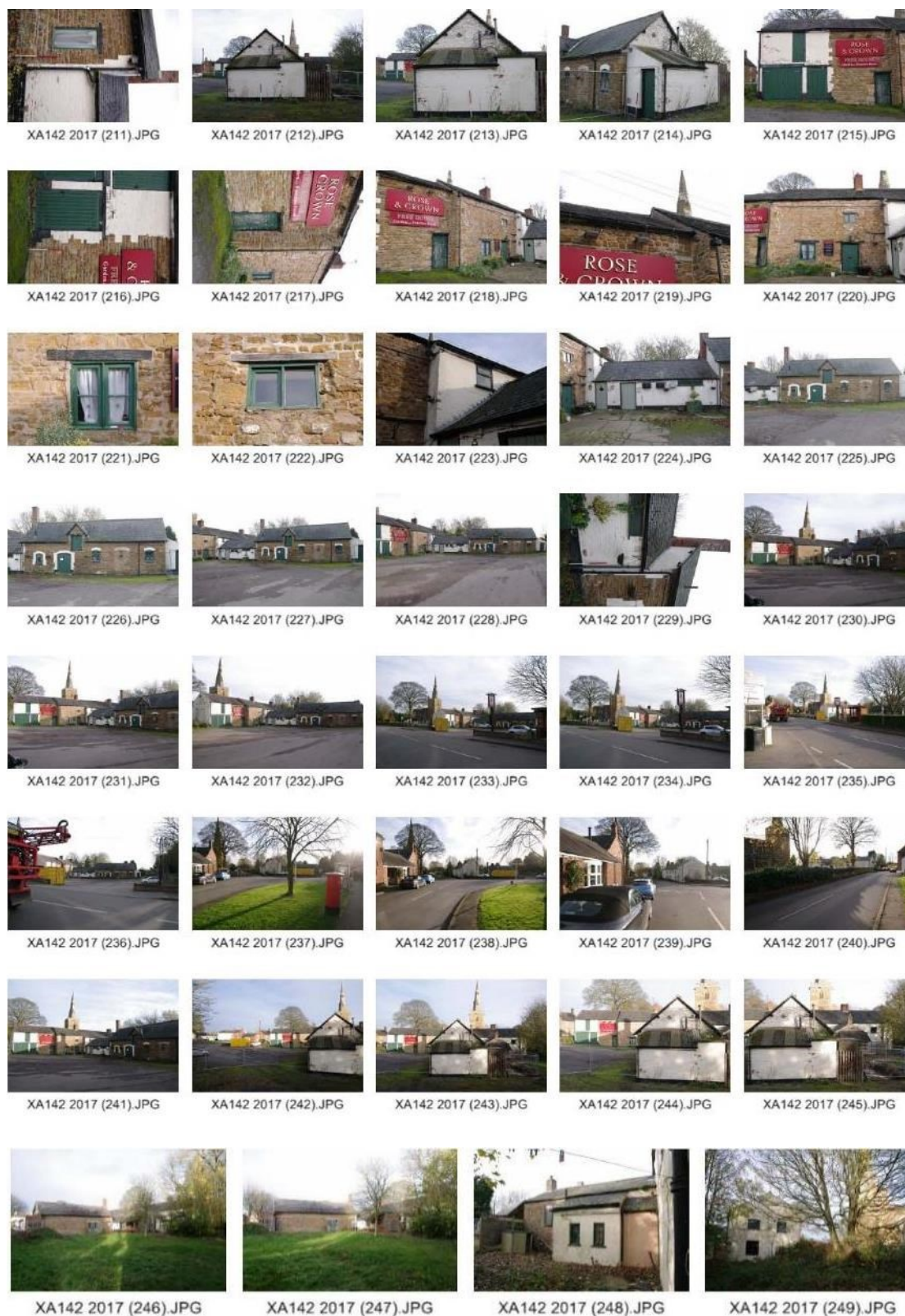












### Appendix 3 OASIS Information

<b>PROJECT DETAILS</b>	<b>Oasis No</b>	universi1-308276		
	<b>Project Name</b>	Historic Building Survey at the Rose and Crow, Main Street, Tilton on the Hill, Leicestershire		
	<b>Start/end dates of field work</b>	16-11-2017 - 17-11-2017		
	<b>Previous/Future Work</b>	No/ Not known		
	<b>Project Type</b>	Level 3 building survey		
	<b>Site Status</b>	Grade II listed		
	<b>Current Land Use</b>	Public House		
	<b>Monument Type/Period</b>	Building/post medieval		
	<b>Significant Finds/Period</b>	None/None		
	<b>Development Type</b>	Residential and public house		
	<b>Reason for Investigation</b>	NPPF		
	<b>Position in the Planning Process</b>	Planning condition		
	<b>Planning Ref.</b>	14/01173/FUL		
<b>PROJECT LOCATION</b>	<b>Site Address/Postcode</b>	Main Street, Tilton on the Hill, Leicestershire. LE7 9LF		
	<b>Study Area</b>	m		
	<b>Site Coordinates</b>	SK74292 05655		
	<b>Height OD</b>	210m OD		
<b>PROJECT CREATORS</b>	<b>Organisation</b>	ULAS		
	<b>Project Brief Originator</b>	Local Planning Authority (LCC)		
	<b>Project Design Originator</b>	ULAS		
	<b>Project Manager</b>	R Buckley		
	<b>Project Director/Supervisor</b>	A Hyam		
	<b>Sponsor/Funding Body</b>	Developer / D W Hicks Building Co		
<b>PROJECT ARCHIVE</b>		<b>Physical</b>	<b>Digital</b>	<b>Paper</b>
	<b>Recipient</b>	NA	LCC MusService	LCCMusService
	<b>ID (Acc. No.)</b>		XA142.2017	XA142.2017
	<b>Contents</b>		Photos Survey data	Field Notes
<b>PROJECT BIBLIOGRAPHY</b>	<b>Type</b>	Grey Literature (unpublished)		
	<b>Title</b>	Historic Building Survey at the Rose and Crow, Main Street, Tilton on the Hill, Leicestershire		
	<b>Author</b>	A Hyam		
	<b>Other bibliographic details</b>	ULAS Report No 2018-024		
	<b>Date</b>	2018		
	<b>Publisher/Place</b>	University of Leicester Archaeological Services / University of Leicester		
	<b>Description</b>	Developer Report A4 pdf		



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