

**Former Haulage Depot Site, South
Road, Wooler,
Northumberland
Historic Building Recording**



Buildings on the Former Haulage Depot site.

ARS Ltd Report 2019/239

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December 2019

Compiled By:

Dr Ian Wyre

Archaeological Research Services Ltd

The Eco Centre

Windmill Way

Hebburn

NE31 1SR

Checked By:

Dr Robin Holgate MCIfA

Tel: 0191 4775111

admin@archaeologicalresearchservices.com

www.archaeologicalresearchservices.com



**ARCHAEOLOGICAL
RESEARCH SERVICES LTD**

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The Eco Centre, Windmill Way, Hebburn, Tyne and Wear NE31 1SR

www.archaeologicalresearchservices.com

Prepared on behalf of: Fergusons Blyth Ltd

Date of compilation: December 2019

Compiled by: Dr Ian Wyre

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Site central NGR: NT 9940 2794

EXECUTIVE SUMMARY

In September 2019 Archaeological Research Services Ltd was commissioned by Fergusons Blyth Ltd (the Client) to undertake a historic building recording of the Former Redpath's Haulage Depot, 30 South Road, Wooler, Northumberland, NE71 6NJ. This scheme of works relates to discharging condition 35 (Application Ref. No. 18/03870/FUL) for the proposed development which involves the erection of mixed use buildings comprising the Ad Gefrin Distillery, gift shop, café/restaurant and visitor centre plus parking and landscaping.

The history of the buildings and their development can be summarised as follows.

- ◆ **Phase 1 – c.1800** Establishment of the water powered Dye Works constituting the Mill Buildings' remains still present.
- ◆ **Phase 2 – c.1897** Construction of the Wooler Steam Laundry (surviving as elements of Building 1).
- ◆ **Phase 3 - c.1927** The Steam Laundry building is rebuilt after a fire into a two storey gable fronted commercial/industrial premises (Building 1).
- ◆ **Phase 4 – c.1950** Construction of the large garage building (Building 4).
- ◆ **Phase 5 – c.1960** Construction of a large warehouse/garage abutting the north wall of the former steam laundry building (Building 2).
- ◆ **Phase 6 – c.1975** Construction of a linking structure serving to join the two separate ranges of buildings (Building 3).

The final form of the buildings, surrounded with a large area of tarmac used for parking for the fleet of lorries, were kept operational for a comparatively long period without requiring major alteration or relocation by Redpath of Wooler, which would become part of Fergusons Transport, a company that was integral to Northumberland's local economy, particular in the movement of livestock and timber, for almost a century.

The historic building recording provides a descriptive, drawn and photographic record of the historic buildings occupying the Former Redpath's Haulage Depot and Yard.

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1 INTRODUCTION

1.1 In September 2019 Archaeological Research Services Ltd (ARS Ltd) was commissioned by Fergusons Blyth Ltd (the Client) to undertake a historic building recording of the Former Redpath's Haulage Depot and Yard, 30 South Road, Wooler, Northumberland, NE71 6NJ. This scheme of works relates to discharging condition 35 (Application Ref. No. 18/03870/FUL) of the proposed development which involves the erection of mixed use buildings comprising the Ad Gefrin Distillery, gift shop, café/restaurant and visitor centre plus parking and landscaping.

2 SITE LOCATION AND GEOLOGY

2.1 The proposed development site is the Former Redpath/Ferguson Haulage Depot and Yard, 30 South Road, Wooler, Northumberland, NE71 6NJ. The site is situated towards the east side of Wooler on the west side of Wooler Water. The site consists of a large expanse of flat ground presently occupied by several centrally-placed buildings surrounded by sections of tarmac surfacing and rough levelled ground, with the remains of earlier mill buildings located in the south-west corner of the site. The site is bounded to the north by Wooler Fire Station, to the east by South Street, to the south by The Peth and to the west by the steep slope of Tower Bank. The site is centred at NGR NT 9940 2794 (Appendix 1, Figure 1).

2.3 The underlying geology of the site consists of Ballagan Formation – Sandstone, Siltstone And Dolomitic Limestone – formed in the Carboniferous Period. The site is overlain with Alluvium – Clay, Silt, Sand and Gravel – formed during the Quaternary period (BGS 2019).

3 AIMS AND OBJECTIVES

Regional Research Aims and Objectives

3.1 Archaeological works at the Former Haulage Depot and Mill Buildings site have the potential to identify the presence of evidence pertinent to research objectives and overarching research themes identified in *Shared Visions: The North-East Regional Research Framework for the Historic Environment* (Petts and Gerrard, 2006). Of significance are the following themes of research, encompassing resource assessment and research agendas for the region. The Framework recognises that, regarding the Post-Medieval key research priorities, these include for PMii. Industrialisation “*What is the effect of industrialisation on settlement patterns? This needs to be broken down chronologically; 16th/17th century industrialisation is very different to 18th/19th century industrialisation*” (Petts and Gerrard 2006, 183) and for PMiv. Chronology “*Despite excellent historical records and a large quantity of highly diagnostic material culture there are still gaps in our chronological understanding of the period, particularly in the dating of buildings*” (Petts and Gerrard 2006, 186). Recommendations for Settlement and urbanism include: “*SU21. The possibility for heritage-led urban regeneration projects should be explored, combining a drive for economic renewal with the opportunity for conservation-led research*” (Petts and Gerrard 2006, 207).



The historic building recording for the proposed Ad Gefrin Distillery development will assist in addressing these key research priorities and recommendation.

Historic Building Recording Aims and Objectives

3.2. The aim of historic building recording on the site is to produce an analytical record of any significant architectural features and evidence for the original and subsequent historical form and functions of the structures.

3.3 The objectives of the historic building recording are as follows.

- ◆ To produce a formal description of the extant built structures which provides a systematic account of their origins, phasing, development and use.
- ◆ To produce a full visual photographic record of the structures, including all fixtures, fittings, machinery, decorative detail and inscriptions using of photogrammetry and photographic scales, with all photographs descriptively captioned and cross referenced to a plan, plans and/or elevations clearly showing the viewing position, direction and photographic image reference.
- ◆ To produce an analytical account of the structures' origins, development and use. To specifically include in this account the following.
 - To note where structural elements from the original Steam Laundry building have been retained/re-used during conversion into the present building.
 - To supplement the record with images of the building in later use associated with the haulage business to record this phase of the buildings' later use.
- ◆ To deposit the report with the Northumberland Historic Environment Record to ensure it advances understanding of the development of the site and ensures that there is a public benefit of the proposed works.

3.4 A full account of specific objectives is provided within the *Ad Gefrin Distillery, 30 South Road, Wooler, Northumberland Written Scheme of Investigation* (Appendix 4).

4 METHODOLOGY

Historic building recording

4.1.1 The historic building recording involves the Former Haulage Depot premises, originally occupied by Redpath Bros Ltd (which in later years became part of the Fergusons Transport group), which are known to include elements relating to the Wooler Steam Laundry building c.1897, and are subject to the proposed re-development of the site. It is also proposed in the near future to stabilise and conserve the stone-built mill buildings, which pre-date the haulage premises and steam laundry building, located to the south west corner of the site. Therefore, this historic building recording seeks, where possible, to record the exterior and interior of the former dye mill prior to future consolidation works, and the Wooler Steam Laundry buildings and associated structural remains prior to commencement of the development. The historic building recording was carried out in October 2019 by Dr Ian Wyre of ARS Ltd to the equivalent of Historic England's (2016) *Understanding Historic Buildings – A guide to good recording practice* Level 2 standard prior



to any development works taking place. The records produced are used in order to create an interpretative discussion of the form, function and phasing of the structures concerned.

4.1.2 The historic building recording was conducted in line with the aforementioned method statement (Appendix 4) as well as the relevant guidance (i.e. ClfA 2014 and 2019; HE 2016).

4.1.3 Due to the standing remains relating to the former mill buildings being in poor condition this report was to make reference to previous archaeological works which include historic and relatively recent photographs of the site showing the buildings prior subsequent clearance/collapse. These are in the forms of a previous historic building assessment and an archaeological field evaluation undertaken by North Pennines Archaeology in 2010 (Appendix 5).

4.1.4 The archaeologist on-site carefully examined all parts of the structures prior to commencement of the photographic recording, in order to identify all features relevant to original and later use. As part of this exercise, the archaeologist on site produced written observations (e.g. on phasing, detailing and operating functions), sufficient to permit the preparation of this report on the structures identified. Each feature was examined individually and the results of that examination noted in a systematic fashion. These site records allow a full architectural and archaeological description of the structures to be included in the subsequent report, as a walk around each structure, starting with setting, then progressing to all accessible sides and features of the structures in sequence. This historic building recording includes the following.

- ◆ A formal description and analytical record which provides a systematic account of the building's origins, development and use, including floor plans, elevations, roof structure, flooring, internal layout and spaces, detailing, form and fabric, and evidence for phasing and development.
- ◆ A full visual photographic record with photographic scales with all photographs descriptively captioned and cross referenced to a plan, plans and/or elevations clearly showing the viewing position, direction and photographic image reference.
- ◆ A measured and annotated survey drawings showing the location of features of historic interest.
- ◆ A historic context account for the building to inform assessment of its historic significance.
- ◆ An analytical account of the building's origins, development and use.

4.1.5 The photographic record comprising high resolution digital photography covers the following as a minimum.

- ◆ Photographs of the exterior and setting of the structures, along with as much of the internal spaces that are accessible from the quay. A 2 metre and 0.5 metre ranging rod was included in a selection of general shots in order that the scale of all elements of the building can be sufficiently established.



- ◆ The external appearance of the structures was recorded, including through the use of photogrammetry. Typically a series of oblique views show all external elevations of the structures and give an overall impression of size and shape. Where an individual elevation embodies complex historical information or have been conceived as formal compositions, views at right angles to the plane of the elevation may also be appropriate.
- ◆ Photographs of any external detail, structural or decorative, which is relevant to the design, development or use of the structures over time and which does not show adequately on general views.
- ◆ Photographs of any fixtures, fittings or machinery or evidence of its former existence relevant to the building's use or development.
- ◆ Copies of any dates, decorative detail, masons' marks, historic graffiti or inscriptions present which contribute to an understanding of the structures and/or their fixtures.

4.1.6 A Nikon D3200 digital SLR (24.7 megapixels) camera was used. Where possible, photographs included a graduated scale and cameras were mounted on tripods for extra stability. Details of the photographs were recorded which includes location, subject and orientation.

4.1.7 The building recording drawn record includes the following.

- ◆ Site location plan at a suitable scale (preferably indicating the position of the site within the country, within the county and a clear plan of the precise location/outline of the buildings, along with their relation to other structures and to any related topographical and landscape features i.e. 1:50).
- ◆ A plan/plans indicating the position and orientation of photographs/images included in the report.
- ◆ Phased plan(s), if appropriate, showing the development of the structures.

4.1.8 A risk assessment was undertaken before commencement of the work and health and safety regulations were adhered to at all times.



5 HISTORICAL BACKGROUND

5.1 The Town of Wooler

5.1.1 This historic building recording makes reference to primary and secondary archive sources in which to inform the analysis of extant buildings on the site. A broader archaeological and historical context for the site is provided in the archaeological building assessment and an archaeological field evaluation undertaken by North Pennines Archaeology in 2010 (Appendix 5).

5.1.2 The market town of Wooler is located in northern Northumberland, at the edge of the Cheviot Hills and the Northumberland National Park. A record of the name as Welnfver in 1186 could suggest the name Wooler originated from the Old English 'wella' (well or spring) and 'ofer' (ridge or hill). In this case, the well or spring would refer to the River Till. The 'Wooler Water' (part of which is also known as Happy Valley) is a tributary of the river and is formed by the Harthope and Carey Burns, originating in the Cheviot Hills to the south of the town, joining at this point. Another possible origin of the town's name is 'Wulfa's hillside', from the Old English 'Wulfa' (wolf) and 'óra' (hillside, slope). A record of the name as Wulloir in 1232 may support this origin for the town's name.

5.1.3 The origins of the present town are thought to pre-date the medieval period although this is not certain. The town was not recorded in the Domesday Book of 1086 being at the time beyond Norman control, their hold of Northumberland extending only to the south of the region. By the early 12th century however the Normans had extended their area of control to encompass Wooler, the first 'Baron Wooler' being appointed in 1107. In 1199 the town was granted the right to hold a weekly market and a medieval hospital was founded here in 1288, suggesting that it was prospering at the time. The last record of the hospital, dedicated to St Mary Magdalene, came in a document of 1488, but its location is not known.

5.1.4 The medieval origins of the town are evident in the typically linear burgage plots defined on available historic maps and aerial photography. Subsequently, several disastrous fires in the town's history have impacted this layout. In 1693, the first major fire is said to have caused 2950 pounds damage which is a considerable sum for the times. A second fire also struck Wooler in 1721, but the most damage was done in 1863. A devastating fire swept through the whole town, destroying many of the oldest buildings in the town centre. As a result of this, the centre of Wooler has a distinct Victorian character.

5.1.5 Wooler prospered as the centre of the woollen industry during the medieval period inevitably becoming one of the richer Northumberland townships. Water was an important commodity in processing wool into yarn and linen so some areas of the lower town became a focus for these activities. A water mill may have existed in medieval times however by the 18th century up to five mills were in place along Wooler Water. One of the mills at this time, fed by a leat from Wooler Water, was operating as dyers and bleachers of cloth (Wooler 2010). The remains of this mill are those found on the Former Haulage Depot site to this day.



5.2 Fulling and Dye Mill

5.2.1 Located at the base of Tower Bank the remains of the stone-built mill buildings possibly date back to at least the 17th century (Figure 1). These comprise two grouped ranges which likely include a water-powered dye mill and a mill keeper's cottage (*HER No. 1683 Dye and No. 1679* with associated bleach field *HER No. 1684*). Whilst shown on the first edition Ordnance Survey map c.1860. The mill would have ceased operation by the time the steam laundry is built on the former bleach field, the remaining buildings falling into disuse in the 1960s.

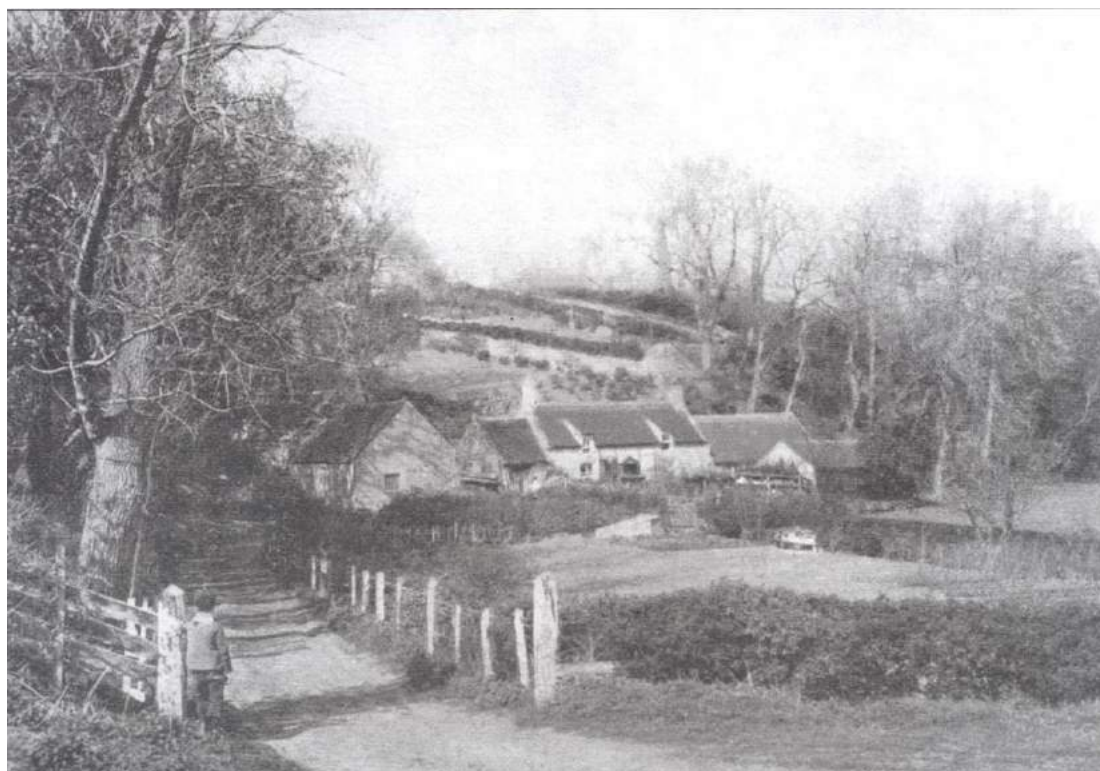


Figure 1: Photograph of Mill buildings prior construction of the steam laundry building (copyright pending).

5.3 Wooler Steam Laundry

5.3.1 Built at some point between 1892 and 1898, a steam laundry was constructed on the site through charitable donation from Countess Tankerville. The laundry offered social assistance and a communal home for local women considered to be in need. Prior construction of the laundry building the site is shown as a 'bleach field' adjacent to the dye works. In 1903, the running of the laundry was transferred to the Salvation Army, and it remained in operation until the 1920s.

5.3.2 The institution was a substantial stone clad building which had a three storey accommodation block to the front with a large single storey range to the rear for housing the laundry facilities. The front range, below a hipped slate roof, had centrally placed chimneys to the north, south and east elevations with a stone, canopied main entrance and large sash windows. The single storey range had large mullioned windows to the north and south elevations to light the working interiors with some small extension buildings likely for the housing of boilers and/or engines for powering the laundry machinery. Typically the

clothes and linen would be first dollied by steam powered devices with sorting, folding and ironing carried out by hand. The building was also noted for being surrounded by well-kept gardens and an open yard to provide areas for drying (The Deliverer 1904).



Figure 2: Photograph of the steam laundry building.

5.4 Haulage Depot

5.4.1 The site was well placed to utilise principal transport routes of the area. Immediately adjacent is the A697, the main road between Coldstream and Morpeth, along with the Alnwick to Cornhill Branchline serving Wooler station between 1887 and 1965 close by. Buildings on the site, including parts of the steam laundry building, would be amalgamated to house a central transport hub for the area leading throughout the 20th century.

5.4.2 Firstly, a large single storey garage building was built to the north of the steam laundry's grounds c.1950. This constitutes the northernmost structure to this day. The building presented appears purpose-built for the service and storage of heavy goods vehicles with integral offices and workshop facilities. With large service yards to the front and rear, with an ancillary range projecting to the west backing onto the south boundary with the laundry, reflects the rapid expansion of motor driven haulage at the time.

5.4.3 The family haulage firm, Redpath Bros. Ltd, was based from the site c.1931. The Redpath lorries, with their red and cream livery (Figures 3 and 4), became a familiar sight on local and national roads, with livestock and timber being prominent amongst the variety of loads carried by the firm. Additionally, over the years many local people were to be employed with Redpath's Haulage. The site would remain family run with the marriage of



Alan and Eileen Ferguson (nee Redpath), to form part of Fergusons Transport, the prominent North East haulage company (Fergusons Transport 2019).



Figure 3: Photograph of the Redpath Bros haulage site c.1966. Aspects of the colours from the livery is reflected on the building. Note the 'Beckmeter' type pump to the right.



Figure 4: Photograph with the same c.1966 Albion Reiver 6-wheeled lorry with livestock body on the forecourt. Note the rebuilt laundry building in the background.



5.4.2 In the 1920s the steam laundry building was heavily rebuilt into a two storey warehouse (as seen in Figure 4, above). It is not clear if this was prior to, or after, a severe fire in 1927 (Wooler 2010). From material evidence today it can be surmised that the walls were lowered to the head of the ground floor windows and the remaining stone facings reconstituted into the replacement structure. This would latterly comprise the stone faced, gabled, two story, commercial/industrial warehouse located to the south of the site found to this day. By 1929 the building is known to have housed the offices and distribution centre for the Northern Agricultural Co-operative Society Ltd (Wooler 2010).

5.6 During the 1950s the former laundry building was significantly extended in the form of a large brick built, single storey warehouse built abutting its northern elevation.

5.7 The two ranges of buildings, the lorry garage and the former steam laundry buildings, were originally separate premise but construction of a linking building in c.1975 brought the structures together as a single unit. However, continuing for a number of years, several tenants were resident in the buildings.

5.8 During the 20th century the site's former conglomeration of buildings have housed a variety of purposes. Along with the garage and workshops associated with the road haulage depot, occupants of the southern buildings have included an egg packing and farming supplies businesses. The clear agricultural links of the buildings is evident including the Northern Agricultural Co-operative Society Ltd, subsequently the Northern Farmers Trading Association Ltd, remaining in residence up to the 1960s. Interestingly from 1976 to 1996 one of the building's occupants was the Central Bible Hammond Trust Limited, a publisher and distributor of religious books (Scripture Truth 2019).



Figure 5: Photograph showing the workings of the rear service yard towards the end of the 20th century.

6 BUILDING DESCRIPTION

Setting of the structures

6.1 The Former Haulage Depot site is situated to the east of Wooler and occupies a prominent position fronting onto South Road, Wooler, immediately adjacent Wooler Bridge and The Peth the south (Plates 1 to 3). The site is made up of a large expanse of flat ground presently occupied by several centrally-placed buildings surrounded by tarmac and gravelled level ground. The remains of the earlier mill buildings are located in the south-west corner of the site (Plate 4). The site is bounded to the north by Wooler Fire Station, to the east by South Street, to the south by The Peth and to the west by the steep slope of Tower Bank.

6.2 The historic building recording of the former haulage depot structures is arranged accordingly. The two storey stone faced building, representing the remains of the steam laundry structure, is designated as Building 1, with the remaining industrial and transport structures referenced numerically working from the south to the north of the site. Five buildings are covered in this section of the survey.

6.3 The two ranges of mill buildings are designated A and B to correlate with the previous buildings assessment (Wooler 2010) the buildings being in a lesser deteriorated state at the time. Accessible features were recorded and this is supplemented with archive resources in producing an analysis of the structures.



Plate 1: Buildings on the former haulage depot site facing north west. The location of the former mill buildings is indicated. Scale 2m.



Plate 2: Buildings on the former haulage depot facing south west with the Peth in the background. Scale 2m.



Plate 3: Buildings to the north on the former haulage depot facing north west. Scale 2m.



Plate 4: Former mill buildings located to the south western extents of the haulage site (facing south west).



Plate 5: Former mill buildings located to the south western extents of the haulage site (facing west).

Building 1 - Exterior

6.3 Building 1 comprises a large two storey structure with pitched slate roof, the longest axis of the building aligned approximately east to west. The eastern, front elevation presents a gable end with coped parapet with kneelers. The building has a snecked stone facing composed of irregularly coursed ashlar (Plate 5 to 6) over a brick core. The corners of the building and edges of apertures are distinguished with rusticated quoins (Plate 10). The ground floor of the east elevation encompasses a single, centrally placed doorway flanked by two large sets mullioned windows, of similar size and style, either side.

6.4 Over the main doorway is a stone canopy with moulded cornice (Plate 7). The canopy sits on top of a plain stone lintel with pulvinated relief sides. Sections of the jamb compose rusticated mullions to sidelight windows, the left having round fitting likely for a bell push. As with most apertures in the structure none of the timberwork is in situ. Set into the stone work of the elevation face, above the porch, is a segmental relieving arch.

6.5 The entrance is flanked by two sets of ground floor windows which are comprised of three apertures which similarly no longer have casements *in situ*. The windows have concrete lintels (a section of steel reinforcing bar exposed). Beneath the construction is of stone, including finely dressed stone mullions over stone cills.

6.6 A centrally placed Venetian style window punctuates the east elevation at first floor level. The window comprises three mullioned lights having a prominent central aperture with round arched head. The surrounding stonework comprises a mix of rusticated and stylised snecked relief lintels and quoins (Plate 12).



Plate 6: Oblique view of east and south elevations (facing south west). Scale 2m.



Plate 7: East elevation (facing west). Scale 2m.



Plate 8: Oblique view of doorway in east elevation (facing north west). Scale 2m.



Plate 9: Oblique view of canopy over doorway in east elevation (facing north west). Scale 2m.



Plate 10: South window in east elevation (facing west). Note the reinforced concrete lintel. Scale 2m.





Plate 11: Roughly tooled ashlar and rusticated quoin detail to east elevation (facing north west). Scale 2m.



Plate 12: North window in east elevation (facing west). Scale 2m.



Plate 13: First floor window in east elevation (facing west). Note the stone voussoirs of a relieving arch.



Plate 14: Kneeler detail to north east corner of Building 1 (facing north west).

6.7 The south elevation of Building 1 presents a long two storey wall composed with the same irregularly coursed stone facing observed to the front eastern elevation (Plates 14 to 17). The stone work has been supplemented with concrete lintels and cills in certain areas one of which is scribed to simulate the surrounding stone construction material (Plate 18). At ground floor level the elevation has two entrances, a double goods entrance and single doorway, located towards the central portion of the building. The goods entrance retains a timber sliding door (latterly faced in plywood). Two ground floor windows are located towards the west of the doorway. The window to the east retains a centre stone mullion. The first floor has five windows all of a similar size and simple style. The eastern quarter of the elevation is devoid of openings with a single chimney stack extending above the eaves. The foot of the stack is composed from two masonry courses, the upper portions executed in a pale yellow brick with three corbelled courses at the cap.

6.8 Abutting the west elevation is a single storey out shut extension, built with stone, with pitched slate roof over part of the building (Plate 18). The extension has personnel doorways in the south and west elevations, and window in the north elevation. The south entrance provides access to a single room confined to the extension structure. The west doorway leads to the main interior space of the building along with two small side rooms. The extension has a corrugated sheet roof.



Plate 15: Oblique view of south elevation Building 1(facing south west). Scale 2m.



Plate 16: South elevation Building 1 (facing north). Note the difference in the appearance of the stonework.
Scale 2m.



Plate 17: View of doorways in south elevation (facing north west). Scale 2m.

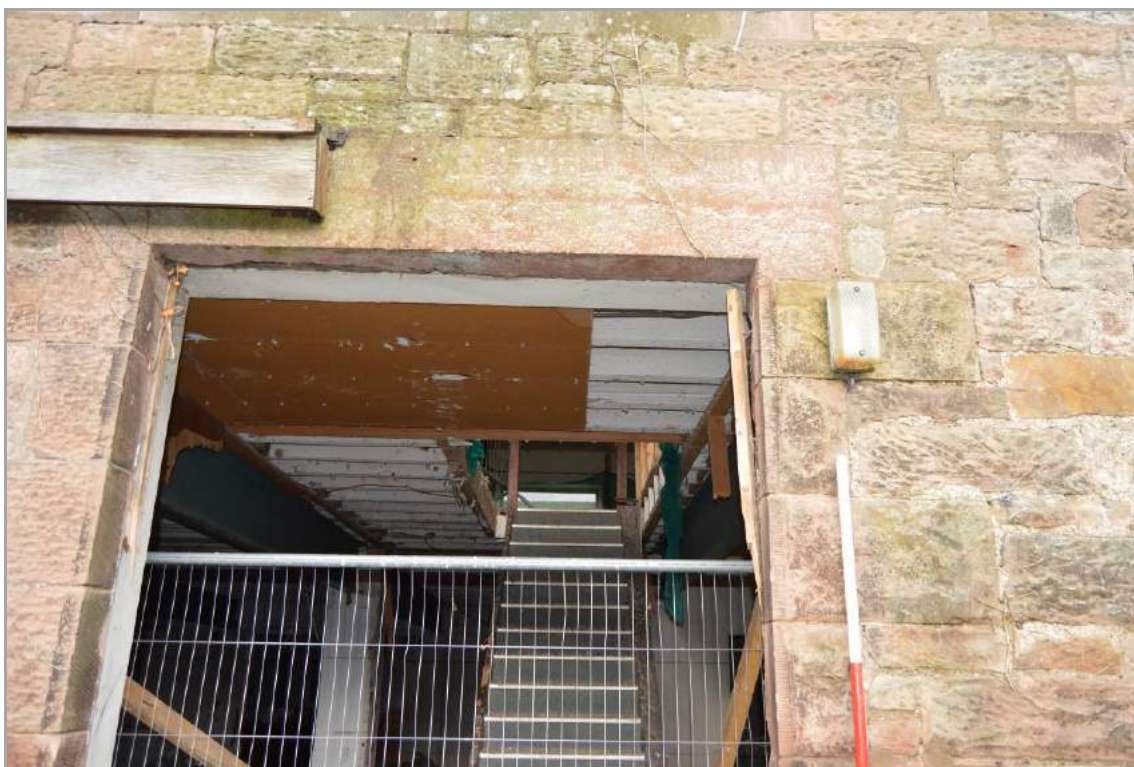


Plate 18: View of doorways in south elevation (facing north west). Scale 2m.



Plate 19: View of doorways in south elevation (facing north west). Scale 2m.



Plate 20: Oblique view of south elevation (facing north east). Scale 2m.



Plate 21: Out shut extension structure abutting west elevation of Building 1 (facing north). Scale 2m.

6.9 Above the extension, the west elevation of Building 1 closely mirrors that found to the east, being a gable end with coped parapet (Plates 19 to 22). Of contrast, the west elevation has a large goods door inserted at first floor level with a modern roller shutter. This doorway could be accessed by vehicles via a steel frame ramp shown on historic photographs. Above the later goods entrance, over a flat concrete lintel, the arched head and flat head lintels of a blocked window, of similar form to that in the east elevation, can be observed (Plate 23). A series of joist slots punctures the north portion of the wall with cut rebate and mortared flashing edge (Plate 24). This follows the form of a covered stair structure which is no longer in place.

6.10 The north elevation is obscured up to first floor level, concealed by an adjoining building (Building 2). The ground floor features in this wall are to the interior area of the adjacent building. A series of five first floor windows, of comparative arrangement and form to those to the south elevation, are set in the north elevation.



Plate 22: View of west elevation of Building 1 (facing east).



Plate 23: Detail of stone work to south west corner of Building 1 (facing north east).



Plate 24: West elevation (facing east).



Plate 25: Blocked arched window above first floor good entrance (facing north east).



Plate 26: Joist and beam slots (indicated) for a covered external staircase to the west elevation (facing north east). A mortared flashing line is also visible. Scale 2m.



Plate 27: Extension structure in front of west elevation (facing south east). Scale 2m.



Plate 28: Window aperture in to north facing elevation of extension structure in front of west elevation (facing south east). Scale 2m.

Building 1 - Interior

6.11 The interior of Building 1 has been heavily altered to predominantly comprise a largely open commercial/industrial space. A series of substantial structural steel beams traverse the space supporting the first floor level. The ground floors are concrete slabs. To the east, there are three individual ground floor rooms (Plates 26 to 32). A centrally placed hallway is flanked either side by two rooms. The south, presenting the larger of the two, has chimney with blocked hearth. The fire place is blocked by aeriated 'breeze' blocks and Fletton bricks and has previously been plastered over (Plate 29). The edges of the chimney breast have a rolled beaded profile moulded to the plaster edges. The north room has been bisected (dividing the window at the north mullion) which provides a corridor and W.C. to the north. The ceilings of the front rooms are of traditional lath and plaster construction. Above the joists have been superseded by a heavier system of wooden beams which are of modern appearance and contemporary with the floorboards on top.

6.12 The remaining ground floor area of Building 1 forms an interconnected space. A structural wall runs along the centreline of the building east to west but this is punctured with openings. The north wall of building has wide entrance linking to the adjacent building and a series of blocked windows. To the south, the main space of the ground floor has two sets of stairs, a modern single flight and an older disused dog leg staircase.



Plate 29: Hallway (facing east). Scale 2m.



Plate 30: Hallway (facing south west). Scale 2m.



Plate 31: South room (facing east). Scale 2m.



Plate 32: South room with blocked hearth (facing south east). Scale 2m.



Plate 33: South ground floor room of (facing west). Scale 2m.



Plate 34: North room of the ground floor of Building 1 (facing east). Note the three light window has been bisected by addition of a later partition wall. (Scale 2m).



Plate 35: Hallway (facing west). Scale 2m.



Plate 36: Ground floor space (facing east). Scale 2m.



Plate 37: Ground floor space (facing north east). Note the blocked window aperture. Scale 2m.



Plate 38: Ground floor space (facing south east) with internal doorway to Building 2. Scale 2m.



Plate 39: Ground floor space of Building 1 (facing south west) showing sections of internal dividing walls. Scale 2m.



Plate 40: Ground floor space (facing south), looking towards the south goods entrance. Scale 2m.



Plate 41: Single flight of stairs to the first floor (facing east). Note behind the communication hatch to the adjoining ground floor room (). Scale 2m.



Plate 42: Rear view of the single flight of stairs adjacent the south personnel entrance (facing east). Scale 2m.



Plate 43: Interior of sliding good's doors (facing south). Note the timber plank flooring to the foreground. Scale 2m.



Plate 44: Dog-leg staircase to first floor of Building 1 (facing west). Scale 2m.



Plate 45: Electrical fittings adjacent dog-leg staircase to first floor of Building 1 (facing south). Scale 2m.



Plate 46: Interior dividing walls (facing north east). Note the blocked window marking the original exterior wall of Building 1. Scale 2m.



Plate 47: Detail of brick blocked stone mullioned window (facing north). Scale 2m.



Plate 48: View towards the interior of the out shut building (facing west). Scale 2m.



Plate 49: Detail of out shut building window (facing north). Scale 2m.

6.13 The first floor level of Building 1 is access via the single flight of stairs originating adjacent the south entrance at ground level. The upper floor of the building comprises a single open space. At first floor level the roof structure is exposed and presents a series of open steel frame king post trusses, finished in a blue paint, the joints fixed with hex nuts and bolts (Plates 50 to 56). The underside of the roof covering presents a planked, tongue and groove surface which has been painted white to the whole of its extents. This indicates the open roof space was intended to be exposed when the building was previously in operation.

6.14 There are scant features of historic note to the first floor interior space. The internal faces of the Venetian style window (to the eastern elevation) retained a variety of fasteners including a stylised cast metal latch handle (Art Nouveau), a metal pear drop window stay and modern brushed alloy window catch fitted to side hung opening casements (Plates 51 and 52).

6.15 To the west elevation is the internal aspect of the roller shutter goods door which is of a galvanised metal finish (Plate 55) with a chain and pulley mechanism for opening.

6.15 There are remnants of modern partition walls which show the space was subdivided in the past. A section of timber framed, plasterboard stud wall remains fixed on the easternmost frame. Towards the west are further remnants of stud work partitioned areas. These formed a central corridor and W.C.s. (Plate 56). To the north east corner of the room was an exposed plastic cold water tank adjacent the opening for an electric extractor fan set in the east elevation. There is sparse decoration to the remaining interior surfaces.



Plate 50: General view of first floor of Building 1 (facing east). Scale 2m.



Plate 51: View of east window to first floor of Building 1 (facing north east). Scale 2m.



Plate 52: Internal detail of Venetian window to first floor of Building 1 (facing north east). Scale 2m.



Plate 53: General interior view of Building 1, first floor (facing south west). Scale 2m.



Plate 54: View of Building 1, first floor (facing north west). Scale 2m.



Plate 55: Roller shutter door to Building 1 first floor (facing south west). Scale 2m.



Plate 56: Building 1 first floor (facing south west). Scale 2m.

Building 2 – Exterior

6.14 Abutting Building 1 to the north, Building 2 is a large single storey warehouse structure with corrugated sheet roof. The elevation face is of a composite blockwork construction which includes elements of dressed sandstone (Plate 36). A cement based render has been applied to represent ashlar stonework with a stylised snecked decoration applied. The east elevation has a large vehicular entrance with metal concertina double doors. The gable has cement board soffits. There are two sets of ground floor windows, which formerly comprised two apertures divided by a central mullion. The windows have rusticated lintels and quoined frames. A single pendant light is set over the main entrance.

6.15 The south wall of the building is formed from the north wall of Building 1.

6.16 The west elevation is punctuated by a large centrally placed vehicular entrance with a closed metal roller shutter (Plate 40). The vehicular entrance is flanked by personnel doors either side. The faces of the elevation have areas of a pebble-dash render over brick, above the lintel of the door; adjacent is a blocked aperture modern blockwork.

6.17 The north elevation is mostly subsumed by Building 3, a later intermediate structure which links to Building 4 to the north.



Plate 57: East elevation of Building 2 (facing west). Scale 2m.



Plate 58: South window to east elevation of Building 2 (facing west). Scale 2m.



Plate 59: Vehicular entrance and north window of east elevation of Building 2. Scale 2m.



Plate 60: General view to the rear, west elevation, of Building 2 (facing east). Scale 2m.



Plate 61: Rear, west elevation of Building 2 showing blocked former entrance (facing north east). Scale 2m.

Building 2 - Interior

6.18 The interior of Building 2 presently presents a single open space with the underside of the roof exposed (Plate 62). The roof structure comprises a series of seven steel 'I' beam trusses with bolted joints. These rest on steel columns. To the north elevation the columns are set between spans of brick wall. The internal face of the building's elevations largely comprises the general walls painted being painted white with the steel frame in blue.

6.19 The south wall internalises the north elevation of Building 1 wide which is faced in irregular coursed ashlar in keeping with the exterior walls seen to the building (Plate 65). The wall has a wide interconnecting doorway and a series of blocked windows are evident. The steel columns in support of Building 2's roof are placed against the earlier stone faced wall. Some of these columns have been obscured by timber enclosures, related to an arrangement of individual rooms within the main interior space.

6.20 The north elevation is interrupted by a series of openings, formerly comprising outside facing windows. A former doorway is blocked with modern aggregate blockwork. Two Crittal-style metal framed windows remain towards the north west corner of the north wall. Three bays of the north wall, between the steel columns, are opened up to expose the interior of Building 3. The steel framework adjacent this area remains in a red oxide finish suggesting these were originally enclosed and obscured from view in the past.

6.21 The west elevation has a single metal framed window set above a section composed of a single skin of Fletton brick; this suggests the opening was previously a personnel door (Plate 66). The modern roller shutter door set in the west elevation presents a galvanised metal face with a pulley and chain opening mechanism on one side. The main open space has the remnants of two small sub divided rooms, the one to the south west corner retaining some fittings for W.C.s. Overall were remnants of fluorescent strip lights which were suspended from the open roof space.





Plate 62: Interior of Building 2 (facing east).



Plate 63: Interior of mullioned window in Building 2 with linking doorway to Building 1 (facing south east).

Scale 2m.





Plate 64: Former exterior wall of Building 1 internal to Building 2 (facing south). Note the blocked window.
Scale 2m.



Plate 65: Interior of Building 2 (facing south west) with enlarged rear entrance. Scale 2m.



Plate 66: Interior of Building 2 (facing west). Scale 2m.



Plate 67: Former exterior wall of Building 2 (facing north west). Note the blocked door. Scale 2m.



Plate 68: Crittal window to Building 2 (facing north). Scale 2m.



Plate 69: Interior of north elevation to Building 2 (facing north east). Note the knocked through section, a former internal room. Scale 2m.



Plate 70: Interior of Building 2, knocked through into Building 3 (facing north). Scale 2m.



Plate 71: Interior of Building 2, former room division (facing north). Scale 2m.



Plate 72: Detail of concertina door from interior of Building 2 (facing east).

Building 3 - Exterior

6.22 Building 3 appears to represent a bridging structure between Buildings 2 and 4. The south and north elevations of the building are formed by these neighbouring buildings. The structure comprises a flat felt covered roof. The east (front) elevation is mostly obscured by plastic coated corrugated sheeting; behind this is a door way and a sidelight window. A section of tongue and grooved timber cladding can be observed applied to the cill and above the shuttering. This was finished with a dark stained varnish. The west elevation at the time of survey was obscured by vegetation and a section of shuttering. The building exhibits a flat, felt covered roof.



Plate 73: East elevation of linking structure, Building 3 (facing west). Scale 2m.

Building 3 - Interior

6.23 The interior of the bridging structure contained a series of narrow internal areas comprising three individual areas. To the east was an entrance hall, with plastered wall surfaces, with exterior door to the east elevation and internal doors to the north, south and west. The exterior door and side window are UPVC framed replacements in a timber frame (Plate 74). Adjoining this hallway was the area which was opened up to the interior space of Building 2 (Plates 75 to 76). Towards the western end of the structure is a long room between the former exterior walls of Building 2 and 4 (Plates 77 to 78). The wall surface to the south, originally the exterior north wall of Building 2, was of painted pebble dash render. Other internal surfaces were comprised painted brickwork. The outside facing wall to the west is comprised of a blockwork infill with metal framed window inserted.



Plate 74: Interior of east elevation of linking structure, Building 3 (facing west). Scale 2m.



Plate 75: Interior space of linking structure, Building 3 (facing east). Scale 2m.



Plate 76: Interior of linking structure, Building 3 (facing west). Scale 2m.



Plate 77: Interior of linking structure, Building 3 (facing west). Note the pebble dashed and brick side walls which were originally exterior elevations of Buildings 2 and 4. Scale 2m.



Plate 78: Interior of linking structure, Building 3, with previously outside facing window (north east). Scale 2m.

Building 4 - Exterior

6.24 Building 4 comprises a large single storey steel framed warehouse/garage structure with gabled M-shaped roof covered in corrugated sheet. The building appears to have an original singular construction phase belonging to the mid-20th century. The roof has a central valley runs on a north south alignment, the pitch fronting to the east being painted yellow.

6.25 The east elevation presents a brick and rendered aspect interspersed with a contrasting range of apertures (Plates 79). The principal of these has full height sliding double doors hung on an external track. The doors comprise steel frames clad with vertical timber boarding. This has been latterly supplemented with marine ply and corrugated siding panels. The southernmost third portion of the east elevation is formed to present a recessed bay punctuated with three windows and a single personnel entrance (Plate 80). The recess is framed by brick built piers, formerly having a rendered covering; the door is similarly framed with the render intact. The rendering applied to the wall has a scribed ashlar pattern with areas of a rusticated relief i.e. above the lintel. The remaining faces of the elevation are brick with a rendered facing. This has a scribed or cast relief representing coursed ashlar with stylized 'tool mark' patterning (Plate 81). No timber work for windows and doors remain *in situ*.

6.26 The lower extents of the south wall are subsumed within the interior of Building 3. Exposed above is a double gable ended brick elevation. To each gable is a horizontal window. Set against east gable is a single chimney stack with single corbelled course and topped with a tall terracotta pot.

6.27 The north elevation of Building 4 comprises the end wall of the range of buildings. The wall presents a double gabled aspect of steel framed construction infilled with dado walls constructed of brick with corrugated sheet siding above (Plate 82). A window is set in each gable. The windows are steel framed, Crittall-style windows, featuring five over two lights, arranged horizontally as three wide bands divided by two narrow. The three wide sets of windows open, suspended on horizontal pivots.

6.28 The west (rear) elevation reveals the steel frame with brick construction for the building with upper corrugated sheeting on the north facing gable. The elevation has two full height vehicular entrances with sliding doors. The brickwork extends to eaves level towards the third portion towards the south end of the building. This mirrors the configuration of the front, east elevation, differentiating the separate service/ancillary range from the main interior space. Windows and a sliding, wooden plank, personnel door are set in this section of the west wall of the building (Plate 84).





Plate 79: East elevation of Building 4, the largest building on the site (facing north west). Scale 2m.



Plate 80: East elevation of Building 4 (facing south west). Note the different configuration of the façade as it relates to the range of ancillary/service rooms behind. Scale 2m.



Plate 81: Detail of render to east elevation of Building 4 (facing north west). Scale 2m.



Plate 82: North elevation of Building 4 (facing south west). Scale 2m.



Plate 83: West elevation of Building 4 (facing north east). Scale 2m.



Plate 84: West elevation of Building 4 (facing north east). Scale 2m.

Building 4 - Interior

6.29 The main interior area of the building, accessed by the full height vehicular doorways, is a single open space open to the rafters. The roof space is defined by steel Fink trusses, with a series of columns aligned on a north/south axis. The columns carried the principal longitudinal joists below the guttering valley between the two pitched roofs (this had failed allowing water ingress) (Plates 85 to 89).

6.30 The southern portion of the building presents a separated series of interconnected rooms below a concrete slab ceiling which provides a mezzanine level in the main interior space. The omission of a section of truss span and markings to the wall for storage bins suggests how this upper space was used when the building was occupied in the past. The ground floor rooms had been stripped of most internal features. The room furthest to the east, lit by the three windows to the building frontage, appeared to comprise a single larger space (for offices or mess facilities). The central rooms had been in use as W.C.s in the past. One of the dividing walls has two blocked window apertures with frames intact (Plate 94). The frames are steel, one over one lights comprised of pebbled modesty glass on a central pivot; the internal side of the windows, denoted by ring pull catches, is to the east.

6.31 The main space to the interior of Building 4 has remains pertaining to several divided areas. To the south east corner are remains of an entrance vestibule where the stairs to the mezzanine were also located. Towards the north east corner are a series of brick piers which originally supported an elevated office (Plate 88). In the south west corner, were there is a sliding corrugated iron door to a separate workshop area, there is a long vehicle inspection pit.



Plate 85: Interior of Building 4 (facing south east).



Plate 86: Interior of Building 4 (facing north). Scale 2m.



Plate 87: Interior of north elevation of Building 4 showing covered ground floor windows (facing south east).



Plate 88: Interior of Building 4, elevated office location (facing east).



Plate 89: Interior of Building 4 (facing south east).



Plate 90: Interior of Building 4 (facing south east).



Plate 91: Interior of Building 4 (facing south east).



Plate 92: Interior of Building 4 (facing south east).



Plate 93: Interior of Building 4 (facing south east).



Plate 94: Interior of Building 4 (facing south east).



Plate 95: Interior of Building 4 (facing south east). Note the blocked windows to the interior wall. Scale 2m.



Plate 96: Interior of Building 4 (facing south east). Note the vehicle inspection pit. (Scale 2m)



Plate 97: Interior of Building 4 (facing south east). Scale 2m.

Building 5 – Exterior/Interior

6.31 Building 5 is a single storey range located at the rear of the main buildings comprising ancillary structures which originally had a shallow pitched roof covered with corrugated sheets (Plates 98 to 99). The range is constructed of red brick which has been painted white in the past. Furthest to the east the building comprises a series of four transverse dividing walls which extend beyond the height of the roof, the top courses of brickwork incorporating a curved profile. These would have held a cylindrical fuel tank. Internally the structures had a mix of electrical and W.C. fittings, including a white tiled floor standing urinal (Plate 100).



Plate 98: Building 5 (facing south east). Scale 2m.



Plate 99: Building 5 (facing south west). Scale 2m.



Plate 100: Interior of Building 5 (facing north east). Scale 2m.

Former Mill Building A

6.32 At the time of survey the former mill structures were in an extremely dilapidated condition. It is clear that the remains comprise two distinct groups of stone built structures to the west of the former haulage depot premise and at a elevated position. Building A is the larger of the two building ranges, which is the most northerly of the two buildings. The building is rectangular in plan and on a north to south orientation. Historic maps and images suggest a building range comprising three cells, a centre dwelling structure with the south building a single storey extension; this extension appears to have been removed historically. Formerly, the centre building was composed over two storeys, with gabled north and south elevations, across three bays. The east elevation had a central doorway flanked by windows either side to the first and second floors, the apertures being defined with dressed quoins some of which remain in place (Plates 101 and 102). At the time of survey the front wall had collapsed to cill level. An un-mortared stone, inscribed with the initials 'W H', was observed c.1m from the south east corner. The west elevation retains much of its original height. Its outside face is obscured by the rising hillside.

6.33 The south elevation is reduced to first floor height, the gable is noted to have had a rebuilt stack and coping stones along the roofline (NPA Ltd 2010). A small blocked window remains to ground floor level (Plate 104).

6.34 The interior of the centre dwelling comprised some lath and plaster ceilings (Plate 105), with late timber trusses collapsed within the building.

6.35 The structure to the north comprises featureless wall remains rectangular in plan.



Plate 101: Former mill buildings to north, Building A, with door and window apertures depicted.



Plate 104: Former Mill Building A, detail of blocked window to remaining south elevation.



Plate 105: Collapsed interior of Building A.

Former Mill Building B

6.36 Building B is the smaller of the two building ranges, situated to the south of Building A. The building similarly is constructed of un-coursed rubble stonework with dressed masonry to the remaining window and door surrounds in the north elevation (Plate 106). The building is rectangular in plan, its orientation perpendicular to that of Building A, occupying an east to west alignment. The building comprises distinct two cells, the westernmost being the more intact at the time of survey. The north east corner and a construction break is lower, with alternating quoins (Wooler 2010, 30), indicating one of the structures was a later addition (Plate 107). The dividing wall retains fire bricks pertaining to a flue and an internal interconnecting doorway (Plate 111). The interior of the eastern room could not be accessed, and only the south wall and stub north wall of the western cell remain. Cartographic sources show the millstream or leat intercepting this part of the structure, suggesting this building housed the water wheel/mill machinery.

6.37 Formerly the western structure had two storeys, with gabled east and west elevations, across three bays. The north elevation has doorway with dressed quoins flanked by a window, with stone uprights, to the east side (Plates 101 and 102). The window has a later timber lintel and a formed concrete cill. Both apertures are blocked with plywood sheets. The west elevation has a single window/door aperture placed at first floor level.



Plate 106: Former Mill building B to south (facing south west). North and internal dividing wall shown. Scale 2m.



Plate 107: Former mill buildings to south (facing west). Construction break evident between the east and west building indicated.



Plate 109: Former mill buildings to south, detail of north aspect window (facing south). Scale 2m.



Plate 110: Dressed quoin stone door jamb (facing south). Scale 2m.



Plate 111: Interior of former Mill Building B (facing west). Note, the internal dividing wall with door and fire brick for chimney flue.

7 DISCUSSION AND CONCLUSIONS

7.1 Historically the Former Haulage Depot Site, Wooler, has been used for two distinct industrial enterprises: the first saw the harnessing of the local water source whilst the second utilised the local road network, with links to the adjoining agricultural landscape being core to both concerns. Equally, both enterprises epitomise the importance of the town of Wooler to the rural economy of Northumberland.

7.2 At the time of survey, the mill buildings pertaining to the Dye Works (HER No. 1683 Dye mill and No. 1679 Water mill at the Dye Works) were in a dilapidated condition and obscured beneath undergrowth, restricting close range survey at the time. Evident, however, were two groups of stone-built structures with a number of features suggesting a phased development over several decades, possibly prior to the 19th century. Material and archival evidence shows that Building A was likely a two storey dwelling with the upper floor having dormer windows. These were set in a steeply pitched roof which suggests this originally may have been thatched (Wooler 2010, 29). Building B likely housed the mill workings fed by the leat from Wooler Water. The arrival of the railway was probably responsible for moving such activities to the larger industrialised centres of the North, making the buildings' original function redundant.

7.3 The building of the Wooler Steam Laundry c.1897 is similarly reflective of the changing societal and industrial landscape of the time. The building was symptomatic of the great wealth accumulated from local landholdings which were used to supplement philanthropic social ideals. This work would be succeeded during The Salvation Army's tenure, at a time when charitable relief was often the only means of assistance for those in society who needed it. Between the two World Wars Britain's societal backdrop changed with 'poor relief' becoming the concern of the state as opposed to addressed at a local level.

7.4 Equally, by the end of the First World War motor vehicles had supplanted the horse as the main means of transporting goods locally. This change was associated with the introduction a new range of revolutionary buildings, including the appearance of a number of 'moderne' garages (Historic England 2013). These buildings used stylised features, such as rounded corners with smooth rendered surfaces and long, metal framed glazing, to express modernity, sometimes even employing a clock tower or a fin. The first Redpath Bros. Ltd haulage garage (Building 4) originates from this time. An open interior, in this case a particularly large steel framed shed, could be used for servicing, repairs and parking, with a light steel truss roof reducing the need for supports which would impede the open floor space. The 1930s was the heyday of garage architecture but the new styles were not used without reservation. Interestingly, the Redpath building simulates the dressed stonework of local buildings, albeit through a cement render, perhaps to reflect a more traditional outlook and promote a design more in keeping with its surroundings.

7.5 Over time, the remaining buildings required alteration and modernisation to keep up with the modern operations of its resident companies. The shell of the former steam laundry (Building 1) came to enclose an essentially modern steel frame and ferro-concrete building. The adjacent warehouse (Building 2), when built, added to this interior space, which required increased vehicular access in the moving of goods. The rear of the former steam laundry building would likewise accommodate a steel first floor loading ramp (as well as a corrugated iron extension covering rear stairs and possibly a conveyer belt).



7.6 The final form of the buildings, surrounded with a large area of tarmac used for parking for the fleet of lorries, were kept operational for a comparatively long period without requiring major alteration or relocation by Redpath of Wooler, which would become part of Fergusons Transport, a company that was integral to Northumberland's local economy, particular in the movement of livestock and timber, for almost a century.

7.7 To conclude, the history of the buildings and their development can be summarised as follows.

- ◆ **Phase 1 – c.1800** Establishment of the water powered Dye Works constituting the Mill Buildings' remains still present.
- ◆ **Phase 2 – c.1897** Construction of the Wooler Steam Laundry (surviving as elements of Building 1).
- ◆ **Phase 3 – c.1927** The Steam Laundry building is rebuilt after a fire into a two storey gable fronted commercial/industrial premises (Building 1).
- ◆ **Phase 4 – c.1950** Construction of the large garage building (Building 4).
- ◆ **Phase 5 – c.1960** Construction of a large warehouse/garage abutting the north wall of the former steam laundry building (Building 2).
- ◆ **Phase 6 – c.1975** Construction of a linking structure serving to join the two separate ranges of buildings (Building 3).

7.8 The historic building recording provides a descriptive, drawn and photographic record of the historic buildings occupying the Former Redpath's Haulage Depot and Yard.



8 PUBLICITY, CONFIDENTIALITY AND COPYRIGHT

- 8.1 Any publicity will be handled by the client.
- 8.2 Archaeological Research Services Ltd will retain the copyright of all documentary and photographic material under the Copyright, Designs and Patent Act (1988).

9 STATEMENT OF INDEMNITY

9.1 All statements and opinions contained within this report arising from the works undertaken are offered in good faith and compiled according to professional standards. No responsibility can be accepted by the author/s of the report for any errors of fact or opinion resulting from data supplied by any third party, or for loss or other consequence arising from decisions or actions made upon the basis of facts or opinions expressed in any such report(s), howsoever such facts and opinions may have been derived.

10 ARCHIVES

10.1 A paper archive, which will consist of all primary written documents, plans, sections and photographs, will be prepared by ARS Ltd and submitted to the suitable repository, in this instance the Great North Museum. Any digital archive will be prepared in line with current best practice outlined in *Archaeology Data Service/Digital Antiquity Guides to Good Practice* (ADS/Digital Antiquity 2011).

10.2 Copyright on the deposited material will either be assigned to the archive, or the archive will be licensed to use the material, in perpetuity; this licence would allow the archive to reproduce material, including for use by third parties, with the copyright owner suitably acknowledged.

10.3 A digital copy of the report in PDF format will be submitted for approval to the MMO and deposited with the Northumberland Historic Environment Record. A copy of the report will be uploaded as part of the OASIS record (see below) for online access via the Archaeological Data Service.

10.4 At the start of work (immediately before fieldwork commences) an OASIS online record <http://ads.ahds.ac.uk/project/oasis/> will be initiated and key fields completed on Details, Location and Creators forms. All parts of the OASIS online form will be completed for submission to the HER. This will include an uploaded .pdf version of the entire report (a paper copy will also be included within the archive).

10.5 Written confirmation of the archive transfer arrangements, including a date (confirmed or projected) for the transfer, will be included as part of the final report.

11 ACKNOWLEDGEMENTS

11.1 Archaeological Research Services Ltd would like to thank Chris Ferguson for commissioning this work and enabling access to the building; and Nick Best, the Northumberland Assistant County Archaeologist, for his advice and assistance.

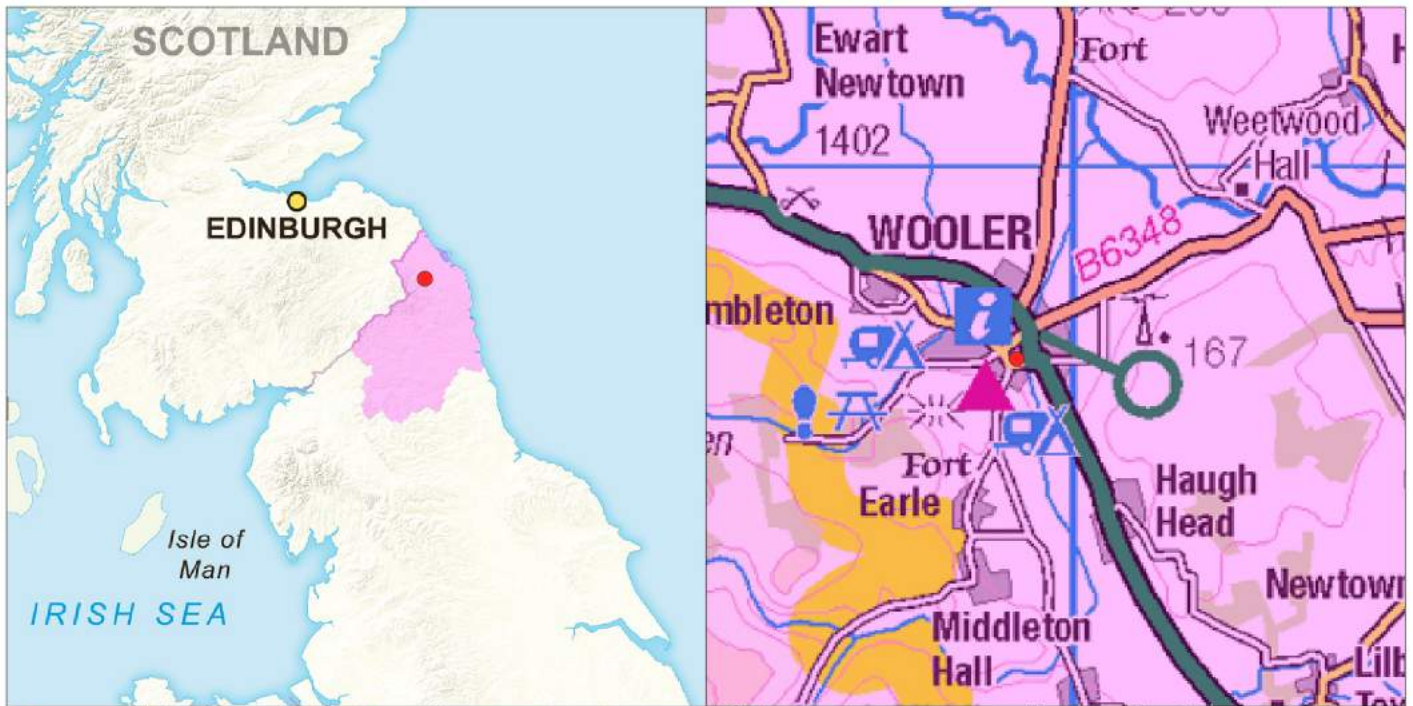


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APPENDIX 1: FIGURES



Site name: Ad Gefrin Distillery, Wooler
 Date: September 2019
 Drawn by: ARJ
 Scale: Varies

Site Boundary
 ● Site Location
 Northumberland County Council

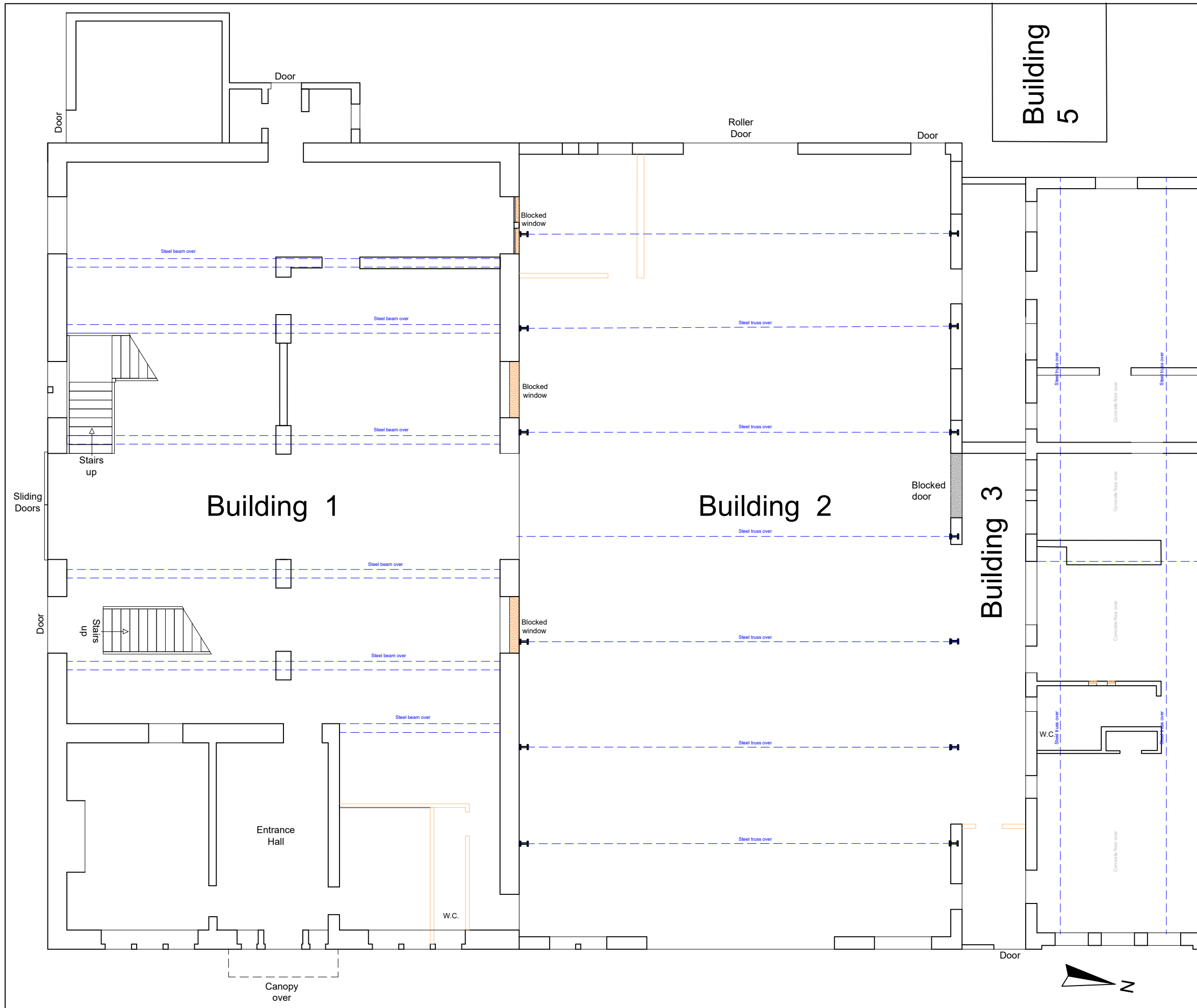
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 The Eco Centre
 Windmill Way
 Hebburn
 Tyne and Wear
 NE31 1SR

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Figure 1:
Site location




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Building 5

Site Name: Former Haulage Depot
Site, South Road, Wooler,
Northumberland

Date: 2019
Drawn by: ICW
Scale: N/A

Title: Building plan, Historic Building
Recording 2019

Key:

- Concrete/Aggregate
- Brick
- Steel/Iron

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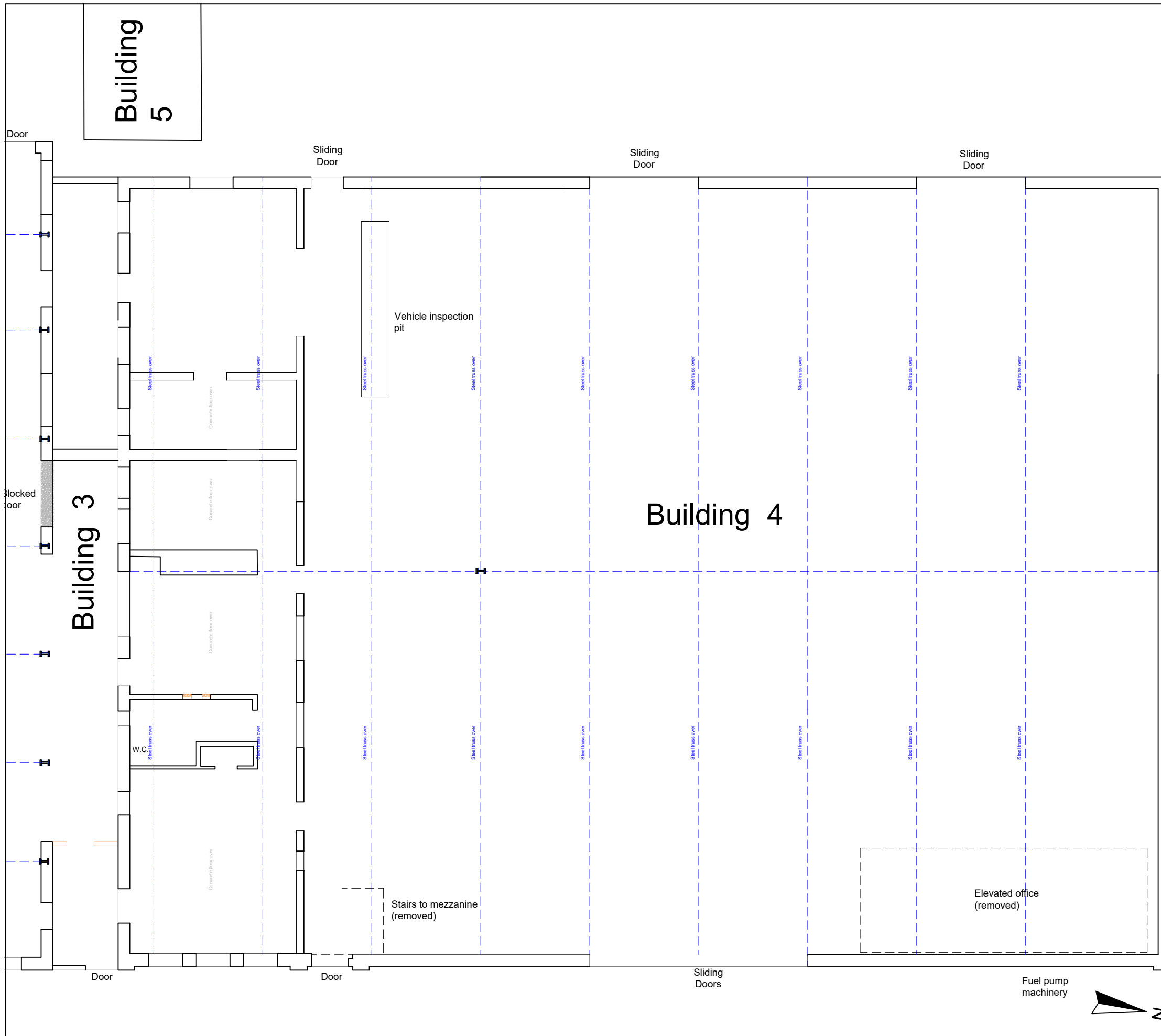
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Portland Square
Bakewell
Derbyshire
DE45 1HB

Tel: 01629 814540

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Site Name: Former Haulage Depot
 Site, South Road, Wooler,
 Northumberland
 Date: 2019
 Drawn by: ICW
 Scale: N/A

Title: Building plan, Historic Building
 Recording 2019

Key:

- Concrete/Aggregate
- Brick
- Steel/Iron

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Site Name: Former Haulage Depot
Site, South Road, Wooler,
Northumberland

Date: 2019
Drawn by: ICW
Scale: N/A

Title: Elevations, Historic Building
Recording 2019

Key:
 Stone dressings
 Brick bond detail

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Building 1 - East Elevation



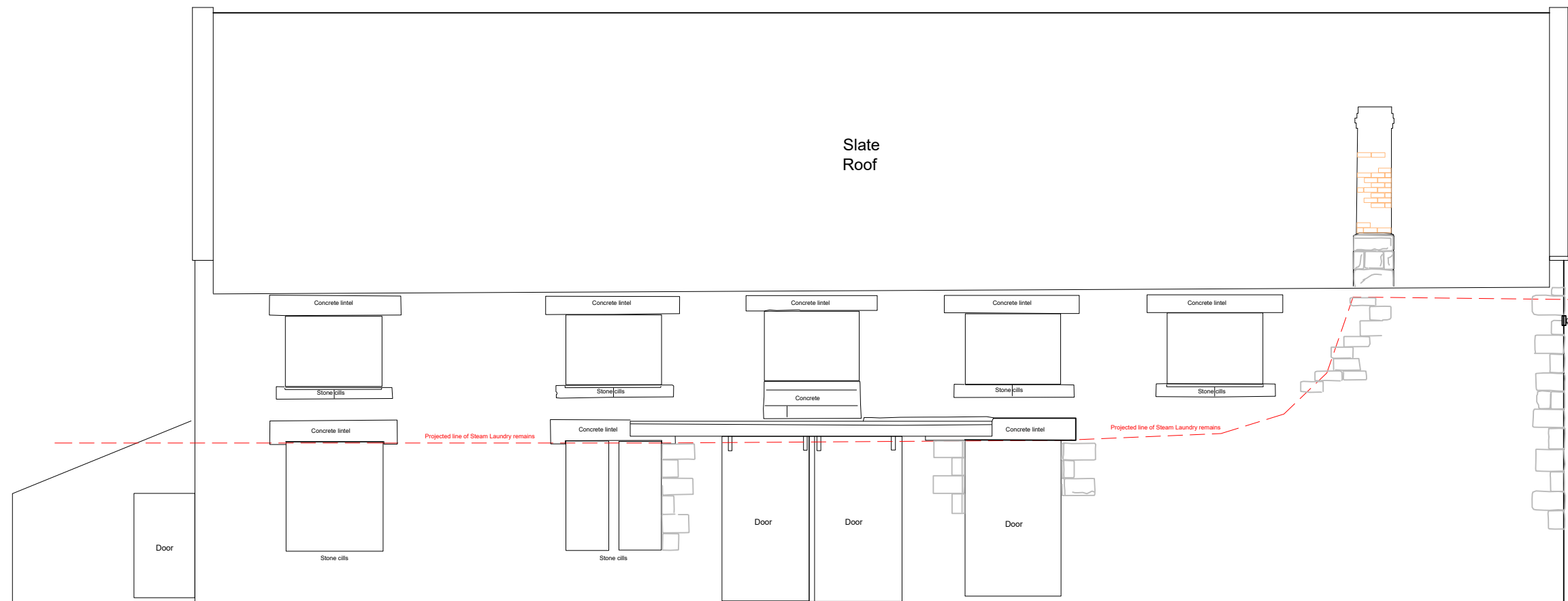
Site Name: Former Haulage Depot
Site, South Road, Wooler,
Northumberland

Date: 2019
Drawn by: ICW
Scale: N/A

Title: South Elevation, Historic Building
Recording 2019

Key:

- Stone dressings
- Brick bond detail



Building 1 - South Elevation



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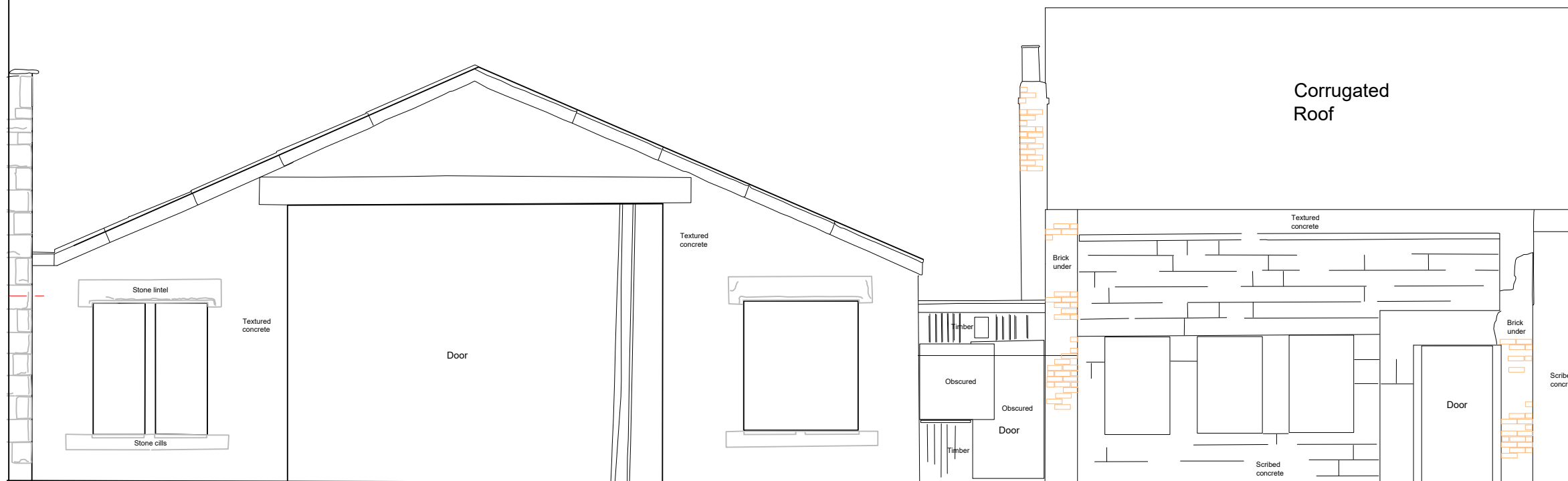


Site Name: Former Haulage Depot
Site, South Road, Wooler,
Northumberland

Date: 2019
Drawn by: ICW
Scale: N/A

Title: Figure , Building 2, 3 & 4 East
Elevation, Historic Building Recording
2019

Key:
 Stone dressings
 Brick bond detail



Building 2 - East Elevation



Building 4 - East Elevation
(Part of)

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Site Name: Former Haulage Depot
 Site, South Road, Wooler,
 Northumberland
 Date: 2019
 Drawn by: ICW
 Scale: N/A

Title: Photograph plan, Historic Building
 Recording 2019

Key:
 Photograph number
 Photograph direction

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APPENDIX 2: PHOTOGRAPHIC REGISTER

Plate No.	Description	Scale	Orientation	Located on drawing	File (RAW) No.
Plate 1	Buildings on the former haulage depot site facing north west. The location of the former mill buildings is indicated.	2m	NW	✓	1
Plate 2	Buildings on the former haulage depot facing south west with the Peth in the background.	2m	SW	✓	4
Plate 3	Buildings to the north on the former haulage depot facing north west.	2m	NW	✓	63
Plate 4	Former mill buildings located to the western extents of the haulage site (facing west)		W	✓	62
Plate 5	Former mill buildings located to the western extents of the haulage site (facing west).		SW	✓	154
Plate 6	Oblique view of east and south elevations (facing north west).	2m	NW	✓	2
Plate 7	East elevation (facing west).	2m	W	✓	3
Plate 8	Oblique view of doorway in east elevation (facing north west).	2m	NW	✓	12
Plate 9	Oblique view of canopy over doorway in east elevation (facing north west).	2m	NW	✓	10
Plate 10	South window in east elevation (facing west). Note the reinforced concrete lintel.	2m	W	✓	6
Plate 11	Roughly tooled ashlar and rusticated quoin detail to east elevation (facing north west).	2m	NW	✓	24
Plate 12	North window in east elevation (facing west).	2m	W	✓	13
Plate 13	First floor window in east elevation (facing west). Note the stone voussoirs of a relieving arch.		W	✓	16
Plate 14	Kneeler detail to north east corner of Building 1 (facing north west).		NW	✓	23
Plate 15	Oblique view of south elevation Building 1(facing south west).	2m	SW	✓	26
Plate 16	South elevation Building 1 (facing north). Note the difference in the appearance of the stonework.		N	✓	27
Plate 17	View of doorways in south elevation (facing north west).	2m	NW	✓	30
Plate 18	View of doorways in south elevation (facing north west).		NW	✓	31
Plate 19	View of doorways in south elevation (facing north west).	2m	NW	✓	35
Plate 20	Oblique view of south elevation (facing north east).	2m	NE	✓	37
Plate 21	Out shut extension structure abutting west elevation of	2m	N	✓	40

Former Haulage Depot Site, South Road, Wooller, Northumberland Historic Building Recording

	Building 1 (facing north).				
Plate 22	View of west elevation of Building 1 (facing east).		E	✓	45
Plate 23	Detail of stone work to south west corner of Building 1 (facing north east).		NE	✓	39
Plate 24	West elevation (facing east).		E	✓	43
Plate 25	Blocked arched window above first floor good entrance (facing north east).		NE	✓	50
Plate 26	Joist and beam slots (indicated) for a covered external staircase to the west elevation (facing north east). A mortared flashing line is also visible.	2m	NE	✓	48
Plate 27	Extension structure in front of west elevation (facing south east).	2m	SE	✓	51
Plate 29	Hallway (facing east). Scale 2m.		E	✓	166
Plate 30	Hallway (facing south west).	2m	SW	✓	167
Plate 31	South room (facing east).	2m	E	✓	179
Plate 32	South room with blocked hearth (facing south east).	2m	SE	✓	178
Plate 33	South ground floor room of (facing west).	2m	W	✓	177
Plate 34	North room of the ground floor of Building 1 (facing east). Note the three light window has been bisected by addition of a later partition wall.	2m	E	✓	172
Plate 35	Hallway (facing west).	2m	W	✓	168
Plate 36	Ground floor space (facing east).	2m	E	✓	185
Plate 37	Ground floor space (facing north east). Note the blocked window aperture.	2m	NE	✓	190
Plate 38	Ground floor space (facing south east) with internal doorway to Building 2.	2m	SE	✓	188
Plate 39	Ground floor space of Building 1 (facing south west) showing sections of internal dividing walls.	2m	SW	✓	192
Plate 40	Ground floor space (facing south), looking towards the south goods entrance.	2m	S	✓	191
Plate 41	Single flight of stairs to the first floor (facing east). Note behind the communication hatch to the adjoining ground floor room.	2m	E	✓	204
Plate 42	Rear view of the single flight of stairs adjacent the south personnel entrance (facing east).	2m	E	✓	207
Plate 43	Interior of sliding good's doors (facing south). Note the timber plank flooring to the foreground.	2m	S	✓	209
Plate 44	Dog-leg staircase to first floor of Building 1 (facing west).	2m	W	✓	211
Plate 45	Electrical fittings adjacent dog-leg staircase to first floor of Building 1 (facing south).	2m	S	✓	214
Plate 46	Interior dividing walls (facing north east). Note the	2m	NE	✓	218

Former Haulage Depot Site, South Road, Wooler, Northumberland Historic Building Recording

	blocked window marking the original exterior wall of Building 1.				
Plate 47	Detail of brick blocked stone mullioned window (facing north).	2m	N	✓	225
Plate 48	View towards the interior of the out shut building (facing west).	2m	W	✓	221
Plate 49	Detail of out shut building window (facing north).	2m	N	✓	222
Plate 50	General view of first floor of Building 1 (facing east).	2m	E	✓	236
Plate 51	View of east window to first floor of Building 1 (facing north east).	2m	NE	✓	232
Plate 52	Internal detail of Venetian window to first floor of Building 1 (facing north east).	2m	NE	✓	238
Plate 53	General interior view of Building 1, first floor (facing south west).	2m	SW	✓	244
Plate 54	View of Building 1, first floor (facing north west). Scale 2m.	2m	NW	✓	241
Plate 55	Roller shutter door to Building 1 first floor (facing south west). Scale 2m.	2m	SW	✓	252
Plate 56	Building 1 first floor (facing south west).	2m	SW	✓	255
Plate 57	East elevation of Building 2 (facing west).	2m	W	✓	64
Plate 58	South window to east elevation of Building 2 (facing west).	2m	W	✓	65
Plate 59	Vehicular entrance and north window of east elevation of Building 2.	2m	SW	✓	72
Plate 60	General view to the rear, west elevation, of Building 2 (facing east).	2m	E	✓	124
Plate 61	Rear, west elevation of Building 2 showing blocked former entrance (facing north east).	2m	NE	✓	125
Plate 62	Interior of Building 2 (facing east).		E	✓	273
Plate 63	Interior of mullioned window in Building 2 with linking doorway to Building 1 (facing east).45	2m	E	✓	289
Plate 64	Former exterior wall of Building 1 internal to Building 2 (facing south east). Note the blocked window.	2m	SE	✓	286
Plate 65	Former exterior wall of Building 1 internal to Building 2 (facing south east). Note the blocked window.	2m	SE	✓	264
Plate 66	Former exterior wall of Building 1 internal to Building 2 (facing west). Note the blocked window.	2m	W	✓	265
Plate 67	Former exterior wall of Building 1 internal to Building 2 (facing south east). Note the blocked window.	2m	SE	✓	278
Plate 68	Former outside facing Crittal window to Building 2 (facing north east).	2m	NE	✓	300
Plate 69	Interior of north elevation to Building 2 (facing north)	2m	NE	✓	274

Former Haulage Depot Site, South Road, Wooler, Northumberland Historic Building Recording

	east). Note the blocked door.				
Plate 70	Former exterior wall of Building 1 internal to Building 2 (facing south east). Note the blocked window.	2m	SE	✓	279
Plate 71	Former exterior wall of Building 1 internal to Building 2 (facing south east). Note the blocked window.	2m	SE	✓	291
Plate 72	Detail of concertina door from interior of Building 2 (facing east).	2m	E	✓	295
Plate 73	East elevation of linking structure, Building 3 (facing west).	2m	W	✓	75
Plate 74	Interior of east elevation of linking structure, Building 3 (facing west).	2m	W	✓	296
Plate 75	Interior space of linking structure, Building 3 (facing east).	2m	E	✓	283
Plate 76	Interior of linking structure, Building 3 (facing west).	2m	W	✓	281
Plate 77	Interior of linking structure, Building 3 (facing west). Note the pebble dashed and brick side walls which were originally exterior elevations of Buildings 2 and 4.	2m	W	✓	302
Plate 78	Interior of linking structure, Building 3, with previously outside facing window (north east).	2m	NE	✓	307
Plate 79	East elevation of Building 4, the largest building on the site (facing north west).	2m	NW	✓	78
Plate 80	East elevation of Building 4 (facing south west). Note the different configuration of the façade as it relates to the range of ancillary/service rooms behind.	2m	SW	✓	80
Plate 81	Detail of render to east elevation of Building 4 (facing north west).	2m	NW	✓	91
Plate 82	North elevation of Building 4 (facing south west).	2m	SW	✓	95
Plate 83	West elevation of Building 4 (facing north east).	2m	NE	✓	105
Plate 85	Interior of Building 4 (facing south east).	2m	SE	✓	373
Plate 86	Interior of Building 4 (facing north).	2m	N	✓	361
Plate 87	Interior of north elevation of Building 4 showing covered ground floor windows (facing south east).	2m	SE	✓	367
Plate 88	Interior of Building 4, raised office location (facing east).	2m	E	✓	368
Plate 89	Interior of Building 4 (facing south east).	2m	SE	✓	370
Plate 90	Interior of Building 4 office (facing east).	2m	E	✓	314
Plate 91	Interior of Building 4, office (facing south east).	2m	SE	✓	313
Plate 92	Interior of Building 4 (facing north west).	2m	NW	✓	311
Plate 93	Interior of Building 4, W.C. (facing south).	2m	S	✓	320
Plate 94	Interior of Building 4 W.C. (facing south).	2m	S	✓	319
Plate 95	Interior of Building 4 (facing south east). Note the blocked windows to the interior wall.	2m	SE	✓	322

Former Haulage Depot Site, South Road, Wooler, Northumberland Historic Building Recording

Plate 96	Interior of Building 4 (facing south).	2m	S	✓	340
Plate 97	Interior of Building 4, workshop (facing south east).	2m	SE	✓	344
Plate 98	Building 5 (facing south east). Scale 2m.	2m	SE	✓	116
Plate 99	Building 5 (facing south west). Scale 2m.	2m	SW	✓	118
Plate 100	Building 5, W.C. (facing north east). Scale 2m.	2m	NE	✓	121
Plate 101	Former mill buildings, Building A, with door and window apertures depicted.	2m	W	✓	154
Plate 102	Former mill buildings, Building A, detail of blocked window to south elevation. Scale 0.5	0.5m	W	✓	153
Plate 103	Former mill buildings to north, Building A, detail of blocked window to south elevation.	2m	W	✓	81
Plate 104	Former Mill Building A, detail of blocked window to remaining south elevation.	2m	N	✓	59
Plate 105	Collapsed interior of Building A.	2m	NW	✓	60
Plate 106	Former Mill building B to south (facing south west). North and internal dividing wall shown.	2m	SW	✓	52
Plate 107	Former mill buildings to south (facing west). Construction break evident between the east and west building indicated.	2m	W	✓	150
Plate 109	Former mill buildings to south, detail of north aspect window (facing south).	2m	S	✓	54
Plate 110	Dressed quoin stone door jamb (facing south).	0.5m	S	✓	152
Plate 111	Interior of former Mill Building B (facing west). Note, the internal dividing wall with door and fire brick for chimney flue.	2m	W	✓	56

APPENDIX 3: OASIS FORM

OASIS ID: archaeo15-378539

Project details

Project name	Former Haulage Depot Site, South Road, Wooler, Northumberland Historic Building Recording
Short description of the project	In September 2019 Archaeological Research Services Ltd (ARS Ltd) was commissioned to undertake a historic building recording of the Former Redpath's Haulage Depot and Yard, 30 South Road, Wooler, Northumberland, NE71 6NJ. This scheme of works relates to the proposed development which involves the erection of mixed use buildings comprising the Ad Gefrin Distillery, gift shop, café/restaurant and visitor centre plus parking and landscaping. The historic building recording provides a descriptive, drawn and photographic record of the Former Haulage Depot site's buildings.
Project dates	Start: 16-10-2019 End: 19-12-2019
Previous/future work	Yes / Not known
Type of project	Building Recording
Current Land use	Industry and Commerce 4 - Storage and warehousing
Monument type	WAREHOUSE/GARAGES Modern
Monument type	DYE WORKS/MILL Post Medieval
Significant Finds	N/A None
Significant Finds	N/A None
Methods & techniques	"Annotated Sketch", "Measured Survey", "Photogrammetric Survey", "Photographic Survey", "Rectified photography", "Survey/Recording Of Fabric/Structure"
Prompt	Planning condition

Project location

Country	England
Site location	NORTHUMBERLAND BERWICK UPON TWEED WOOLER Former Haulage Depot Site, South Road, Wooler, Northumberland
Postcode	NE71 6NJ
Study area	0 Square metres
Site coordinates	NT 9940 2794 55.545161696896 -2.009509893972 55 32 42 N 002 00 34 W Point

Project creators

Name of Organisation	Archaeological Research Services Ltd
Project brief originator	Northumberland County Council

Project design originator Archaeological Research Services Ltd

Project director/manager Dr. Robin Holgate

Project supervisor Robin Holgate

Project archives

Physical Archive Exists? No

Digital Archive recipient Great North Museum

Digital Contents "other"

Digital Media available "Images raster / digital photography","Images vector","Survey","Text"

Paper Archive Exists? No

Entered by Dr Ian Wyre (ian@archaeologicalresearchservices.com)

Entered on 19 December 2019

APPENDIX 4: SPECIFICATION

Ad Gefrin Distillery, 30 South Road, Wooler, Northumberland

Written Scheme of Investigation



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The Eco Centre, Windmill Way, Hebburn, Tyne and Wear NE31 1SR

www.archaeologicalresearchservices.com

Prepared on behalf of: Fergusons Blyth Ltd

Date of compilation: September 2019

Compiled by: Dr Robin Holgate MCIfA

Planning References: 18/03870/FUL

Local Authority: Northumberland County Council

Site central NGR: NT 9940 2794

1 INTRODUCTION

1.1 This scheme of works relates to the proposed development at the Former Haulage Depot and Yard, 30 South Road, Wooler, Northumberland, NE71 6NJ which involves the erection of mixed use buildings comprising Distillery, gift shop, café/restaurant and visitor centre plus parking and landscaping.

1.2 Planning permission has been granted for the proposed development (Application Ref. No. 18/03870/FUL). Condition 35 of the planning permission requires archaeology investigation and recording as follows.

“35 A programme of archaeological work is required in accordance with NCC Conservation Team (NCCCT) Site Specific Requirements document (dated 05/12/2018) and Historic England's 2016 Guidance document 'Understanding Historic Buildings. A Guide to Good Recording Practice'. The archaeological scheme shall comprise three stages of work. Each stage shall be completed and approved in writing by the Local Planning Authority before it can be discharged.

- a) No development or archaeological mitigation shall commence on site until a written scheme of investigation based on NCCCT Site Specific Requirements and Historic England 'Understanding Historic Buildings' documents have been submitted to and approved in writing by the Local Planning Authority.*
- b) The archaeological recording scheme required by NCCCT Site Specific Requirements and Historic England Understanding Historic Buildings documents must be completed in accordance with the approved written scheme of investigation.*
- c) The programme of analysis, reporting, publication and archiving if required by NCCCT Standards and Site Specific Requirements and Historic England 'Understanding Historic Buildings' documents must be completed in accordance with the approved written scheme of investigation.”*

1.3 Guidance has been provided by Sarah Winlow, Northumberland Conservation's Assistant County Archaeologist, that a historic building recording of the former steam laundry building is required prior to demolition taking place. This should be a Level 2 recording in accordance with *Understanding Historic Buildings* (Historic England 2016).

1.4 This document comprises a Written Scheme of Investigation (WSI) confirming the nature of the historic building recording to be undertaken by ARS Ltd at the Former Haulage Depot and Yard, Wooler, Northumberland in accordance with the guidance provided by Northumberland Conservation's Assistant County Archaeologist.

1.5 The aim of the programme of works is, in line with the *National Planning Policy Framework (NPPF)* paragraph 189 (MHCLG 2019, 56), to record and enhance understanding of the significance of any heritage assets to be lost during the proposed development in a manner proportionate to their importance, and to make this evidence (and any archived generated) publically accessible.



2 BACKGROUND

2.1 Site Location and Geology

2.1.1 The proposed development site is the Former Haulage Depot and Yard, 30 South Road, Wooler, Northumberland, NE71 6NJ. The site is situated to the east side of Wooler on the west side of Wooler Water and immediately to the north side of Wooler Bridge and The Peth. The site consists of a large expanse of flat ground presently occupied by several centrally-placed buildings surrounded by tarmac and levelled ground, with the remains of earlier buildings located in the south-west corner of the site. The site is bounded to the north by Wooler Fire Station, to the east by South Street, to the south by The Peth and to the west by the steep slope of Tower Bank. The site is centred at NGR NT 9940 2794 (Figure 1).

2.1.2 The underlying geology of the site consists of Ballagan Formation – Sandstone, Siltstone And Dolomitic Limestone – formed in the Carboniferous Period. The site is overlain with Alluvium – Clay, Silt, Sand and Gravel – formed during the Quaternary period (BGS 2019).

2.2 Historical and Archaeological Background

2.2.1 The buildings at the base of Tower Bank in the south-west corner of the site are the remains of a fulling and dye mill which could date back to at least the 17th century. These comprise the former water-powered dye mill and mill keeper's cottage.

2.2.2 By the early 19th century the site is recorded as a bleach field. The Wooler Steam Laundry was constructed in the centre of the site between 1897 and 1898 by charitable donation of Countess Tankerville. It was transferred to the Salvation Army in 1903 and operated until 1920. Garages and workshops associated with the road haulage business, egg packing business and farm supplies businesses that were subsequently established were added in the 20th century.

3 AIMS AND OBJECTIVES

3.1 Regional Research Aims and Objectives

3.1.1 The *North-East Regional Research Framework for the Historic Environment (NERRF)* (Petts and Gerrard 2006) recognises that, regarding the Post-Medieval key research priorities, these include for PMii. Industrialisation “What is the effect of industrialisation on settlement patterns? This needs to be broken down chronologically; 16th/17th century industrialisation is very different to 18th/19th century industrialisation” (Petts and Gerrard 2006, 183) and for PMiv. Chronology “Despite excellent historical records and a large quantity of highly diagnostic material culture there are still gaps in our chronological understanding of the period, particularly in the dating of buildings” (Petts and Gerrard 2006, 186). Recommendations for Settlement and urbanism include: “SU21. The possibility for heritage-led urban regeneration projects should be explored, combining a drive for economic renewal with the opportunity for conservation-led research” (Petts and Gerrard 2006, 207). The historic building recording for the proposed Ad Gefrin



Distillery development will assist in addressing these key research priorities and recommendation.

3.2 Historic Building Recording Aim and Objectives

3.2.1 The aim of the building recording is to provide a basic descriptive and visual photographic record of the former dye mill and Wooler Steam Laundry buildings which provides an account of the origins, development and use of the buildings.

3.2.2 The objectives of the building recording are as follows.

- ◆ To produce a formal description of the buildings, including their floor plan, elevations, roof structure, flooring, internal layout and spaces, detailing, form and fabric, and evidence for phasing and development.
- ◆ To produce a full visual photographic record with photographic scales of the exterior and interior of the buildings with all photographs descriptively captioned and cross referenced to a plan(s) clearly showing the viewing position, direction and photographic image reference.
- ◆ To produce an account of the buildings' origins, development and use.

4 HISTORICAL BUILDING RECORDING

4.1 Coverage

4.1.1 The former Wooler Steam Laundry buildings are the subject of the proposed development. It is also proposed in the near future to stabilise and conserve the dye mill. The exterior and interior of the former dye mill and Wooler Steam Laundry buildings and associated structural remains will therefore be recorded to the equivalent of Historic England's (2016) *Understanding Historic Buildings – A guide to good recording practice* Level 2 standard.

4.2 Methodology

4.2.1 All aspects of the building recording will be conducted according to the guidelines in *Understanding Historic Buildings – A guide to good recording practice* by Historic England (2016) and the Chartered Institute for Archaeologist (CIfA) *Code of Conduct* (2014) and *The Standards and Guidance for Archaeological Building Recording* (2019).

4.2.2 Information in the archaeological building assessment (Wooler 2010) will be drawn on to place the buildings in their historical context and to provide an overall interpretation and phasing of the buildings based on documents and historic mapping. In addition, historic photographs and other related information concerning the history, development and use of the site held by Fergusons Blyth Ltd and from other sources (e.g. Fairnington & Miket 2004), including when the site was used as a road haulage business, should be consulted.

4.2.3 The archaeologist on-site will carefully examine all parts of the buildings prior to the commencement of the photographic and drawn recording, in order to identify all features relevant to original and later use. As part of this exercise, the



archaeologist on site will produce written observations (e.g. on phasing; on detailing, on building function), sufficient to permit the preparation of a report on the structures identified. Each external wall or internal space should be examined individually and the results of that examination noted in a systematic fashion. These site records will be adequate to allow a full architectural and archaeological description of the building to be included in the subsequent report, as a walk around and through each building, starting with setting, then progressing to all sides of the structure in sequence, and finally to the interior from the ground floor up.

4.2.4 The photographic record will cover the following as a minimum.

- ◆ Photographs of the interior (including all internal rooms), exterior and setting of the buildings. A two metre ranging rod will be included in a selection of general shots in order that the scale of all elements of the building can be sufficiently established.
- ◆ The buildings' external appearance is to be recorded. Typically a series of oblique views will show all external elevations of the structure and give an overall impression of size and shape. Where an individual elevation embodies complex historical information or have been conceived as formal compositions, views at right angles to the plane of the elevation may also be appropriate.
- ◆ Photographs of any internal or external detail, structural or decorative, which is relevant to the buildings' design, development or use over time and which does not show adequately on general views.
- ◆ Photographs of any internal or external fixtures, fittings or machinery or evidence of its former existence relevant to the buildings' use or development.
- ◆ Copies of any dates, decorative detail, masons' marks, historic graffiti or inscriptions present in the buildings and illustrating its development/use.

4.2.5 High resolution digital photographs will be taken using a Nikon L810 (16 megapixels). Where possible, photographs will include a graduated scale and cameras will be mounted on tripods for extra stability. Details of the photographs will be recorded on pro-forma index sheets, which include location, subject and orientation.

4.2.6 The building recording drawn record will include the following.

- ◆ Site location plan at a suitable scale (preferably indicating the position of the site within the country, within the county and a clear plan of the precise location/outline of the building e.g. 1:50).
- ◆ A plan indicating the position and orientation of photographs/images included in the report.



4.3 Report

4.3.1 Within two months of the completion of the building recording, ARS Ltd will produce a report which will include the following as a minimum.

- ◆ Non-technical executive summary.
- ◆ Introductory statement.
- ◆ Aims and purpose of the project.
- ◆ Methodology.
- ◆ Precise location of buildings, by name or street number, civil parish, town and National Grid reference.
- ◆ The date when the record was made, the names of the recorders and the archive content/character and location.
- ◆ A note of any relevant statutory designations.
- ◆ A discussion of the buildings' form, function, date, and sequence of development and significance, together with a discussion of the names of architects, builders, patrons and owners if known. This will include a note of any evidence for demolished structures or removed plant associated with the building.
- ◆ An architectural and archaeological description of the buildings will be produced.
- ◆ An analytical account of past and present uses of the buildings and areas of the buildings.
- ◆ Discussion and conclusions.
- ◆ References.
- ◆ Statement of intent regarding publication.
- ◆ Supporting data – tabulated or in appendices.
- ◆ A register of photographs taken.
- ◆ Confirmation of archive transfer arrangements.
- ◆ A copy of the WSI and OASIS form.

4.3.2 The report illustrations will contain the following as a minimum.

- ◆ A location map at not less than 1:2500.
- ◆ A site plan at not less than 1:500.
- ◆ Photographs used to illustrate all key points and a complete set of site drawings, at an appropriate scale, executed to publication standard.
- ◆ The photographic record plan(s) will also be included.



- ◆ Relevant historic photographs from the use of the site as Wooler Steam Laundry and the road haulage business
- ◆ In addition to those photographs used as illustrations, a complete set of all photographs, excluding duplications, will be included with the digital copy of the report and referenced as necessary.

4.3.3 The report should be produced in a format that would enable figures, illustrations and summary text to be included in publically-accessible interpretive displays.

4.3.4 A digital copy of the report in PDF/A format will be deposited with the Northumberland Historic Environment Record (HER). A copy of the report will be uploaded as part of the OASIS record (see section 4.5.5 below) for online access via the Archaeological Data Service.

4.4 Archive Deposition

4.4.1 A paper archive, which will consist of all primary written documents, plans, sections and photographs, will be prepared by ARS Ltd and submitted to the suitable repository, in this instance the Great North Museum, in a format agreed in discussion with Northumberland Conservation's Assistant County Archaeologist and the Curator. This is in line with the Museums of Derbyshire (2016) *Procedures for the Deposition of Archaeological Archives from Derbyshire at Derbyshire Record Office*.

4.4.2 High resolution digital photographs would, in discussion with Northumberland Conservation's Assistant County Archaeologist, be submitted to the Archaeological Data Service (ADS) digital archive repository with the associated photographic registers and metadata. The digital archive will be prepared in line with current best practice outlined in *Archaeology Data Service/Digital Antiquity Guides to Good Practice* (ADS/Digital Antiquity 2011).

4.4.3 Copyright on the deposited material will either be assigned to the archive, or the archive will be licensed to use the material, in perpetuity; this licence would allow the archive to reproduce material, including for use by third parties, with the copyright owner suitably acknowledged.

4.4.4 At the start of work (immediately before fieldwork commences) an OASIS online record <http://ads.ahds.ac.uk/project/oasis/> will be initiated and key fields completed on Details, Location and Creators forms. All parts of the OASIS online form will be completed for submission to the HER. This will include an uploaded .pdf version of the entire report (a paper copy will also be included within the archive).

4.4.5 Written confirmation of the archive transfer arrangements, including a date (confirmed or projected) for the transfer, will be included as part of the final report.

4.4.6 Northumberland Conservation's Assistant County Archaeologist will be notified of the final deposition of the archive.



5 MONITORING ARRANGEMENTS

5.1 The Northumberland Conservation Assistant County Archaeologist will be responsible for monitoring the historic building recording. Ideally, at least 7 days' notice of the commencement of fieldwork will be given by ARS Ltd to Northumberland Conservation's Assistant County Archaeologist in order that arrangements for monitoring the work may be made.

Assistant County Archaeologist
Northumberland Conservation
County Hall
Morpeth
Northumberland
NE61 2EF
Tel: 01670 622655

5.2 The client will afford reasonable access to Northumberland Conservation's Assistant County Archaeologist, or their representative, for the purpose of monitoring the archaeological works. ARS Ltd will liaise with Northumberland Conservation's Assistant County Archaeologist at regular intervals throughout the course of the work.

6 TIMETABLE, STAFFING AND RESOURCES

6.1 The timetable for the on-site historic building recording work, production of the interim report on the historic building descriptions, production of the final report and deposition of the archive is as follows.

Task	Commencement date	Completion date
Historical building recording on-site	16 th October 2019	16 th October 2019
Historical building recording interim report	21 st October 2019	31 st October 2019
Historical building recording final report	4 th November 2019	24 th January 2020
Historical building recording archive	27 th January 2020	28 th March 2020

6.2 The Project Manager for the archaeological works will be Dr Robin Holgate MCIfA, General Manager at ARS Ltd. The historic building recording will be carried out by Dr Ian Wyre of ARS Ltd.

7 GENERAL ITEMS

7.1 Health and Safety

7.1.1 All work will be carried out in accordance with The Health and Safety at Work Act 1973. Specific health and safety policies existing for all our workplaces and all



staff employed will be made aware of the policy and any relevant issues. The particular risks involved with this project will be assessed, recorded and relevant mitigation measures put in place as part of a full risk assessment, which will be compiled in advance of fieldwork and will be read and signed by all on-site operatives. ARS Ltd retains Citation as its health and safety consultants and the appointed Health and Safety Officer for the company is Tony Brennan.

7.2 Insurance Cover

7.2.1 ARS Ltd has full insurance cover for employee liability (£10 million) public liability (£5 million), professional indemnity (£5 million) and all-risks cover.

7.3 Community Engagement and Outreach

7.3.1 Any opportunities for engaging the local community in the historic building recording should be sought, for example a guided site tour and/or dissemination of information via the client and/or ARS Ltd's website, social media and local media.

7.4 Publication and dissemination

7.4.1 If significant archaeological remains are recorded, a summary of the project with, if appropriate, selected drawings, illustrations and photographs will be submitted within 2 years of the completion of the project to an appropriate archaeological journal for publication (e.g. Archaeology in Northumberland) and, potentially, other appropriate publications.

7.5 Changes to the Written Scheme of Investigation

7.5.1 Changes to the approved methodology or programme of works will only be made with prior written approval of Northumberland Conservation's Assistant County Archaeologist.

7.6 Publicity and Copyright

7.6.1 Any publicity will be handled by the client. ARS Ltd will retain the copyright of all documentary and photographic material under the Copyright, Designs and Patent Act (1988).

8 REFERENCES

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APPENDIX 5: PREVIOUS WORKS

**THE FORMER
FERGUSON (REDPATH)
TRANSPORT PREMISES,
SOUTH ROAD,
WOOLER,
NORTHUMBERLAND**



**ARCHAEOLOGICAL BUILDING
ASSESSMENT**

CP. No: 1150/10

DATE 12/04/2010

NORTH PENNINES ARCHAEOLOGY LTD
NENTHEAD MINES HERITAGE CENTRE,
NENTHEAD,
ALSTON,
CUMBRIA,
CA9 3PD

TEL/FAX: (01434) 382045/043
WWW.NPARCHAEOLOGY.CO.UK



NORTH PENNINES ARCHAEOLOGY LTD

DOCUMENT TITLE: The Former Ferguson (Redpath) Transport Premises,
South Road, Wooler, Northumberland

DOCUMENT TYPE: Archaeological Building Assessment

CLIENT: Silvercoin Investments Ltd

CP NUMBER: 1150/10

SITE CODE: FYW-A

PLANNING APP. NO: -

OASIS REFERENCE: northpen3-75439

PRINT DATE: 12/04/2010

GRID REFERENCE: NT 9940 2794

Quality Assurance

This report covers works as outlined in the brief for the above-named project as issued by the relevant authority, and as outlined in the agreed programme of works. Any deviation to the programme of works has been agreed by all parties. The works have been carried out according to the guidelines set out in the Institute for Archaeologists (IfA) Standards, Policy Statements and Codes of Conduct. The report has been prepared in keeping with the guidance set out by North Pennines Archaeology Ltd on the preparation of reports.

	01	02	03
PREPARED BY:	Fiona Wooler		
POSITION:	Buildings Archaeologist		
DATE:	09/04/2010		
EDITED BY:	Martin Railton		
POSITION:	Project Manager		
DATE:	12/04/2010		
APPROVED BY:	Frank Giecco		
POSITION:	Technical Director		
DATE:	12/04/2010		

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SUMMARY

North Pennines Archaeology Ltd were commissioned by Box 22 Limited, on behalf of their clients, Silvercoin Investments Ltd, to undertake an archaeological building assessment at the former Ferguson (Redpath) Transport Premises, South Road, Wooler, Northumberland (NGR NT 9940 2794), prior to the proposed redevelopment of the site. Northumberland County Council Conservation Team (NCCCT) have advised that an archaeological building assessment and field evaluation needed to be undertaken, in order to determine whether any further mitigation is required at the site, prior to redevelopment.

Prior to the assessment of the present buildings on the site, a rapid desk-based assessment was undertaken to provide an historical and archaeological context to the proposed development area. The rapid-desk based assessment revealed the town of Wooler is essentially medieval in character, having formed one of the ancient baronies into which Northumberland was divided after the Norman Conquest in the 11th century.

There is some documentary evidence for a water mill at Wooler as early as the 13th century, suggested to be the site of Wooler Mill. There is also documentary evidence from the 13th century for the trade of dying in Wooler, although it is not known if these references refer to the location of the proposed development area.

It was not until the 18th century, however, that a dye mill is again referred to in the town, along with bleach works and reference to a 'walk mill' suggesting that fulling of cloth was also undertaken. On Richard Cross's map of Wooler dated to 1828, the majority of the proposed development area on South Road is labelled as 'Bleach Field', with structures shown in the general location of Buildings A and B. By the middle of the 19th century, the Bleach Field is described as '*Sands at Wooler*' and was noted to be under arable production in 1843.

Dye Works are shown on the First Edition Ordnance Survey map of the 1860s, to have existed on part of the proposed development area, along with a mill leat. Further buildings were added to the Dye Works site by the publication of the Third Edition Ordnance Survey map of 1923, as well as the construction of a large building on the former bleach field, which although not labelled, is presumed to have been Wooler Steam Laundry. The Steam Laundry appears to have been constructed at some point between 1897 and 1923.

The building assessment has revealed that the oldest buildings on the site would appear to be Buildings A and B, located at the base of Tower Bank to the extreme west side of the proposed development area. These may represent what survives of the dye works shown on the First Edition Ordnance Survey map dating to the

1860s, but which may actually be much earlier as buildings are shown at this location on earlier cartographic sources.

Building A would appear to have been a cottage, constructed of uncoursed masonry with a pantile roof, characteristic of the town, possibly dating to the 18th or early 19th century.

Building B partly survives, although it was roofless and also obscured by heavily overgrown foliage. The presence of a chimney flue may suggest part of the building was used for domestic accommodation; however the east room still retains some metal fittings, and a possible hole in its south wall of a former horizontal axle for a water wheel, suggesting Building B may have been a water mill.

Building C is recorded to have originated as Wooler Steam Laundry at the end of the 19th century, however, although it utilises elements of the architectural detail of the laundry as seen on a historical photograph, it would appear that what survives today is a rebuild possibly dating to around the 1920s.

Building D was noted from cartographic sources to have been constructed at some point between the 1950s and the 1980s, possibly as a garage or workshop.

Building E was noted from cartographic sources to have been constructed at some point between 1923 and the 1950s, also possibly to serve as a garage or workshop.

Buildings A and B are considered to be important at a local and regional level as they formed part of the textile industry which operated in the town during the post-medieval period. Buildings C, D and E represent a more recent industry for the town, that of road haulage, and of the Redpath family business which operated out of the site until recently.

ACKNOWLEDGEMENTS

North Pennines Archaeology Ltd would like to offer thanks to Chris White at Box 22 Ltd, on behalf of Silvercoin Investments Ltd, for commissioning the project and for his assistance on site.

North Pennines Archaeology Ltd would also like to extend their thanks to staff at Northumberland Archives, Woodhorn, and Wooler Library, and to Nick Best and Liz Williams of Northumberland County Council Conservation Team.

The rapid desk-based assessment and the buildings assessment was undertaken by Fiona Wooler. The report was written, and the drawings were produced, by Fiona Wooler. The project was managed by Martin Railton, Project Manager for NPA Ltd, who also edited the report.

1 INTRODUCTION

1.1 CIRCUMSTANCES OF THE PROJECT

- 1.1.1 North Pennines Archaeology Ltd were commissioned by Box 22 Limited, on behalf of their clients, Silvercoin Investments Ltd, to undertake an archaeological building assessment at the former Ferguson (Redpath) Transport Premises, South Road, Wooler, Northumberland (NGR NT 9940 2794), prior to the proposed redevelopment of the site.
- 1.1.2 A planning application proposes the erection of a new food store and tourist kiosk, with associated access, parking and landscaping. Northumberland County Council Conservation Team (NCCCT) have advised that an archaeological building assessment and field evaluation needed to be undertaken, in accordance with a written scheme of investigation (WSI)¹ which was submitted to and approved by NCCCT, in order to determine whether any further mitigation is required at the site.
- 1.1.3 The buildings currently on the site were believed to be the result of several phases of alteration and extension and include:
- Surviving components of the former dye mill to the rear of the site;
 - The former Wooler Steam Laundry/Redpath's building;
 - Various phases of industrial buildings adjoining the former Steam Laundry.
- 1.1.4 This report consists of a rapid desk-based assessment and building assessment of the standing structures on the site, in accordance with the WSI submitted to NCCCT, and the Brief for the works issued by NCCCT².

¹ Railton, M, 2010

² Best, N, 2009

2 METHODOLOGY

2.1 INTRODUCTION

- 2.1.1 The archaeological building assessment includes all existing buildings and associated historic built structures on the site. This comprises an assessment of the buildings' form, construction, origins, development and use, based on an assessment of historical records and visual inspection of the structures.
- 2.1.2 The building assessment corresponds to English Heritage Level 2 guidelines³, and has been divided into two phases: a rapid desk-based assessment and visual survey. These phases of work have been undertaken prior to any proposed developments taking place on the site.

2.2 RAPID DESK-BASED ASSESSMENT

- 2.2.1 A desk-based assessment of existing records relating to the town of Wooler and to the buildings present on the site was undertaken prior to works on site commence. This assessment included the consultation of primary and secondary sources, in particular historical maps and documents held at Northumberland Record Office at Woodhorn, and in local libraries, as well as a study of the Northumberland Historic Environment Record (HER), a database of known historical and archaeological sites within the county. The purpose of this assessment was to set the standing buildings and any archaeological features noted within their archaeological and historical context.
- 2.2.2 The rapid desk-based assessment was undertaken in accordance with the guidelines of the Institute for Archaeologists⁴.

2.3 BUILDING ASSESSMENT

- 2.3.1 Following the completion of the rapid desk-based assessment, a visual survey of the buildings as existing was undertaken in order to gain an adequate understanding of the structures, and the identify origins, main phases of development, and use of the buildings.
- 2.3.2 This phase involved an internal and external observation of the buildings on the site, and an assessment of their relationship to nearby features. This

³ English Heritage, 2006

⁴ IfA, 2008a

also included noting details of construction, structural phasing, changes in building material and evidence for fixtures and fittings.

- 2.3.3 A digital photographic survey of the interior and exterior of the buildings, where possible, was undertaken. Detailed photographs of features of architectural or archaeological significance, and photographs of the buildings in their landscape context were also taken. A selection of these photographs have been included within this report.
- 2.3.4 The results of the building assessment have been combined with the findings of the rapid desk-based assessment in order to provide a narrative on the origins, form, use and development of the buildings.
- 2.3.5 In summary, the main objectives of the building assessment were:
- To assess the existing form, fabric, function and development of the buildings, including details of their construction;
 - To identify the presence/absence, nature, extent and condition of historic and architectural features and to record these where they were observed;

2.4 THE ARCHIVE

- 2.4.1 An archive will be produced in accordance with the IfA guidelines for archiving⁵. The archive will be deposited with the Great North Museum, Newcastle-upon-Tyne with the identifier NPA10, FYW-A, CP1150/10.
- 2.4.2 A final bound copy of the report will be deposited with Northumberland Historic Environment Record where viewing will be available on request.
- 2.4.3 North Pennines Archaeology and Northumberland County Council Conservation Team support the **Online Access to the Index of archaeological investigations (OASIS)** project. This project aims to provide an online index and access to the extensive and expanding body of grey literature created as a result of developer-funded archaeological fieldwork. As a result, details of the results of this study will be made available by North Pennines Archaeology, as a part of this national project. This project has the unique identifier of **northpen-75439**.

⁵ IfA, 2008b

3 BACKGROUND

3.1 LOCATION AND GEOLOGICAL CONTEXT

- 3.1.1 The town of Wooler is located within Glendale in north Northumberland. The core of the town is perched on the western side of Wooler Water, a tributary of the River Till, on a site providing panoramic views across the Cheviots to the west and the Milfield Plain to the north-west. The main road (A697) from Morpeth to Coldstream passes beneath Wooler, to the east side (Figure 1).
- 3.1.2 The proposed development area is situated to the east side of the town, at the base of the steep hill on which the historic core of Wooler is located, on the west side of Wooler Water and immediately to the north side of Wooler Bridge and The Peth. The site consists of a large expanse of flat ground between Tower bank and South Road. The site is presently occupied by several buildings centrally placed within the proposed development area, surrounded by tarmac and gravelled ground, with the remains of seemingly earlier buildings located in the south-west corner of the site, at the foot of Tower Bank (Figure 2). The proposed development area is located within Wooler Conservation Area.
- 3.1.3 Like a number of smaller settlements on the Cheviot fringe, Wooler lies at the break of slope between two very distinctive geologies and landscapes. To the west is the massif of the Cheviot Hills formed of the enduring Andesites and other volcanic rocks of Old Red Sandstone Age which define the physical aspect of these uplands. To the east, the Cementstone Group of Lower Carboniferous age, formed of a mix of limestone, mudstone and sandstone, is a much softer geology, and was already eroded in pre-glacial times to a reduced elevation. This levelling facilitated the subsequent progression of glaciers across the area east of the Cheviots, which deposited thick sheets of boulder clay over the former surface. At the end of the Ice Ages, this spread of boulder clay was striated in deep channels by periglacial meltwaters which in turn deposited extensive spreads of sands and gravels. Finally, temporary lakes formed by the meltwater filled with lacustrine clays and sands. Parts of the Milfield basin, to the north of Wooler, have been levelled with up to 160m of these deposits⁶.
- 3.1.4 Wooler is a busy market town, and for much of the year is also a popular stopping-off point for walkers and other holidaymakers. Its position, more than its architecture, is spectacular, although High Street and Market Place

⁶ Finlayson, R and Hardie, C, 2009, Page 5

are lined with attractive buildings of the 18th and 19th centuries, with equally substantial structures lining roads leading off and attractive Victorian and Edwardian suburbs to the north and east⁷.

3.2 HISTORICAL BACKGROUND

- 3.2.1 **Introduction:** this historical background is compiled mostly from secondary sources, in particular the Historic Environment Record (HER), and is intended only as a brief summary of historical developments around the study area, as well as known archaeological sites. A brief description of the Historic Environment Record (HER) sites located within a 1km radius of the proposed development area is provided in *Appendix 1*.
- 3.2.2 **Place Name:** Wooler is spelt as 'Wulloure' and 'Welloure' in records dating to the 12th century. John Speed's map of Northumberland 1610 labels it as 'Wuller'. The name is believed to have derived from the Old English, *wella-ofer* meaning 'stream-bank'⁸.
- 3.2.3 **Prehistoric (pre AD 43):** the area around Wooler contains a wealth of evidence for prehistoric activity. There are, for example, scatters of Mesolithic flint tools, including tiny composite blades known as microliths, from Common Burn to the west and from Wooler Common to the south of the town. There are Neolithic and Bronze Age monumental sites on the Milfield Plain, and cup and ring marked stone to the north on Doddington Moor, as well as Bronze Age and Iron Age settlements in the foothills of the Cheviots including hillforts at Yeavering and Humbleton. Just to the south of Wooler lies The Kettles (HER No. 1546), an extensive and intricate complex of earthworks, which date to the late Iron Age and Romano-British periods⁹.
- 3.2.4 Within the town of Wooler itself, the only evidence for prehistoric activity is from the discovery of a cist burial, found in the garden on the west side of Cheviot Street in 1872. The stone-lined cist contained a human skeleton in the foetal position, accompanied by a jet button (HER No. 1542). The HER also records findspots of incised stones characteristic of the prehistoric period. A boulder with incised cup and rings was revealed during the demolition of an unspecified house in the town in the 19th century (HER No. 1534), and a further sculptured stone, suggested to date to this period, was found built into a wall on Ramsey's Lane (HER No. 1561). The provenance of both these carved stones, however, is unknown.

⁷ Finlayson, R and Hardie, C, 2009, Page 5

⁸ Beckensall, S, 1975, Page 49

⁹ *Ibid*, Page 8

- 3.2.5 It must be noted that there is some evidence of prehistoric activity on lower lying land to the east of Wooler, on the site of the town's Cricket Ground, where a cropmark characteristic of a henge dating to the Neolithic period (4000BC to 2200BC) was noted by aerial photography (HER No. 3330).
- 3.2.6 **Roman (43 AD – 410 AD):** the only site dated to this period, which is recorded in the HER within a 1km radius of the proposed development area, is The Kettles, situated to the south-west of the town. This is the site of a large hill fort divided into two portions by triple ramparts crossing the neck of a promontory. The HER entry notes that Roman coins and a broken sword were found on the site (HER No. 1546).
- 3.2.7 **Early Medieval (410 AD-1066 AD):** although there is no certain evidence for pre-Conquest occupation at Wooler, a number of pieces of worked stone of the 10th and 11th centuries found within or in the near vicinity of the town suggest there may have been as yet unspecified activity during this period. A small fragment of an Anglo-Saxon cross was discovered c1884 'in taking down some dykes for the purposes of the new railway forming there' (HER No. 1563), and part of a mid-10th to mid-11th century slab or cross shaft was noted on the outside of the south wall of the nave at St Mary's Church in the town (HER No. 1584).
- 3.2.8 **Medieval (1066-1485):** Wooler formed one of the ancient baronies into which Northumberland was divided after the Norman Conquest in the 11th century. Henry I granted it to Robert de Muschampe, a family which Graham described as 'long since extinct'. Graham suggests that at this time, Wooler was probably a waste and that the building of the castle may have provided a nucleus around which the village grew¹⁰.
- 3.2.9 The remains of a castle on Tower Hill (HER No. 1549), located to the north-west of the proposed development site, on high ground, has been suggested to be on the site of a Norman motte and bailey, of which all fortifications have been lost. As early as 1255, Wooler was recorded as having a 'waste motte of no value'¹¹. It has been suggested, however, that this 'waste motte' could have referred to Green Castle, a prominent mound topped with a ringwork located approximately one kilometre to the west of the town¹² (See Figure 1).
- 3.2.10 A tower at Wooler is mentioned in a list of Holds in 1509, when it was stated that it could house 20 horsemen. In 1526 a 'new castel at Wooler' is mentioned and in 1541 it is 'a lytle towre standynge strongly whiche did muche releuye' the inhabitants of Wooler and other villages. By the 1580s, the

¹⁰ Graham, F, 1982, Page 7

¹¹ Long, B, 1967, Page 175

¹² Finlayson, R and Hardie, C, 2009, Page 11

tower was in need of repair, despite forming part of a line of defences in 1584¹³. What survives today is little more than a pile of rubble.

- 3.2.11 The town of Wooler is believed to have medieval origins, as suggested by the characteristic linear burgage plots forming rows to each side of the High Street, as seen on 19th century cartographic sources and aerial photographs, although the precise extent of the medieval town is not known (HER No's 1577 and 1685).
- 3.2.12 In 1199, Robert Muschamp was granted a Royal charter for a weekly (Thursday) market in Wooler (HER No. 1701), a privilege which lasted until the 1600s, when a new licence was granted to Sir Ralph Grey to hold a weekly market and two fairs per year in the manor of Wooler. The modern market place is centrally located in the town at the junction of all the main streets, however the medieval market may have been more extensive, although it was probably located in the same area¹⁴.
- 3.2.13 During the medieval period, Wooler became an early centre of the woollen industry, and was noted to have been one of the richest townships in Northumberland in the 13th century¹⁵. Writing in 1922, Vickers observed that Wooler's only real connection with the outside world during the medieval period was due to the fact that it was the centre of a sheep rearing district, which provided wool for other parts of the country and abroad¹⁶.
- 3.2.14 There is reference during the medieval period to a water mill at Wooler. In the 13th century the tenants of holdings in the 'burgh' of Wooler were worth a total of £24 19s, and the water mill £5¹⁷. It has been noted that a mill existed at the foot of 'The Tory' since this date, and the site continued to be used for milling until 1935¹⁸. This building, it was noted, has recently been converted into a dwelling, consequently it is assumed that this mill site referred to is that of Wooler Mill, located to the north of the proposed development area.
- 3.2.15 *Post-medieval (1540-1900)*: the 16th century, like the centuries before, was a troubled time for Wooler with cross Border strife becoming endemic, frequently at local level. It has already been noted that a new castle in the town is referred to in 1526, and in a survey of the Borders in 1541 it was described as '*mervelous convenient place for the defence of the country thereabout*'¹⁹. The pictorial map of the town reproduced as Figure 3, dating

¹³ Long, B, 1967, Page 175

¹⁴ Finlayson, R and Hardie, C, 2009, Page 13

¹⁵ Graham, F, 1982, Page 8

¹⁶ Vickers, K.H, 1922, Page 299

¹⁷ Finlayson, R and Hardie, C, 2009, Page 12

¹⁸ Faimington, D and Miket, R, 2004, Page 78

¹⁹ Finlayson, R and Hardie, C, 2009, Page 14

to the 16th century, shows a tower as a dominant feature, located on high ground along with the church.

- 3.2.16 The development of the town during the post-medieval period, it has been suggested, may have been hindered by the instances of fire which destroyed the town on several occasions, including 1693 when 54 houses were burnt down, and again in 1722, although Parson and White noted that *'it arose fairer out of its ashes'*²⁰. The form of some of the buildings in the town in the 18th century were hinted at by a visitor travelling from Wooler to the Border in 1776, who noted that: *'The cottages of the lower class of people are deplorable, composed of upright timbers, fixed in the ground, the interstices wattled and plastered with mud, some thatched and other covered with turf, a hearth stone on the ground for the peat and turf fire'*²¹. Writing in 1827, Parson and White noted that Wooler had formerly been *'a place of great resort for invalids to drink goats' milk or whey; but the attention of the neighbouring farmers has been turned to pursuits more profitable than that of rearing goats, and the country around this ancient town now affords a beautiful display of rich corn lands, and smooth and verdant pastures for sheep and cattle'*. Despite this positive view of the economy of the town in the first half of the 19th century, they went on to observe: *'The increasing opulence of the surrounding farmers operates favourably on the trade of this town; but though the adjoining lands have been for some time in a state of progressive improvement, most of the buildings are suffered to remain in their ancient meanness, an emblem of the former poverty of the place which has happily long been superseded by a gradually increasing prosperity'*²².
- 3.2.17 In 1862, Wooler was once again almost destroyed by fire²³. Thirteen properties were completely destroyed in the fire and a further seven were badly damaged. After this destruction the Earl of Tankerville, Lord of the Manor, took the opportunity for a more significant rebuild, and within a few years a new High Street emerged with the old thatched houses replaced. New buildings in Wooler were predominantly constructed of pink sandstone from local quarries at Doddington. Pantiles became the predominant roofing material, replacing thatch²⁴. Writing at the end of the 19th century, Tomlinson described the houses in the town as *'plain and unattractive, few possessing gardens in front'*²⁵.

²⁰ Parson, W and White, W, 1827, Page 487

²¹ Flatman, B, Undated, Page 13

²² Parson, W and White, W, 1827, Page 489

²³ Tomlinson, W.W, 1909, Page 475

²⁴ Finlayson, R and Hardie, C, 2009, Page 16

²⁵ Tomlinson, W.W, 1909, Page 474

- 3.2.18 Before the 18th century, various mills were established around Wooler, with five mills mentioned within a two mile strip bordering Wooler Water. These were noted to be Coldgate [located approximately three kilometres to the south of the town], Earle, the Carding and Dye Mills and Wooler Mill. Coldgate, now a house, was worked in 1925 by the miller J Waters. This may have been a family business as a Joseph Waters is listed as a corn miller and farmer from 1855 to 1887. Nearer to Wooler is Earle Mill, which it has been suggested may have been one of the earliest in the area. It was seemingly attacked twice during Scottish raids. In 1663 Mrs Mary Shelby was assessed at £20 for the tithes of the mill; James Pringle was the miller in 1762, other millers there were George Richardson (1827), John Burnett (1851), George Luke (1855) and John Stenhouse (1887). Midway between Earle and Wooler Bridge, south of the proposed development area, was the site of the Carding Mill. Little is known of the history of this site, which was destroyed by fire in the early part of the 20th century. The records of 1762 show four Wooler inhabitants as woolcombers, those of 1855 show Thomas Tait as a carder, and a Chillingham sales catalogue shows the tenant as W D Morton²⁶. The Dye Mill was a pantiled building located at the bottom of the Peth. Two dyers, David Isaac and Andrew Corbet, are mentioned in the militia list of 1762, and Isabella Turner is listed as dyer and bleacher in a trade directory of 1827²⁷. Her name appears later in an account, when the dye mill is referred to as the 'walk mill': *'Jan 23rd 1835, paid Turnbull of the walk mill on account for dyeing, ten shillings and sixpence'*. Collier and Stewart note that the Dye Mill had deteriorated by the early part of the 20th century, and was, according to them, eventually demolished²⁸. Near to the Dye Mill was Wooler Mill, a three-storied building. The leat which served all these mills came from a weir across Wooler Water and filled a pond above Earle Mill²⁹. Plates 1 and 2 show undated historical photographs of Wooler Mill (flour mill) on South Road, and the Dye Mill on South Road.
- 3.2.19 The Dye Mill at Wooler was noted to have been utilised for the dyeing and bleaching of cloth in the 18th century. It has already been noted that it was also referred to as a 'Walk Mill', indicating that fulling of the cloth was also undertaken on the site. Plate 3 is a c1905 photograph of the Dye Mill shown with the road into the town to the south side of the buildings. The Carding Mill produced, amongst other items, blankets (also known as 'sheards'), which farmers often supplied to Irish labourers, and after the harvest the

²⁶ Collier, C and Stewart, L.A, 1986, Pages 32 and 33

²⁷ Parson, W and White, W, 1827, Page 490

²⁸ Collier, C and Stewart, L.A, 1986, Page 33

²⁹ *Ibid*

blankets were taken to the mill to be cleaned. This was undertaken in the small single-storey building set into the bank side. For many years, the Carding Mill was the property of the Weddell family, owners of Otterburn Mill. Writing in 2004, Fairmington and Miket noted that all that was left of this mill were foundations at the foot of the plantation³⁰.

- 3.2.20 Wooler Steam Laundry stood near the Dye Mill, and this is presumably the building shown on the Third Edition Ordnance Survey map of 1923 (see Figure 10). For a period of time this was the philanthropic project of Countess Tankerville, but on the 1st November 1902 the building was transferred to Mrs Booth of the Salvation Army and run for the rehabilitation of fallen women. The photograph of the laundry, seemingly dated to 1889 [the laundry however is not shown on the Second Edition Ordnance Survey map of 1897, see Figure 9] may record a visit to the site by a local school (Plate 4). About 1920 the building was apparently demolished down to the lower storey, then incorporated into offices for Redpath's 'Northern Farmers' Trading Association'. It was seriously damaged by fire on the 14th July 1927³¹.
- 3.2.21 James Redpath and Son, joiners, builders and contractors since 1853, carried on their trade from premises to the rear of what later became the Co-op building on the High Street. They built up a thriving business which was later re-located to Brewery Road³². Brewery Road was so called, unsurprisingly, due to the presence of Wooler Brewery (HER No. 1700), which was marked on the First Edition Ordnance Survey map of c1860, and was the only industrial development on the east bank of Wooler Water.
- 3.2.22 Writing at the end of the 19th century, Tomlinson noted that Wooler, like Rothbury, had been a favourite resort for invalids during the 18th century, who came to the area for the 'goat's whey cure'. He noted that even at his time of writing, *'the pure air and water from the Cheviots, and the many attractions of the neighbourhood, still render the town a favourite resort of persons of delicate health'*³³. The arrival of the railway in the 1880s also allowed the town to become a popular holiday retreat, and Wooler began to benefit from the tourist industry. After the railway track was flooded in 1948 the route declined, and parts were closed, although the Wooler to Cornhill section remained open until 1965. Many of the station buildings remain (HER No. 1665) and have been converted into houses. The station yard and freight buildings today form part of a small industrial estate³⁴.

³⁰ Fairmington, D and Miket, R, 2004, Page 76

³¹ *Ibid*, Page 54

³² *Ibid*, Page 55

³³ Tomlinson, W.W, 1909, Page 475

³⁴ Finlayson, R and Hardie, C, 2009, Page 20

3.2.23 Various trade directories dating to the 19th and 20th centuries were sampled as part of the rapid desk-based assessment for any information relevant to the buildings on the site of the proposed development on South Road. The following table lists these trade directories along with any pertinent entries:

Trade Directory	Entry
History, Directory and Gazetteer of the County of Northumberland, W Parson and W White, 1827, Volume I	Leonard Short, corn miller Isabella Turnbull, dyer and bleacher
Whellan's Directory of Northumberland 1855	Margaret Short, corn mill [No reference to a dyer listed in this directory, searched under 'millers' and 'dyers']
Kelly's Directory of Northumberland 1902	Miss Amey, manageress, Wooler Steam Laundry John Bolam and sons, millers (water) John Hall, farmer, Earle Mill Rbt Smart, miller (water) and farmer, Humbleton Hill
Kelly's Directory of Northumberland 1910	Wooler Steam Laundry (Miss Eva Hiscock, manageress) Jn Bolam and Sons Ltd, millers (water) John Hall, farmer, Earle Mill Rbt Smart, miller (water) and farmer, Humbleton Mill
Kelly's Directory of Durham and Northumberland 1921	No reference to Wooler Steam Laundry
Kelly's Directory of Northumberland 1929	Northern Agricultural Co-Operative Society ltd (Thomas Foster manager), corn oil cake and seed merchants [no address listed]
Kelly's Directory of Durham and Northumberland 1934	James Redpath and Sons, joiners, contractors and undertakers, and timber merchants, Bridge End Saw Mills TN 32 Northern Agricultural Co-Operative Society Ltd (The), seed merchants [no address listed]

3.2.24 *Modern (1901 to present):* a notable feature of the HER entries included within a 1km radius of the proposed development area is the preponderance of pillboxes, and road blocks dating to the Second World War, as a line of defence for the town.



Plate 1: Undated photograph of Wooler Mill with Tower Hill in the background



Plate 2: Undated photograph showing the buildings at the Dye Mill. Must be pre-1923 as it does not show the large building which would later occupy the field in front



Plate 3: c1905 view of the Dye Mill at the foot of The Peth , Wooler

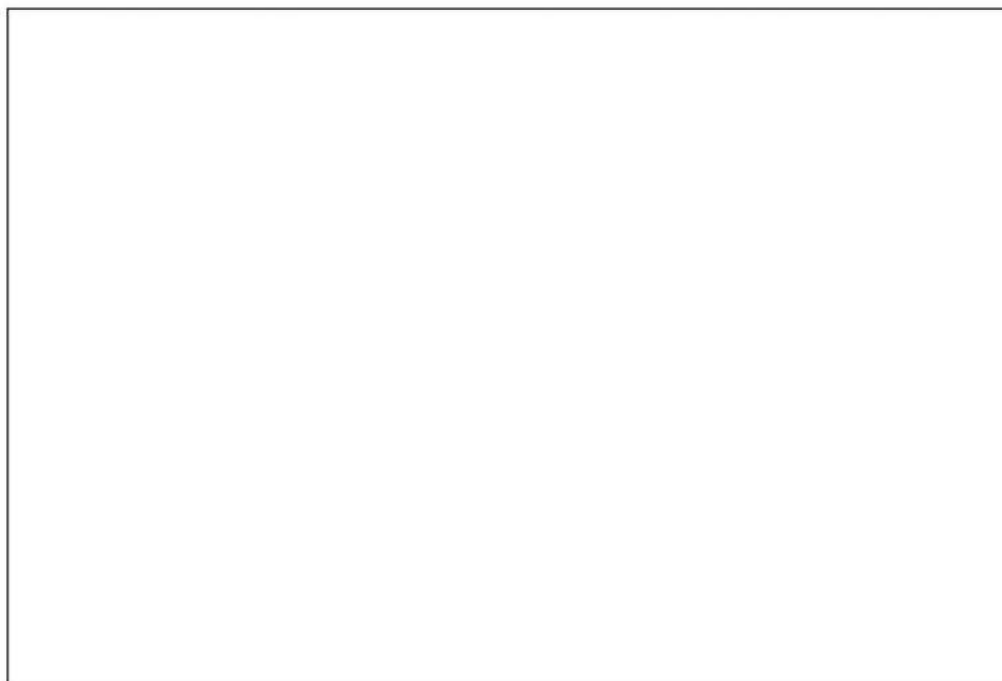


Plate 4: Late 19th century photograph of Wooler Steam Laundry

3.3 CARTOGRAPHIC SOURCES

- 3.3.1 ***Pictorial Map of Wooler Barony 1568/1589 (Figure 3)***: this pictorial map is extracted from a volume containing detailed descriptions of land including boundaries, castles, tenants and rental values of Wooler, or 'Woller' manor. It appears to have been produced for Sir Thomas Grey of Heaton and Chillingham, who died in 1589. A pencil note within the volume noted '*This survey and extent was taken in the lifetime of Sir Thomas Grey – who was in his minority in 1568.*'³⁵. Of particular interest in this map is the representation of a mill alongside the river, with the church, the town and the castle shown on the hill above.
- 3.3.2 ***Armstrong's Map of Northumberland 1769 (Figure 4)***: this was the earliest readily-available map consulted during the desk-based assessment. This map, although at a small-scale, provides some information on the form of the town of Wooler in the middle of the 18th century, with what appears to be the main road from Morpeth entering the town from the south, crossing the Wooler Water in the approximate location of the present Wooler Bridge, and leading northwards through the town along High Street, shown with properties lining its frontage. A vignette of a church is shown in the location of the present church, on the south side of Church Street. There are three mills annotated on this map; one to the north of the town, one to the east located alongside a mill leat, possibly Wooler Mill (HER No. 1642), and a third located to the south of the town, seemingly on the south side of Wooler Bridge, possibly representing the Carding Mill (HER No's 1678 and 1699) which was shown on later mapping to the west side of Wooler Haugh (see Figure 9). In the wider area around Wooler, Armstrong's map also provides information on the locations of sites of battles, as well as '*ruins*', and the circular '*forts*' on the tops of the hills to the west of the town, labelled '*On these hills has been a chain of forts supposed to be a refuge for the Christians against the pagans*'.
- 3.3.3 ***Greenwood's Map of Northumberland 1828 (Figure 5)***: this map, also at a small scale, shows the principal streets in the town at this date, including the triangular shape of Market Place, High Street, Cheviot Street, Church Street, Ramsey's Lane, and what is now known as South Street running partly alongside the river. The scale of this map does not allow for any detail regarding a mill leat or indeed mills to be shown to the east side of the town; although this does not mean that they did not exist at this date.
- 3.3.4 ***Plan of Wooler, R Cross, 1828 (Figure 6)***: the original of Richard Cross's plan of the town is now housed at Berwick Record Office, however Wooler

³⁵ http://communities.northumberland.gov.uk/Wooler_C13.htm#009230 – Accessed 7/4/2010

Library have a reproduction which is included here as Figure 6. The proposed development area is annotated on this reproduction as 'bleach field', with what appear to be the buildings of the Dye Works shown to the south. The Peth, or 'Path Head', appears, on this map, to run between two sets of buildings, possibly indicating an earlier route into the town, predating the present road which runs to the south side of the proposed development area. If there was an earlier alignment for the road entering the town from the south, then it is possible that the mill shown to the south of the town on Armstrong's map of 1769 may represent part of what would later become known as the dye works, consequently one of the buildings which forms part of the present building assessment (Building B). Cross's map labels a 'mill' to the north of this site, presumably what is now referred to as Wooler Mill (HER No. 1642).

- 3.3.5 *A Plan of the Township of Wooler in the County of Northumberland 1843 [Wooler Tithe Map] (Figure 7):* Tithe Maps and accompanying Awards were produced following the Tithe Commutation Act of 1836. They are useful for providing information on land ownership, occupation, field names, acreage and state of cultivation, etc. Wooler Tithe Map, unlike some examples, does not provide detail regarding individual properties in and around the town. It does, however, have plot numbers which provide some information on the owner of the land on which the proposed development area is located in the middle of the 19th century. Plot No. 14 is listed as having been owned by the Earl of Tankerville, occupied by Christopher Watson, Forster and others, and was described as 'Sands at Wooler', totalling just over 12 acres and used as arable land at the time of survey. As with Cross's map, this plan appears to show two buildings in the general location of what will be referred to below as Building A and Building B, with the main road from the south between the two leading up The Peth. A mill leat also appears to be shown running from the south, past what is presumed to be the Carding Mill (included in Plot No. 4), and towards what is referred to here as Building B, then continuing northwards to rejoin Wooler Water to the north of the town.
- 3.3.6 *First Edition Ordnance Survey Map c1860 (Figure 8):* by the publication of the First Edition Ordnance Survey map, the road between the two buildings (Buildings A and B), labelled here as 'Dye Works' now appears to have been changed to run to the south rather than between them. The mill leat, or 'Mill Lead' is clearly visible running northwards from 'Cardingmill' towards the Dye Works, changing direction at the point where it meets Building B then continuing northwards along the base of 'Tower Bank'. To the north of the Dye Works is the 'Gas Works', and within the town other

notable features include the 'Union Workhouse', the 'Water Works', churches and chapels, as well as a 'Smithy'.

- 3.3.7 **Second Edition Ordnance Survey Map 1897 (25" to 1 mile scale) (Figure 9):** apart from the continued presence of the various buildings which were formerly labelled 'Dye Works', the majority of the proposed development area remains as fields at the end of the 19th century (Field No. 254). By the publication of this map, the Alnwick and Coldstream branch of the North Eastern Railway had been constructed running to the east side of the Wooler Water, with the station located to the north-east of the town. The Carding Mill, along with 'Cardingmill Plantation' is annotated to the south of the proposed development area.
- 3.3.8 **Third Edition Ordnance Survey Map 1923 (25" to 1 mile scale) (Figure 10):** by 1923 a large building has been constructed in the southern part of Field No. 254, with the remainder the field having been sub-divided. This building is not annotated, so it was not possible to note its function from this source (this is referred to as Building C in the assessment). Buildings relating to the Dye Works continue to occupy the south-west corner of the proposed development area, with the mill leat still clearly visible. A 'Drill Hall' has been constructed to the east side of the 'Gas Works' by this date.
- 3.3.9 There was no later mapping available at Northumberland Archives at Woodhorn which covered the study area. It was possible, however, to note further developments on-line using the *Keys to the Past*³⁶ website, although this mapping cannot be reproduced here due to copyright. By the 1950s a further building (Building E) has been constructed to the north of the large structure noted on the Third Edition Ordnance Survey map (Building C), although there is a gap between the two. This gap had seemingly been infilled by the construction of a further building (Building D) between the two by the 1980s.

3.4 PREVIOUS ARCHAEOLOGICAL WORK

- 3.4.1 The HER records several schemes of archaeological work (referred to in the HER as 'events') which have been undertaken within the past seven years within a 1km radius of the proposed development area on South Road. The following table provides a brief description of each of these schemes:

HER Ref	Site	Event Type and Contractor	Summary	NGR
362	New Wooler	<i>Watching Brief</i>	The new church lies in an area that probably	NT 992

³⁶ <http://www.keystothepast.info/k2p/usp.nsf/pws/Keys+to+the+past+-+Home+Page> – Accessed 7/4/2010

HER Ref	Site	Event Type and Contractor	Summary	NGR
	Evangelical Church, Cheviot Road	Bernicia Archaeology 2003	functioned as the rear of medieval burgage plots. No archaeological remains predating the 18 th century were disturbed or exposed during the works. The local stratigraphy was cultivation soils overlying a colluvium deposit, which in turn overlay undisturbed glacial silts, clays and sands	279
13515	The Old Joiner's Yard, The Peth	<i>Trial Trench</i> Archaeological Research Services 2005	An archaeological evaluation was undertaken in advance of the construction of a dwelling. It comprised the excavation of a single trench measuring 10m by 2m, orientated east-west on empty ground used as a garden for at least 70 years. The trench exposed a series of linear and circular features, all of which provided artefacts from the modern era	NT 9927 2788
13519	Land to the rear of 5 & 6 Market Place	<i>Trial Trench</i> Alan Williams Archaeology 2004	Archaeological evaluation was carried out in a yard and within standing structures to the rear of 5 & 6 Market Place. Three test pits were excavated in the yard and two within disused buildings. All test pits indicated that a considerable depth of post-medieval and modern deposits had accumulated within the area, some of which had probably been utilised to level the site. In test	NT 9919 2804

HER Ref	Site	Event Type and Contractor	Summary	NGR
			pit C, a soil deposit was reached at about 1.2m to 1.3m below the yard surface, included sherds of medieval pottery but no later material. This deposit may represent the surface horizon of medieval occupation on the site. No other potential medieval deposits were located during the fieldwork	
13662	27-33 High Street	<i>Trial Trench</i> Alan Williams Archaeology 2005	Archaeological evaluation undertaken to the rear of the properties in advance of proposed mixed developments. Seven trenches were excavated across the site: a considerable depth of Post Medieval and Modern garden soils had accumulated, overlying a medieval soil horizon and features in Trenches A and F.	NT 9906 2805
13685	The Builder's Yard, Cottage Farm	<i>Trial Trench</i> Archaeological Research Services 2006	Three evaluation trenches were excavated prior to residential development. No archaeological remains were revealed. The site appeared to have been levelled	NT 988 285
13936	Black Bull	<i>Test Pits</i> R Miket 2007	Evaluation by two test pits of land adjacent to the Black Bull. Each trench measured 2m by 2m and 1m deep in the footprint of two proposed dwellings. No archaeological features were observed in either	NT 9919 2804

HER Ref	Site	Event Type and Contractor	Summary	NGR
			test pit	
14362	Flood Alleviation Works	<i>Watching Brief</i> Tyne and Wear Museums 2009	Watching brief undertaken during flood alleviation and sewer upgrade works along High Street, in the car park of the Black Bull Hotel (up to 3m of deposits excavated), and at the junction of Church Street and South Road. In places natural subsoil was reached, however, no significant archaeological remains were discovered	NT 9903 2813

4 BUILDING ASSESSMENT

4.1 INTRODUCTION

- 4.1.1 The proposed development area was visited on the 25th March 2010 in order to assess the buildings which survive on the site. Photographs were taken of all the buildings, both externally and, where possible, internally. Selections of these photographs are included within this report for illustrative purposes.
- 4.1.2 For ease of reference the standing buildings on the site have been identified individually as Buildings A to E, as shown on Figure 2.

4.2 BUILDING A

- 4.2.1 Building A forms part of the former Dye Works complex shown on the First Edition Ordnance Survey map (Figure 8). A watermill at the Dye Works, and a Dye Mill are recorded on the HER (Ref No's 1679 and 1683. The associated Bleach Field, which is noted to have existed on the field immediately to the east of these buildings (the site now occupied by Buildings C to E), is recorded as HER No. 1684.
- 4.2.2 Building A is located to the west side of the proposed development area, at the foot of Tower Bank. This building is orientated north to south, and is constructed of uncoursed rubble masonry, with dressed sandstone blocks for the lintels and window surrounds, where these could be observed. Part of the east, and much of the north elevation of this building was covered in overgrowth; however it was possible to note that the main elevation (east) has a central doorway flanked by a ground floor window to either side, and two first floor dormer windows set in the pantile roof (Plate 5).
- 4.2.3 The gables of this cottage are defined by coping stones, and there is a surviving chimney stack in the south gable, which appears to have been rebuilt relatively recently (Plate 6). The south elevation also displays evidence of a former building, as shown by the scarring of a roofline. The steep pitch of the roof, as noted in the south elevation, may suggest that originally this building was roofed in thatch. The only noticeable feature in this elevation was a now blocked small window with sandstone surround, which appears to be earlier than those in the main elevation, and may suggest either re-use of the surround, or that an earlier building survives within the standing fabric (Plate 7).

- 4.2.4 The west elevation of Building A is lower than the opposite east elevation, due to the rise in ground level in a westerly direction. There was one open aperture noted mid-way along the elevation, although due to subsidence of the bank it was not possible to note if this had been a doorway or a window (Plate 8).
- 4.2.4 The north elevation was largely covered in foliage at the time of survey, although there did not appear to be any evidence for features such as windows or doors in this wall (Plate 9). There are the remains of a further building, aligned with the former dwelling, located to its north side, in the form of a north gable wall, and part of the west elevation. In what remains of the east elevation of this building, it was possible to note a vertical line in the masonry for a former window, although there was no evidence for a dressed surround. This building, along with three smaller structures located either side of the mill leat, are shown on the Third Edition Ordnance Survey map of 1923 (Figure 10).
- 4.2.5 There was no safe access into the interior of Building A at the time of survey.

4.3 BUILDING B

- 4.3.1 Building B is recorded on the HER as part of HER No. 1683 (Dye Mill) and No. 1679 (Water Mill at the Dye Works). The HER entry records that a water mill on the site was identified by the North East Mills Group in 1999.
- 4.3.2 Building B is located to the south of Building A, and is orientated east to west rather than north to south. Historical mapping shows that the mill leat skirted this building at its eastern end, before turning sharply towards the building against its south side, suggesting the former presence of a water wheel (see Figure 10 for example).
- 4.3.3 As with Building A, this structure is largely covered in foliage therefore it was not possible to observe all surviving features within the elevations or in the interior. Building B survives as two 'rooms' with the western side surviving to nearly its full height, although now roofless, however the eastern side has lost most of its walls (Plate 11).
- 4.3.4 Building B is constructed of uncoursed rubble masonry, with dressed stone having been used for the window and door surrounds. The north elevation of the western side of the building has a centrally-placed door flanked by a window to either side (Plate 12). A section of alternating quoins in the north elevation suggests that this building has been added to at some point (Plate 13). It was noted that the west elevation, which was all covered in foliage at the time of survey, had a single window (Plate 14).

- 4.3.5 The interior of the west room of Building B could not be safely accessed at the time of survey; however it was possible to note the east side of the internal cross wall which formerly divided the building into two. This elevation displays evidence for a former flue for a chimney, and a doorway between the two rooms. There is also some evidence within the masonry of a possible earlier structure which has been added to (Plate 15).
- 4.3.6 The eastern room of Building B still retains some pieces of metalwork and an electric motor, suggesting that some form of machinery was used within this space. Of particular interest with regards to the former use of this room is a hole in the south wall, which is characteristic of an aperture of the axle of a water wheel (Plates 16 to 18). There was no evidence, at the time of survey, for a former wheel pit on the opposite side of this wall, or indeed for the former mill leat.



Plate 5: View looking west showing the main elevation of Building A (Scale = 2m)



Plate 6: South elevation of Building A (Scale = 2m)



Plate 7: Blocked window in south elevation of Building A (Scale is in 20cm graduations)



Plate 8: West elevation of Building A



Plate 9: North elevation of Building A with the remains of a further building in the foreground



Plate 10: West wall of the structure to the north side of Building A



Plate 11: View looking south-west showing the what survives of the north elevation of Building B



Plate 12: North elevation of Building B (Scale = 2m)



Plate 13: Vertical line of former quoins in the north elevation of Building B (Scale = 2m)



Plate 14: West elevation of Building B (Scale = 2m)



Plate 15: View looking west showing the internal cross wall which separated the two rooms of Building B (Scale = 2m)



Plate 16: View looking west showing the interior of the east room of Building B with metalwork fixed into the south wall (Scale = 2m)



Plate 17: Former motor located within the east room of Building B



Plate 18: Hole in the south elevation of Building B for possible former water wheel axle (Scale = 2m)

4.4 BUILDING C

4.4.1 This building is located central to the proposed development area, at the south end of a range of buildings which includes Buildings C to E, and to the east of Buildings A and B (Figure 2 and Plates 19 to 21). Building C is recorded on the HER as No. 24055 (Wooler Steam Laundry), in which the description notes that in around 1920 the building was demolished down to its lower storey. A comparison of a late 19th century photograph of Wooler Steam Laundry and a present photograph of the main elevation suggests that actually the building may have been reconstructed using elements of its original fabric (in particular the main ground floor mullioned windows and the main doorway), and that a Venetian-style window was inserted into its east elevation at first floor level. At the time of survey there was no obvious evidence for construction breaks which may have suggested that part of an earlier building existed within what survives today; consequently it would appear that the steam laundry building may have been demolished, with some of the masonry reused in the new single-storey building (compare Plates 22 and 23).

4.4.2 Building C is the most dominant structure on the site, being constructed of snecked squared masonry, and contains the most architectural detail, as already noted with the seemingly reused main doorway with decorative lintel, and relieving arch for the Venetian window at first floor level (Plates 24 and 25). Compared to the main east elevation, the other walls are relatively plain, containing several windows to provide plenty of light for the interior (Plate 26). At some point a large first floor opening was been inserted into the west elevation, as shown by the way it truncates a circular feature (Plate 27). A small lean-to survives against the west elevation, with scarring for a further former building visible in the fabric of this wall (Plate 27).

4.4.3 The interior of Building C could only be partly observed due to lack of access and the unknown condition of the first floor. The only notable feature was the roof structure which consisted of steelwork supporting internal timber boarding, characteristic of the early 20th century (Plate 28).

4.5 BUILDING D

4.5.1 Building D is located against the north side of Building C, orientated in the same direction, i.e. east to west, with Building E to its north (Figure 2). Cartographic evidence has suggested that Building D was constructed by the 1980s, although it post-dates both Buildings C and E (see 3.3.9 above).

4.5.2 Building D appears to have been constructed of brick, although the external walls were rendered. It is interesting to note that the east elevation, which faces the road, has architectural detail in the form of rusticated blocks of masonry making up the jambs of the large door and the windows, as well as one of the windows having a mullion, suggesting it was meant to harmonise with the main elevation of Building C (Plate 29).

4.5.3 The character of Building D, with its large doorways in both the east and west elevations, and the lack of internal sub-divisions, suggests it may have been constructed as a garage or workshop.

4.6 BUILDING E

4.6.1 Building E is located to the north side of the site (Figure 2), and like Building D, is not recorded on the HER. Cartographic evidence suggests this building was constructed between 1923 and the 1950s (see 3.3.9 above).

4.6.2 This is the largest building on the site; it is constructed of brick and has two gabled roofs (Plates 30 and 31). The large doorways in the east and west elevations suggest that it was utilised as a garage, with the doorway and

windows at the south end of the east elevation serving offices in this section of the building (Plate 30).

- 4.6.3 Internally, Building E is largely open to the roof, with little in the wall of sub-divisions apart from the south end being occupied by offices, and a raised platform located in the north-east corner with an office at the upper level, and a series of small recesses with doors at ground floor level (Plates 32 to 34).

4.7 ASSESSMENT OF THE SURVIVAL OF OTHER FEATURES

- 4.7.1 As part of the site assessment, the route of the former mill leat was traversed in order to note any surviving archaeological features relating to the leat itself, or to other mills along its course.
- 4.7.2 To the south of the proposed development area, on the south side of Wooler Bridge, the line of the leat (as shown on historical mapping) was followed along the base of Cardingmill Plantation. There was no evidence for the leat along this stretch of land, however in the approximate location of the former Carding Mill (HER No's 1678 and 1699), the remains of stone walls were observed, as well as masonry of a former building located on the slope of the bank (Plates 35 and 36).
- 4.7.3 To the north of the proposed development area, Wooler Mill was noted to still survive although it has been converted into a dwelling.
- 4.7.4 To the east of the Buildings A and B, running parallel with the line of The Peth, the remains of a path or track leading to the former Dye Works was noted to still survive, as shown on historical mapping (Plate 37).
- 4.7.5 There was no evidence for the former mill leat to the north side of the Dye Works site (Buildings A and B).



Plate 19: View looking west showing Building A (the cottage) in the background, with part of the south elevation of Building C to the right of photograph



Plate 20: View looking north-west showing Building C



Plate 21: View looking north-west showing Buildings C, D and E (east facing elevations)



Plate 22: East elevation of Building C (Scale = 2m)

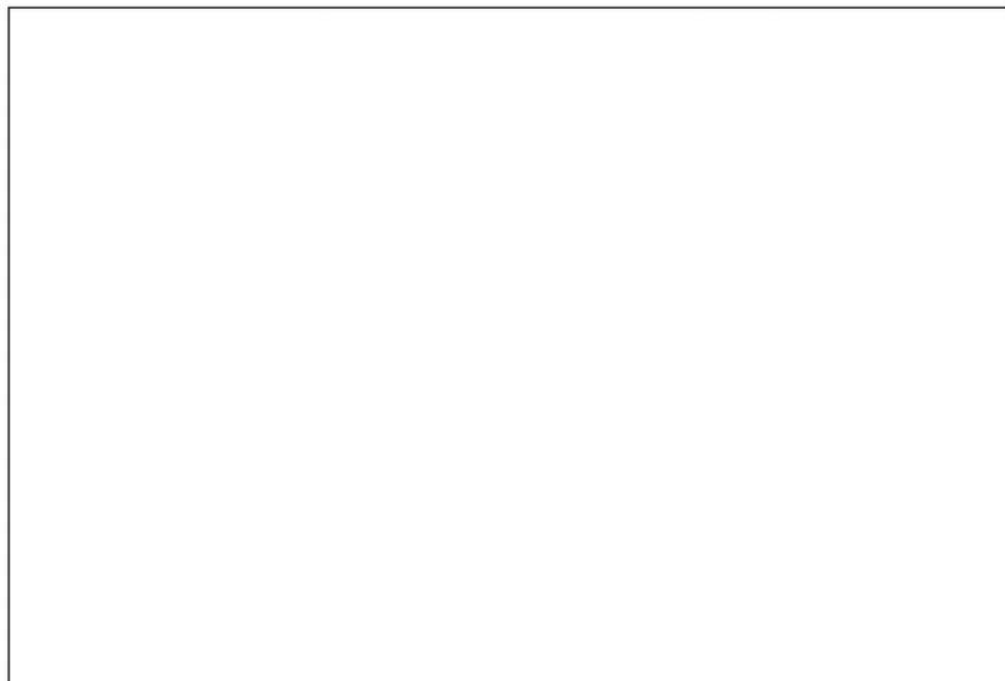


Plate 23: Wooler Steam Laundry (late 19th century photograph)



Plate 24: Detail of the main entrance in the east elevation of Building C (Scale = 2m)

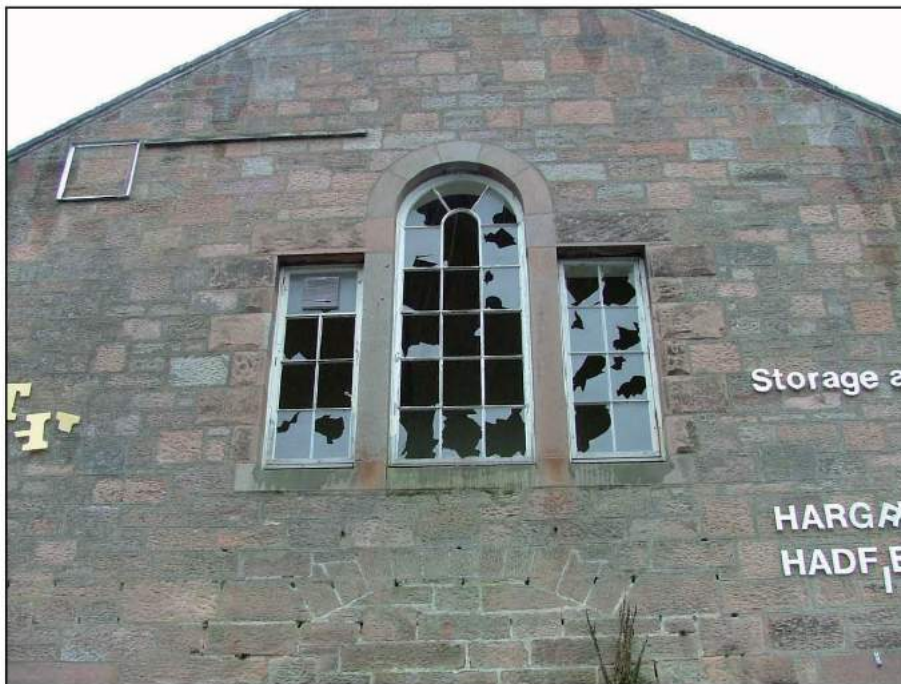


Plate 25: Detail of the Venetian-style window in the east elevation of Building C



Plate 26: South elevation of Building C



Plate 27: West elevation of Building C



Plate 28: Detail of the internal roof structure of Building C



Plate 29: The east elevations of Building C and D (Building D has the large red door)



Plate 30: East elevations of Buildings C, D and E (Building E has the yellow roof)



Plate 31: View looking west showing the two gables of Building E



Plate 32: View looking south showing the range offices within Building E



Plate 33: View looking north of the interior of Building E



Plate 34: The north-east corner of the interior of Building E (Scale = 2m)



Plate 35: The remains of the former Carding Mill located to the south of the proposed development area at Wooler



Plate 36: Remains of a building located on the slope of Cardingmill Plantation



Plate 37: Line of a former path or track (left of photograph) which led to the Dye Works from the east side of Wooler Bridge

5 CONCLUSIONS AND RECOMMENDATIONS

5.1 CONCLUSION

- 5.1.1 The rapid desk-based assessment has revealed that the town of Wooler is essentially medieval in character, having formed one of the ancient baronies into which Northumberland was divided after the Norman Conquest in the 11th century³⁷. Although there is evidence for earlier activity in and around Wooler, in particular the wealth of prehistoric remains on higher ground, there is little in the way of archaeological evidence for earlier occupation of the site of the town, although a prehistoric burial on Cheviot Street, and the possible site of a Neolithic henge close to the Cricket Ground suggests that this area was not altogether unpopulated prior to the 11th century.
- 5.1.2 There is some documentary evidence for a mill at Wooler as early as the 13th century, suggested to be the site of Wooler Mill, although what survives today is likely to be 18th or 19th century in date. It is possible, however, that earlier mills may exist along the length of the former mill leat which was diverted from Wooler Water to the south of the town. There is also documentary evidence from the 13th century for the trade of dying in Wooler, with 'Adam the dyer' liable for lay subsidy tax in 1296 (HER No. 1683).
- 5.1.3 It was not until the 18th century, however, that a dye mill is again referred to in the town, along with a bleach works and reference to a 'walk mill' suggesting that fulling of cloth was also undertaken (HER No. 1683). On Richard Cross's map of Wooler dated to 1828, the majority of the proposed development area on South Road is labelled as 'Bleach Field', with structures shown in the general location of Buildings A and B. A 'Mill' is shown in the general location of Building B on Armstrong's map of Northumberland 1769 (Figure 4), although it is not known if this is the same site as what survives today.
- 5.1.4 By the middle of the 19th century, the Bleach Field is described as '*Sands at Wooler*' and was noted to be under arable production in 1843. The Dye Works are not annotated as such until the publication of the First Edition Ordnance Survey map of the 1860s, which appears to show Buildings A and B, with the mill leat passing the south elevation of Building B, suggesting a water wheel existed within this structure (see Figure 8).

³⁷ Graham, F, 1982, Page 7

- 5.1.5 Cartographic evidence suggests that Building E was constructed by the 1950s to the north of Building C, and that Building D was constructed between the two by the 1980s.
- 5.1.6 The building assessment has revealed that the oldest buildings on the site would appear to be Buildings A and B, located at the base of Tower Bank to the extreme west side of the proposed development area. These may represent what survives of the dye works shown on the First Edition Ordnance Survey map dating to the 1860s, but which may actually be much earlier as buildings are shown at this location on earlier cartographic sources (see Figure 6 for example).
- 5.1.7 Building A would appear to have been a cottage, constructed of uncoursed masonry with a pantile roof, characteristic of the town, possibly dating to the 18th or early 19th century, although there were no architectural details noted within the fabric to aid with dating. There was evidence for former buildings to both its north and south sides, and a now-blocked small window in the south elevation may suggest either reuse or that there is an earlier building within the fabric, although this could not be confirmed due to the extent of overgrowth
- 5.1.8 Building B partly survives, although it was roofless and also obscured by heavily overgrown foliage. The presence of a chimney flue may suggest part of the building was used for domestic accommodation, however the east room still retains some metal fittings, and a possible hole in its south wall of a former horizontal axle for a water wheel, suggesting Building B may have been the water mill recorded on the HER (No. 1679).
- 5.1.9 Building C is recorded to have originated as Wooler Steam Laundry at the end of the 19th century (HER No. 24055), however, although it utilises elements of the architectural detail of the laundry as seen on a historical photograph, it would appear that what survives today is a rebuild possibly dating to around the 1920s.
- 5.1.10 Building D was noted from cartographic sources to have been constructed at some point between the 1950s and the 1980s, possibly as a garage or workshop.
- 5.1.11 Building E was noted from cartographic sources to have been constructed at some point between 1923 and the 1950s, also possibly to serve as a garage or workshop. It was noted on modern maps supplied by the client, that this was formerly a petrol station, indicating that any below ground archaeological remains may have been affected by the insertion of fuel tanks.

5.2 ARCHAEOLOGICAL POTENTIAL

- 5.2.1 As a town, Wooler could not be described as having a substantial amount of industrial activity historically. Water mills appear to have represented the bulk of the town's industrial character, all of which were located along a mill leat which was diverted from Wooler Water to the south of the town. These consisted of Coldgate, Earle Mill, the Carding Mill, the Dye Mill/Works, and Wooler Mill. Of the mills which were located closest to the town, the Carding Mill, the Dye Works/Mill and Wooler Mill, the site of the Carding Mill is visible only as a pile of masonry to the north of the Riverside Country Park (caravan park), and Wooler Mill has been converted to residential. The buildings of the former Dye Mill/Works are therefore the only surviving structures close to the town, which have not been converted, that represent the importance of the textile industry in Wooler's history. In the Wooler Extensive Urban Survey, one of the research agenda's noted in Appendix 4 (Strategic Summary), is the archaeological evidence of re-use of medieval or earlier post-medieval structures in later buildings³⁶. It has been noted within this report that there may be some evidence of earlier fabric within both Building A and Building B, although the scope of this building assessment, and the presence of overgrown foliage, could not confirm this.
- 5.2.2 Buildings A and B are of local and regional importance, reflecting small-scale industry in an area which was effectively self-sufficient, although it has been noted that in the medieval period, Wooler benefitted from the wool trade, and exported not only throughout this country but also abroad. These two buildings should not, however, be seen in isolation but as part of several industries which utilised the power of water. The buildings should be considered along with the bleach field, the Carding Mill and the mill leat, as part of the textile industry within the town.
- 5.2.3 Building C is historically, unconnected with the earlier buildings on the site (Buildings A and B), and therefore needs to be considered separately. This was the site of Wooler Steam Laundry, located outside of the main town, and which utilised a different form of power, in this case steam rather than water, although water was a necessary resource. The building which stands today is not the same structure as that which made up the laundry, however it is still important at a local level as representing a new business in the form of the 'Northern Farmers' Trading Association', as well as more latterly the transport depot for Redpath's of Wooler with the distinctive red and white livery of their trucks.

³⁶ Finlayson, R and Hardie, C, 2009, Page 40

5.2.4 Buildings D and E also more latterly related to the transport yard, and as such they represent elements of a business which has ceased to function from this site. These buildings are important at a local level as they formed part of an important transport industry for the town until recently.

5.3 RECOMMENDATIONS

5.3.1 It is recommended that Buildings A and B be the subject of a Level 2/3 building survey, as defined by English Heritage³⁹. This will, however, require the removal of overgrowth that covers parts of these buildings at present.

5.3.2 As far as Buildings C, D and E are concerned, it is recommended that a photographic survey of the exterior and interior of the buildings is undertaken to provide a record of the structures for the future. Although presently these buildings, in particular Buildings D and E, may not be regarded as having much in the way of historical value, it is still worth recording these structures to ensure the more recent phases of Wooler's history are noted.

³⁹ English Heritage, 2006

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APPENDIX 1: GAZETTEER OF SITES

Historic Environment Record (HER) Sites within a 1km radius of the proposed development area:

HER No	Site Name	Description	NGR	General Period
1490	Penannular brooch	Brooch found, dated to 6 th century	NT 99 28	Unknown
1534	Cup and ring marked stone	A boulder with incised cup, 2 rings and a duct, found in pulling down an old house in Wooler	NT 99 28	Neolithic (4000BC to 2200BC)
1541	Pottery vessel	Fragment of a richly ornamented vessel, now in the British Museum, from Wooler	NT 99 28	Unknown
1542	Cist burial	A burial by inhumation in a cist. Found in the garden of Mr Dixon in June 1872. The cist was orientated east-west and was formed by four side stones and two cover stones. It contained a skeleton, along with a jet button	NT 9918 2781	Bronze Age (2500BC to 700BC)
1546	The Kettles (Maiden Castle or Greenside Settlement)	A hill fort with artificial defences following the natural line of the hill	NT 9838 2727	Roman (AD43 to 410) Iron Age (800BC to AD43)
1549	Wooler Tower on east side of Church Street	Probably 12 th century castle, of which only the mound remains	NT 9933 2903	Medieval (AD1066 to 1540)
1560	St Mary Magdalene's Hospital	It is first mentioned in 1288, still noted in 1399 and 1490, after which it disappears from recorded history	NT 99 28	Medieval (AD1066 to 1540)
1561	Carved stone	A sculptured stone from the inner course of a thick wall, Ramsey Lane	NT 9914 2801	Unknown
1563	Cross fragment	Small Anglo-Saxon cross fragment found at Wooler c1884 'in taking down some dykes for the purposes of the new railway forming there'	NT 99 28	Early Medieval (AD410 to AD1066)
1573	Pill box near Castle Green	[one of] two pillboxes built during the 1939-45 war.	NT 9840 2800	Modern (1901 to present)

HER No	Site Name	Description	NGR	General Period
		Irregular hexagon with two of the sides longer than the others		
1577	Wooler burgage plots	Aerial photographs show the town of Wooler with burgage plots along High Street	NT 991 282	Medieval (AD1066 to 1540)
1584	Church of St Mary	Parish Church, 1765, enlarged 1835, gothicised 1873. Stone sculpture on site dated to 10 th -11 th century	NT 9924 2802	Early Medieval (AD410 to AD1066) Post Medieval (1540 to 1900)
1615	Roman Catholic Church of St Ninian	Burnhouse Road, Grade II listed building, built 1856	NT 9893 2823	Post Medieval (1540 to 1900)
1616	Nent House	Cheviot Street, Grade II listed building, 18 th century	NT 9921 2792	Post Medieval (1540 to 1900)
1617	United Reformed Church	Cheviot Street, Grade II listed building. Probably late 18 th or early 19 th century, renovated 1887. Remodelled a tower added 1904 in Arts and Crafts style	NT 9922 2782	Post Medieval (1540 to 1900)
1619	Police Station and Police House	Church Street. Grade II listed building, 1850	NT 9924 2810	Post Medieval (1540 to 1900)
1620	War memorial	Church Street. Grade II listed building, c1920	NT 9929 2811	Modern (1901 to present)
1621	The Tankerville Arms	Cottage Road, Grade II listed building, 18 th and early 19 th century hotel	NT 9908 2860	Post Medieval (1540 to 1900)
1622	Garage and workshop, near The Tankerville Arms	Cottage Road. Grade II listed building, early 19 th century	NT 9905 2861	Post Medieval (1540 to 1900)
1623	The Old Vicarage	Cottage Road. Grade II listed building, 1820-30	NT 9901 2873	Post Medieval (1540 to 1900)
1624	The Black Bull	High Street. Grade II listed building, 19 th century	NT 9914 2806	Post Medieval (1540 to 1900)
1625	The Angel Inn	High Street. Grade II listed building, 18 th century inn	NT 99126 28063	Post Medieval (1540 to 1900)
1626	Nos 6-8 High Street	Mid to late 19 th century shops	NT 99117 28069	Post Medieval (1540 to 1900)
1627	Nos 10-14 High Street	Grade II listed buildings, mid 19 th century	NT 99109 28076	Post Medieval (1540 to 1900)
1628	The Red Lion	Grade II listed building, 17 th , 18 th and 19 th century inn	NT 9913 2802	Post Medieval (1540 to 1900)

HER No	Site Name	Description	NGR	General Period
1629	Nos 3-7 High Street	Grade II listed buildings. 18 th century, frontages 19 th century	NT 9912 2803	Post Medieval (1540 to 1900)
1630	Nos 15 and 17 High Street	Grade II listed buildings. Late 19 th century house and shop	NT 99108 28049	Post Medieval (1540 to 1900)
1631	No 21 High Street	Grade II listed building. Late 19 th century bank	NT 99096 28061	Post Medieval (1540 to 1900)
1632	The Masonic Hall	Grade II listed building. 1818	NT 900 2807	Post Medieval (1540 to 1900)
1633	Nos 14 and 15 Market Place	Grade II listed building. Early 19 th century	NT 9917 2797	Post Medieval (1540 to 1900)
1634	No 16 Market Place	Grade II listed building. Probably 18 th century inn with 19 th century shop front	NT 9916 2798	Post Medieval (1540 to 1900)
1635	No 18 Market Place	Grade II listed building. 18 th century with 19 th century shop front	NT 9915 2799	Post Medieval (1540 to 1900)
1636	Terrace retaining wall and railings, north of 14-18 Market Place	Grade II listed. Mid 19 th century	NT 9917 2798	Post Medieval (1540 to 1900)
1637	No 1 Ramsey's Lane	Grade II listed building. Former stables and carriage sheds. 18 th and early 19 th century	NT 9914 2798	Post Medieval (1540 to 1900)
1638	No 18 Ramsey's Lane	Grade II listed building. House of 1810-20	NT 9904 2799	Post Medieval (1540 to 1900)
1639	Loreto Guest House, Rycroft Way	Grade II listed building. Late 18 th century	NT 9894 2824	Post Medieval (1540 to 1900)
1640	Garden wall and gate piers, Loreto Guest House	Grade II listed, late 18 th century	NT 9896 2824	Post Medieval (1540 to 1900)
1641	Milepost by Millvale	Grade II listed. Early 19 th century	NT 9939 2813	Post Medieval (1540 to 1900)
1642	Wooler Mill	Grade II listed building. 18 th or early 19 th century water mill	NT 9933 2814	Post Medieval (1540 to 1900)
1644	Pillbox	Lozenge-style polygonal pillbox, presumed built c1940	NT 99145 28822	Modern (1901 to present)
1645	Pillbox	Lozenge-style polygonal pillbox, presumed built c1940	NT 9887 2843	Modern (1901 to present)
1646	Pillbox	Lozenge-style polygonal pillbox, presumed built c1940	NT 98612 28369	Modern (1901 to present)

HER No	Site Name	Description	NGR	General Period
1647	Pillbox	D-shaped pillbox, presumed built c1940	NT 98445 27595	Modern (1901 to present)
1648	Pillbox	Lozenge-style polygonal pillbox, presumed built c1940	NT 984 277	Modern (1901 to present)
1649	Pillbox	Type 22 pillbox, presumed built c1940	NT 98913 27627	Modern (1901 to present)
1650	Pillbox	Site of a pillbox, now demolished, presumed built c1940	NT 99081 27678	Modern (1901 to present)
1651	Pillbox	D-shaped pillbox, presumed built c1940	NT 9920 2757	Modern (1901 to present)
1652	Pillbox	Site of a type 22 pillbox, now demolished, presumed built c1940	NT 9932 2771	Modern (1901 to present)
1653	Pillbox	Site of a type 22 pillbox, presumed built c1940	NT 99310 28552	Modern (1901 to present)
1654	Pillbox	Site of a pillbox, presumed built c1940, now demolished	NT 99386 28229	Modern (1901 to present)
1665	Wooler railway station	Wooler station was the main intermediate station on the NER line from Alnwick to Cornhill. Line opened 1887	NT 9935 2845	Post Medieval (1540 to 1900)
1666	Wooler Haugh Crossing Keeper's House	Lies on the NER line from Alnwick to Coldstream	NT 9932 2860	Post Medieval (1540 to 1900)
1667	Wooler South Crossing Keeper's House	Lies on the NER line from Alnwick to Coldstream	NT 9947 2823	Post Medieval (1540 to 1900)
1678	Water Mill at Cardingmill	A water mill has been identified at Cardingmill by the North East Mills Group	NT 994 275	Unknown
1679	Water mill at the Dye Works, Wooler	A water mill at the Dye Works has been identified by the North East Mills Group	NT 994 279	Unknown
1682	Glendale Poor Union Workhouse	Built in 1839 in the area now known as Padgepool Place	NT 9893 2809	Post Medieval (1540 to 1900)
1683	Dye Mill	Dye mill located between Earle and Wooler, alongside plantation footpath. An account of 1835 refers to the dye mill as 'Walk Mill'. The leat which served the mill	NT 9935 2792	Post Medieval (1540 to 1900)

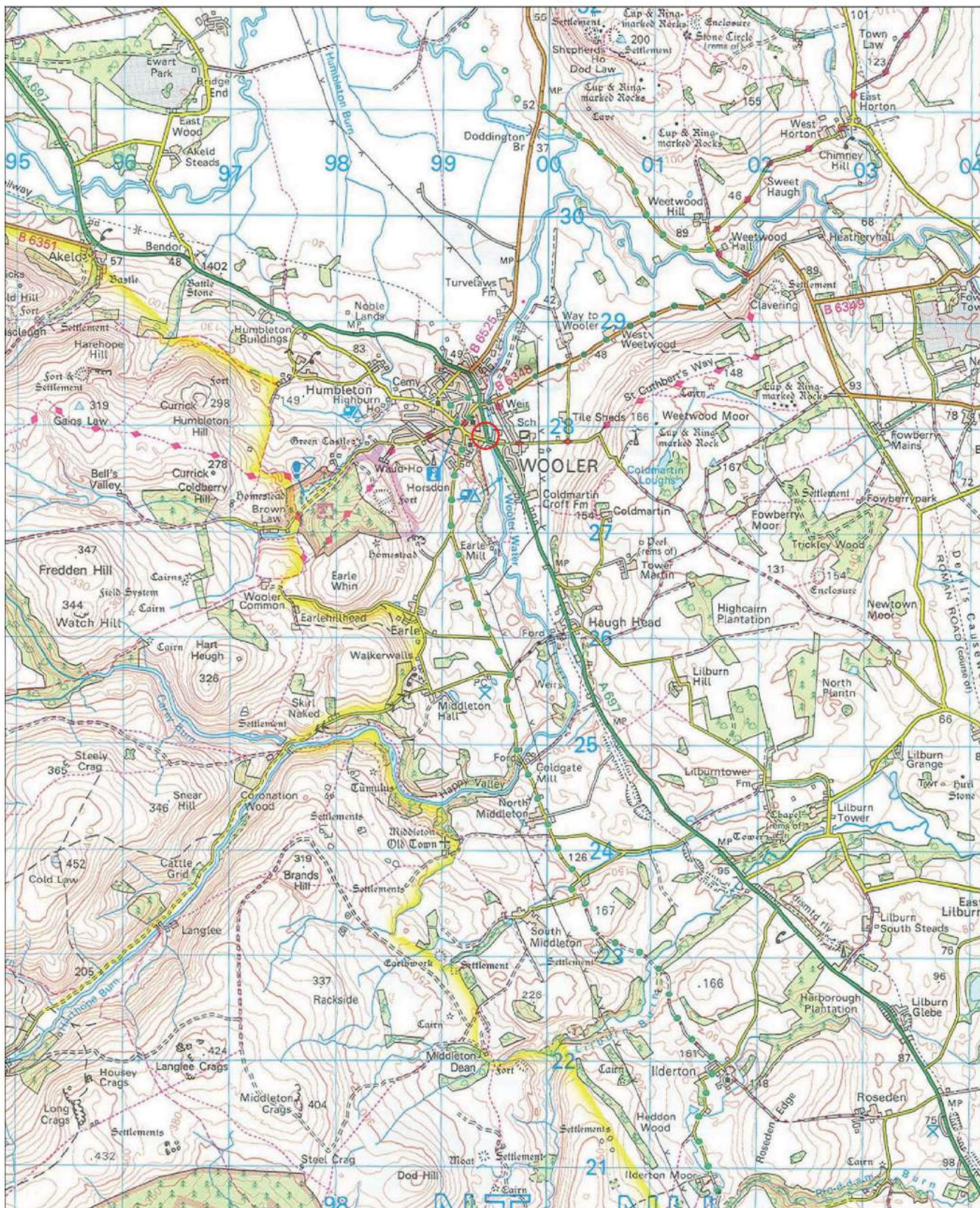
HER No	Site Name	Description	NGR	General Period
		came from a weir across Wooler Water and filled a pond above Earle Mill		
1684	Bleachfield	Marked in area near to the dye mill on 1828 map of Wooler	NT 9936 2790	Post Medieval (1540 to 1900)
1685	Medieval Wooler	19 th century cartographic evidence shows linear plots forming rows to each side of High Street, characteristic of boundaries first established in the medieval period	NT 99 28	Medieval (AD1066 to 1540)
1686	Auction mart	A mart was established in 1887, after the arrival of the railway, in a field opposite the station	NT 9925 2861	Post Medieval (1540 to 1900)
1687	Anchor Inn	Anchor Inn in Cheviot Street	NT 99180 27949	Post Medieval (1540 to 1900)
1688	Mason's Arms	At foot of Ramsey Lane, no longer exists	NT 991 280	Post Medieval (1540 to 1900)
1689	Plough Inn	No longer exists, stood on the High Street near to the entrance to Glendale Road, demolished by 1880	NT 990 280	Post Medieval (1540 to 1900)
1690	Royal Arms	Location not known. It existed in 1855	NT 99 28	Post Medieval (1540 to 1900)
1691	Seven Stars Inn	No longer exists, once stood in the vicinity of the Wheatsheaf	NT 992 279	Post Medieval (1540 to 1900)
1692	Sun Inn	Stood next to the old Wheatsheaf, demolished after 1863 fire and both inns were replaced by the present Wheatsheaf	NT 99 28	Post Medieval (1540 to 1900)
1693	Three Half Moons	Destroyed by fire in 1863 and not rebuilt. Stood in the vicinity of the Red Lion and may have been used as a school	NT 991 280	Post Medieval (1540 to 1900)
1694	The Wheatsheaf	Demolished after 1863 and rebuilt	NT 9919 2797	Post Medieval (1540 to 1900)
1696	Tower Hill Church	Tower Hill Presbyterian Church constructed 1779, rebuilt in 1868	NT 9915 2801	Post Medieval (1540 to 1900)
1697	Mechanics Institute	Built 1889	NT 99 27	Post Medieval (1540 to

HER No	Site Name	Description	NGR	General Period
				1900)
1698	Bank of Scotland	Built 1904	NT 9917 2796	Modern (1901 to present)
1699	Carding Mill	Lies between Earle and Wooler Bridge. In a watercolour of 1885 the mill is shown as a three-storeyed building with a single-storey offshoot. Destroyed by fire in the 20 th century. Recently razed to the ground	NT 9939 2751	Post Medieval (1540 to 1900)
1700	Wooler Brewery	Located on Brewery Road, marked on 1 st Ed OS map, now the site of Brewery Farm	NT 9985 2789	Post Medieval (1540 to 1900)
1701	Market	Wooler was granted a market charter in 1199. The market is centrally located at the junction of the main streets	NT 9922 2795	Medieval (AD1066 to 1540)
3289	Round barrow on Whiteside Hill	Burnt Bronze Age flint flake found with burnt human bones in a barrow on Whiteside Hill, near Wooler	NU 004 277	Bronze Age (2500BC to 700BC)
3330	Wooler henge	Henge cropmark, lying in area of cricket pitch	NU 0012 2778	Neolithic (4000BC to 2200BC) Bronze Age (2500BC to 700BC)
15267	Wooler Prisoner of War Camp	A German working camp located on Brewery Road in WWII. The site is now occupied by a school	NT 998 279	Modern (1901 to present)
15535	Road block south of Horsden Farm	A road block was erected on the road south of Horsden Farm in WWII, now destroyed	NT 9912 2748	Modern (1901 to present)
15536	Road block by bridge over Wooler Water	A road block was erected on the east side of the bridge over Wooler Water in WWII. Now destroyed	NT 9948 2781	Modern (1901 to present)
15537	Road block on Common Road	A road block was erected on Common Road in WWII. Now destroyed	NT 9843 2784	Modern (1901 to present)
15538	Road block on Burnhouse Road	A road block was erected on Burnhouse Road in	NT 9871 2825	Modern (1901 to present)

HER No	Site Name	Description	NGR	General Period
		WWII. Now destroyed		
15539	Road block on Cottage Road	A road block was erected on Cottage Road in WWII. Now destroyed	NT 9913 2856	Modern (1901 to present)
15540	Road block on Weetwood Road	A road block was erected on Weetwood Road in WWII. Now destroyed	NT 9948 2825	Modern (1901 to present)
15541	Road block on Cottage Road	A road block was erected on Cottage Road. Now destroyed	NT 9922 2852	Modern (1901 to present)
15542	Road block on Cheviot Road	A road block was erected on Cheviot Road in WWII. Now destroyed	NT 9918 2774	Modern (1901 to present)
15543	Road block on west side of bridge over Wooler Water, The Peth	A road block was erected on the west side of the bridge over Wooler Water in WWII. Now destroyed	NT 9945 2785	Modern (1901 to present)
15544	Road block on Brewery Road	A road block was erected on Brewery Road in WWII. Now destroyed	NT 9953 2783	Modern (1901 to present)
15545	Ryecroft Hotel, Ryecroft Way	The Ryecroft Hotel in Wooler was requisitioned as the brigade (225 th Infantry) headquarters during WWII	NT 9919 2851	Modern (1901 to present)
15546	Pillbox	A hexagonal pillbox seen from a distance on top of a ridge by a wireless mast (the middle of three pillboxes on the ridge)	NT 98872 27630	Modern (1901 to present)
15547	Pillbox	A hexagonal pillbox seen from a distance on top of a ridge near wood (the western of three pillboxes on the ridge)	NT 98702 27587	Modern (1901 to present)
19990	Type 22 pillbox	Pillbox	NT 988 277	Modern (1901 to present)
20026	Roadblock	Roadblock	NT 994 282	Modern (1901 to present)
24055	Wooler Steam Laundry	Wooler Steam Laundry stood near the Dye Mill. For a time it was the philanthropic project of Countess Tankerville, but in Nov 1902 it was transferred to Mrs Booth of the Salvation Army and	NT 99403 27930	Post Medieval (1540 to 1900)

HER No	Site Name	Description	NGR	General Period
		<p>run for the rehabilitation of fallen women. In about 1920 the building was demolished down to the lower storey and the incorporated into offices for Redpath's Northern Farmers' Trading Association. It was severely damaged by fire on 14 July 1927</p>		

APPENDIX 2: FIGURES



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath) Transport Premises, Wooller
SCALE: 1: 50 000 at A4
REPORT No: CP1151/10
CLIENT: Silvercoin Investments Ltd
DRAWN BY: FW
DATE: April 2010
FIGURE: 1

KEY:



Site Location



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Figure 1 : Site Location



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath) Transport Premises, Wooler
 SCALE: 1:1000 at A4
 REPORT No: CP1150/10
 CLIENT: Silvercoin Investments Ltd
 DRAWN BY: FW
 DATE: April 2010
 FIGURE: 2

KEY:
 — Site Boundary
 ■ Survey Buildings



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Figure 2 : Detailed Site Location

Wooler

The Mannor or Barourie of Wooler



Mille.

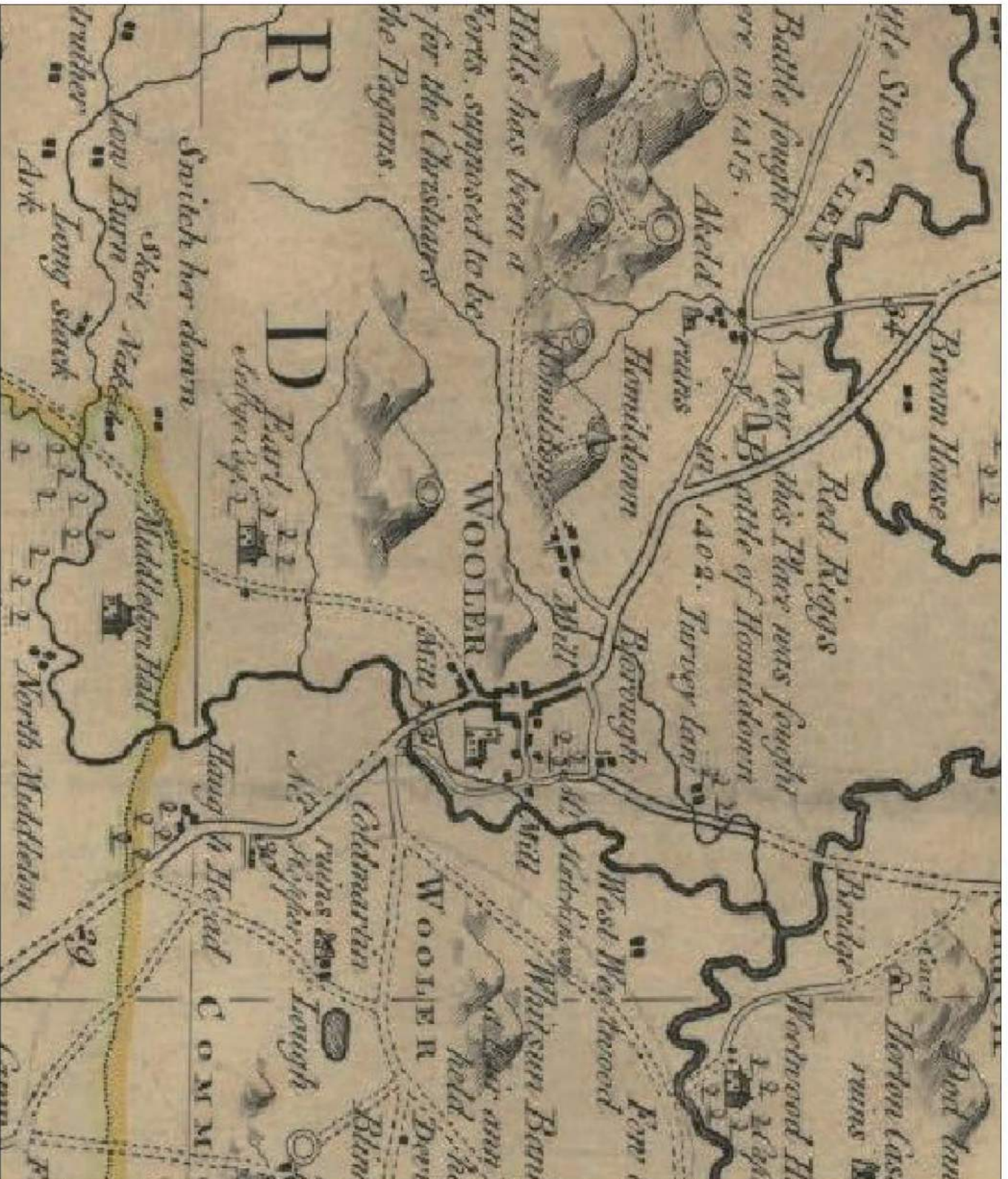
This manor of old tyme was called Weshampst but



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath)
Transport Premises, Wooler
SCALE: Not to Scale
REPORT No: CP1150/10
CLIENT: Silvercoin Investments Ltd
DRAWN BY: FW
DATE: April 2010
FIGURE: 3

Figure 3 : Pictorial Map of Wooler Barony 1568/1589



North Pennines Archaeology Ltd

2010

Former Ferguson (Redpath) Transport Premises, South Road, Wooller

CLIENT:

Silvercoin Investments Ltd

SCALE: Not to Scale

DRAWN BY: FW

DATE: April 2010



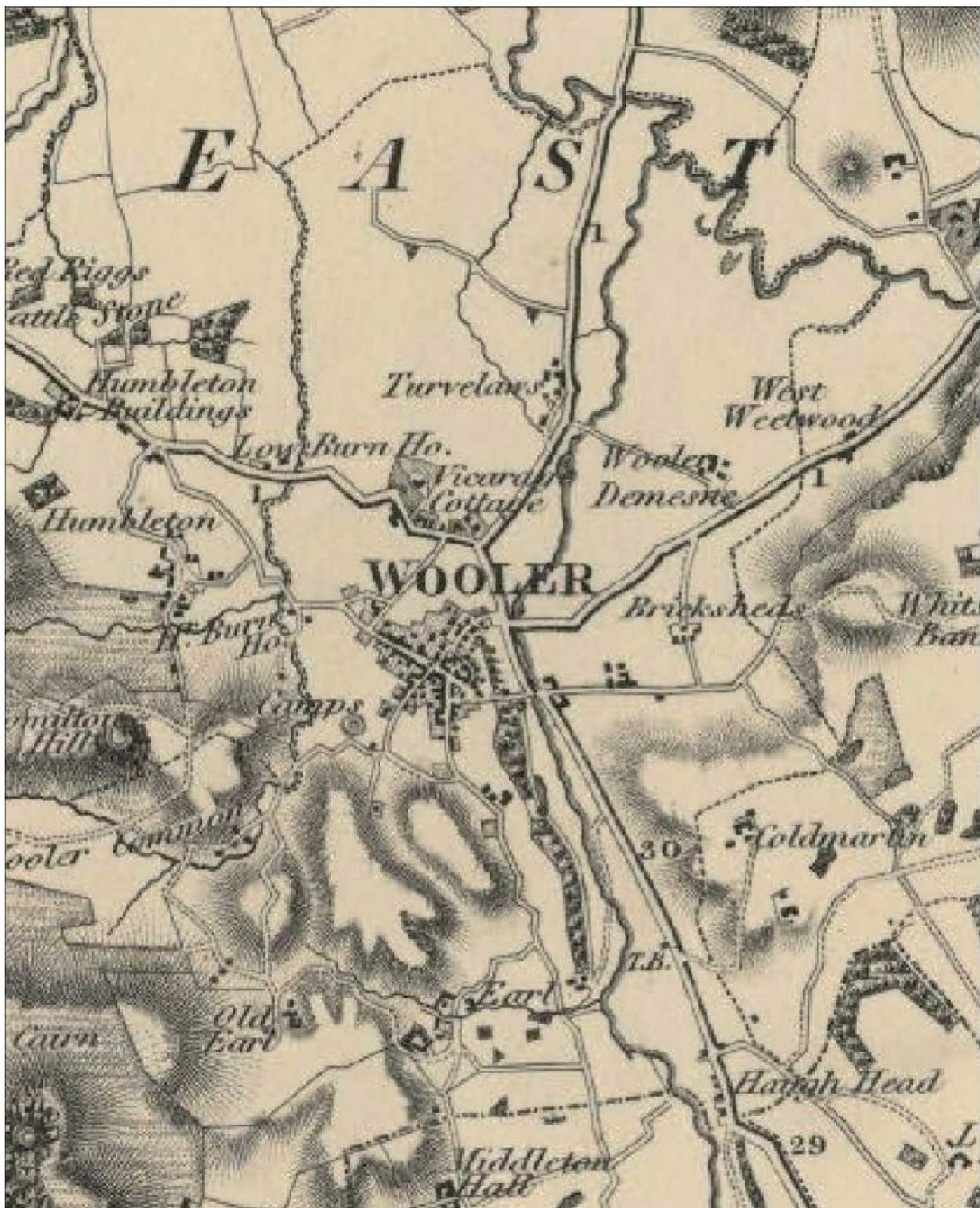
REPORT No:

CP1150/10

FIGURE:

4

Figure 4 : Armstrong's Map of Northumberland 1769

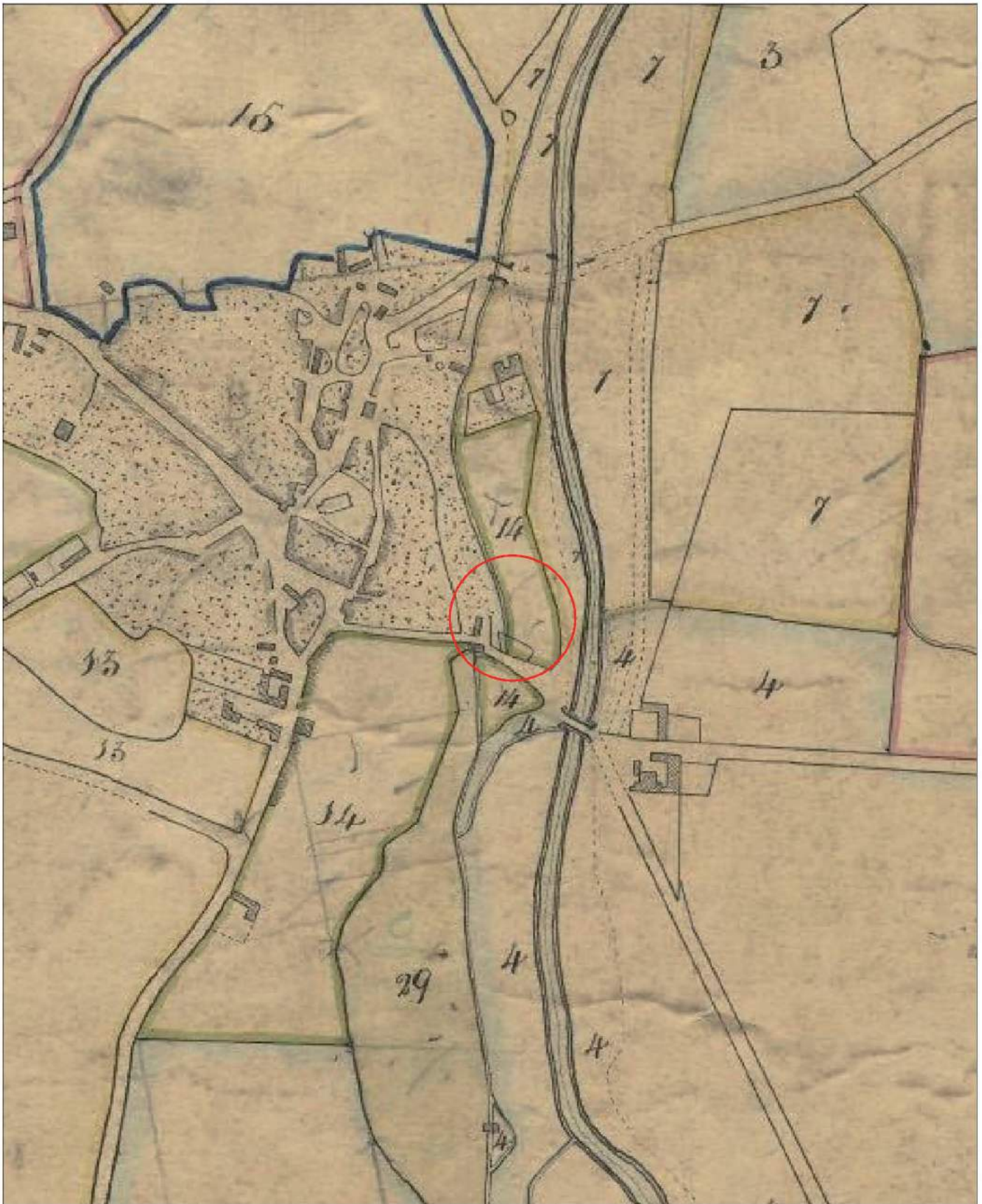


North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath)
Transport Premises, Wooller
SCALE: Not to Scale
REPORT No: CP1150/10
CLIENT: Silvercoin Investments Ltd
DRAWN BY: FW
DATE: April 2010
FIGURE: 5



Figure 5 : Greenwood's Map of Northumberland



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath)
Transport Premises, Wooler
SCALE: Not to Scale
REPORT No: CP1150/10
CLIENT: Silvercoin Investments Ltd
DRAWN BY: FW
DATE: April 2010
FIGURE: 7

KEY:



Location of
Proposed
Development



Figure 7 : A Plan of the Township of Wooler in the County of Northumberland 1843



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath) Transport Premises, Wooller
 SCALE: Not to Scale
 REPORT No: CP1150/10
 CLIENT: Silvercoin Investments Ltd
 DRAWN BY: FW
 DATE: April 2010
 FIGURE: 8

KEY:

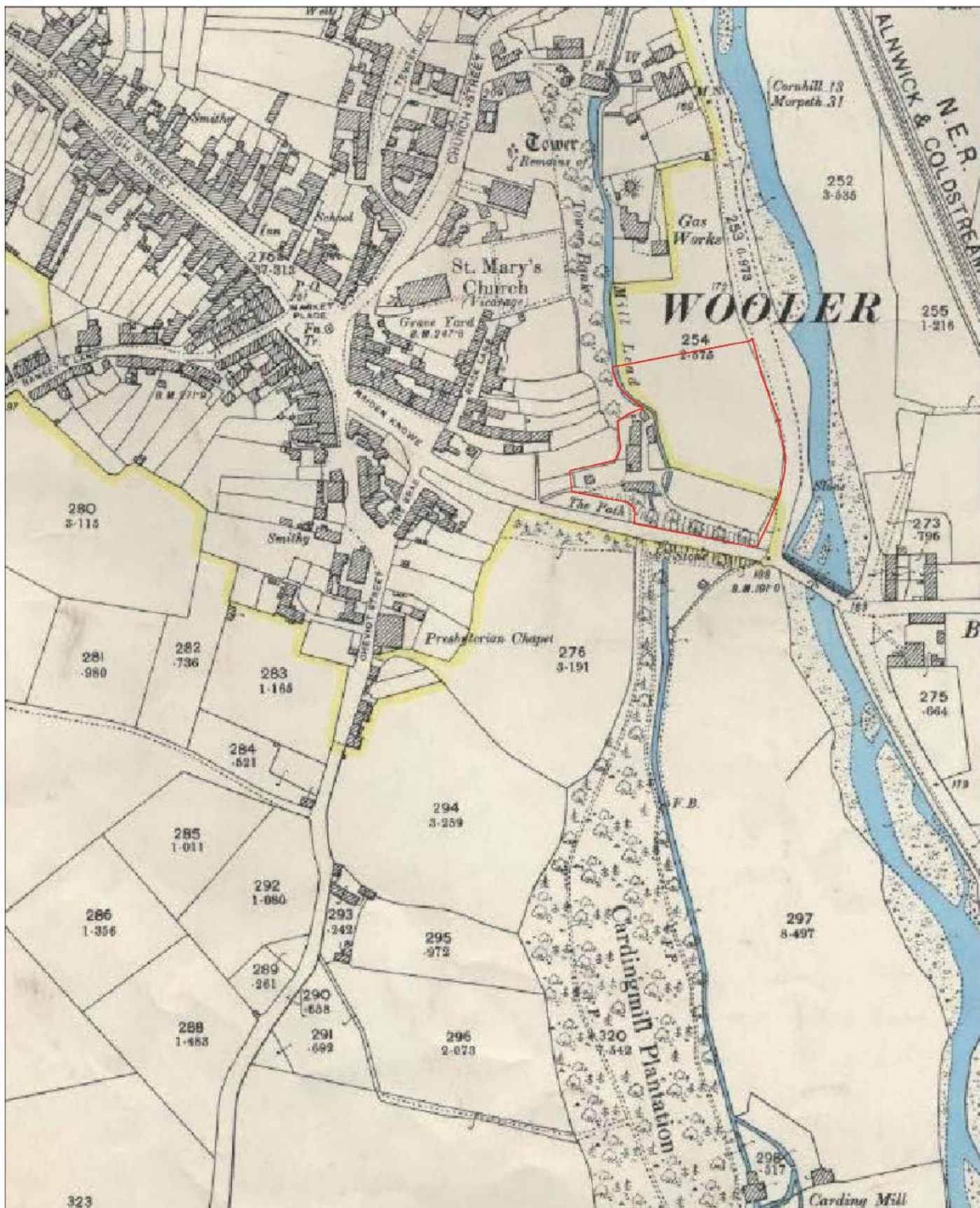


Location of Proposed Development



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Figure 8 : First Edition Ordnance Survey Map c1860



North Pennines Archaeology Ltd
2010

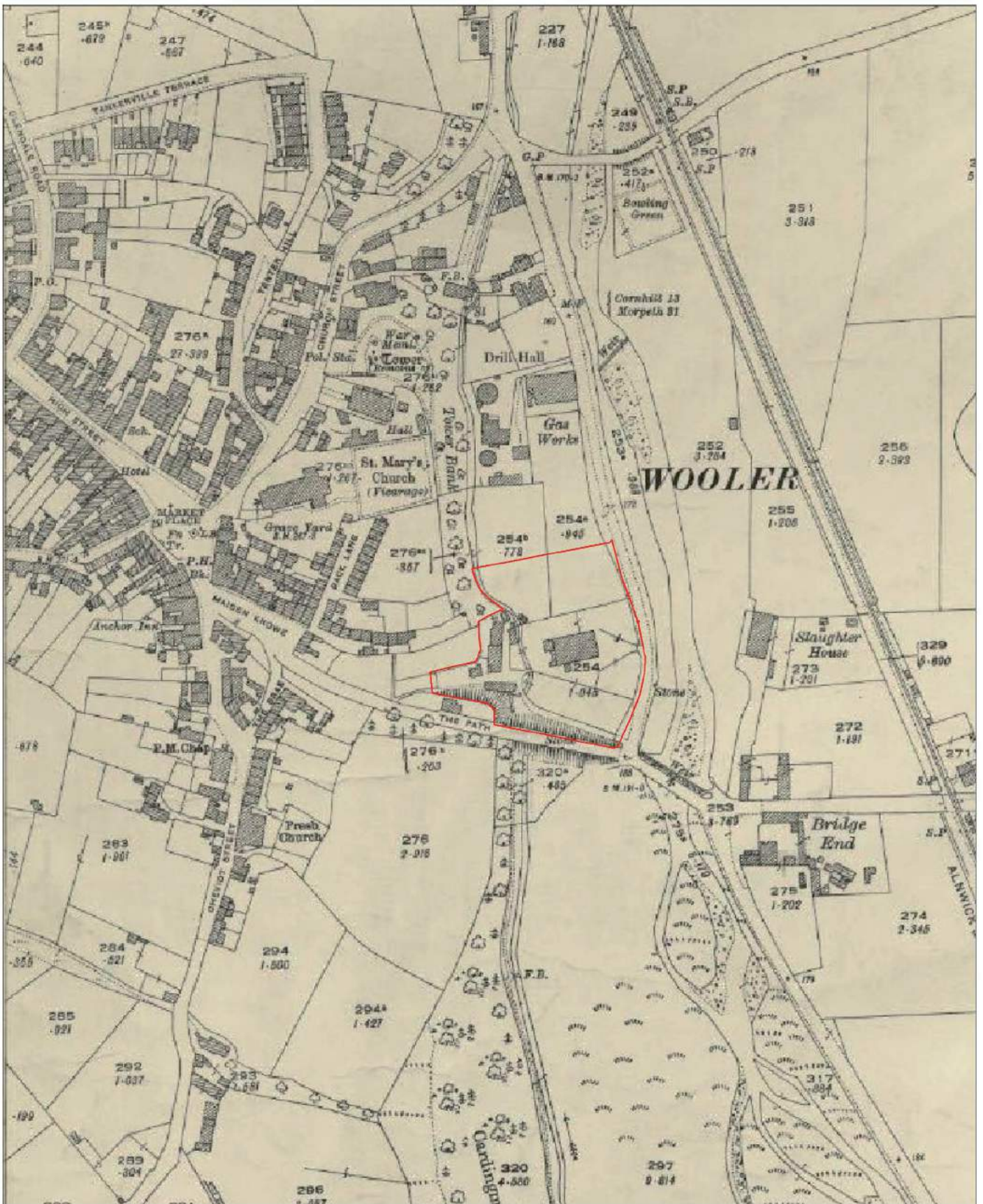
PROJECT: The Former Ferguson (Redpath)
Transport Premises, Wooler
SCALE: 1:3000 at A4
REPORT No: CP1150/10
CLIENT: Silvercoin Investments Ltd
DRAWN BY: FW
DATE: April 2010
FIGURE: 9

KEY:
— Site Boundary



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Figure 9 : Second Edition Ordnance Survey Map 1897



North Pennines Archaeology Ltd
2010

PROJECT: The Former Ferguson (Redpath) Transport Premises, Wooller
 SCALE: 1:3000 at A4
 REPORT No: CP1150/10
 CLIENT: Silvercoin Investments Ltd
 DRAWN BY: FW
 DATE: April 2010
 FIGURE: 10

KEY:

— Site Boundary



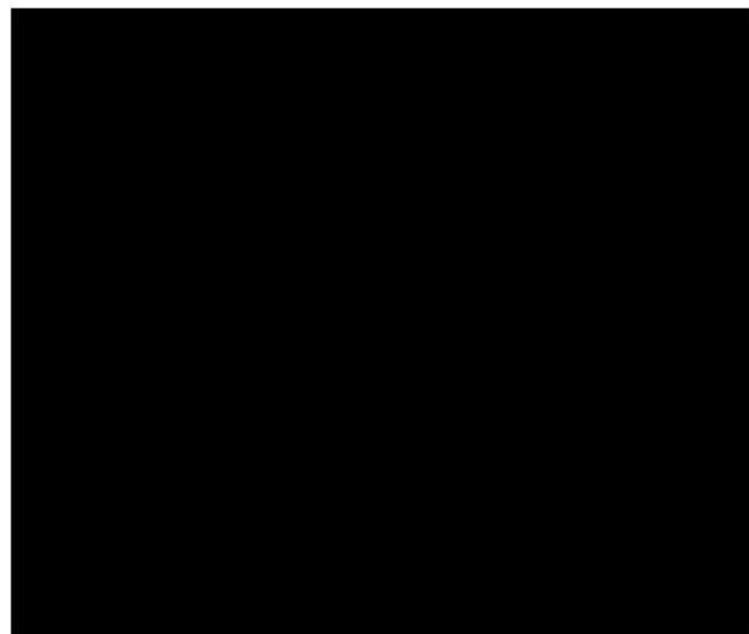
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Figure 10 : Third Edition Ordnance Survey Map 1923

**LAND AT FERGUSON'S
TRANSPORT YARD,
SOUTH ROAD,
WOOLER,
NORTHUMBERLAND**



**ARCHAEOLOGICAL
EVALUATION REPORT
CP. No: 1151/10
21/04/2010**



NORTH PENNINES ARCHAEOLOGY LTD

DOCUMENT TITLE: Land at Ferguson's Transport Yard, South Road,
Wooler, Northumberland

DOCUMENT TYPE: Archaeological Evaluation Report

CLIENT: Silvercoin Investments Ltd

CP NUMBER: 1151/10

SITE CODE: FYW-A

NCCCT REFERENCE: B37/3: 10478

OASIS REFERENCE: northpen3-75866

PRINT DATE: 21/04/2010

GRID REFERENCE: NT 9940 2794

Quality Assurance

This report covers works as outlined in the brief for the above-named project as issued by the relevant authority, and as outlined in the agreed programme of works. Any deviation to the programme of works has been agreed by all parties. The works have been carried out according to the guidelines set out in the Institute for Archaeologists (IfA) Standards, Policy Statements and Codes of Conduct. The report has been prepared in keeping with the guidance set out by North Pennines Archaeology Ltd on the preparation of reports.

REVISION SCHEDULE			
	01	02	03
PREPARED BY:	David Jackson		
POSITION:	Assistant Supervisor		
DATE:	20/04/2010		
EDITED BY:	Martin Railton		
POSITION:	Project Manager		
DATE:	20/04/2010		
APPROVED BY:	Matt Town		
POSITION:	Project Manager		
DATE:	20/04/2010		

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SUMMARY

North Pennines Archaeology Ltd were invited by Box 22 Limited, on behalf of their clients, Silvercoin Investments Ltd, to undertake an archaeological trial-trench evaluation on land at the former Ferguson (Redpath) Transport Premises, South Road, Wooler, Northumberland (NGR NT 9940 2794), in advance of the proposed redevelopment of the site. A planning application is being submitted for a development at the site comprising construction of a foodstore and tourist kiosk, with associated access, parking and landscaping.

An archaeological desk-based assessment and building assessment was undertaken by North Pennines Archaeology Ltd of the proposed development site. This previous archaeological work highlighted the site to be of local industrial significance. Furthermore, the area around Wooler is known to have been an important focus for prehistoric activity during the Neolithic and Bronze Age periods, with further evidence dating to the Mesolithic period also discovered in the area. Given the significant potential of both archaeological and palaeoenvironmental remains on the site, Northumberland County Council Conservation Team (NCCCT) advised that a programme of archaeological work be undertaken, in accordance with a written scheme of investigation (WSI) submitted to and approved by NCCCT (ref: B37/3: 10478).

The archaeological evaluation was undertaken over five days between the 12th April and the 16th April 2010. The evaluation involved the excavation of five trial trenches, comprising a 5% sample of the 0.93ha site, or equating to 260m² of trenching. Two further 2m x 2m test-pits were also excavated within the northernmost building on the site.

No archaeological or palaeoenvironmental remains relating to the prehistoric or later periods were noted during the evaluation. The trial trenches were excavated to a maximum depth of 2m, exposing a series of sands and gravels underlying relatively recent made ground. The presence of these extensive fluvial/glacial deposits is not surprising given the site's location on an extensive flood plain immediately west of Wooler Water, within the Milfield Basin.

Whilst the present study area may have been an attractive location for milling activity, as evidenced by the buildings on the site, it is unlikely that this extensive flood plain provided the same attraction for any sustained settlement activity.

ACKNOWLEDGEMENTS

North Pennines Archaeology Ltd would like to offer thanks to Chris White of Box 22 Ltd, on behalf of Silvercoin Investments Ltd, for commissioning the project. Thanks are also due to David Passmore and Nick Best, Northumberland County Council Conservation Team, for their assistance during this project.

NPA Ltd would also like to thank local residents of Wooler for their oral histories concerning the site. Special thanks are due to Ian Colbertson of Glendale Engineering (Milfield) Ltd for all his hard work during the project.

The archaeological evaluation was undertaken by Joanne Wilkinson and Sue Thompson under the supervision of David Jackson. The report was written by David Jackson and the drawings were produced by Joanne Wilkinson and Sue Thompson. The project was managed by Martin Railton, Project Manager for NPA Ltd, who also edited the report.

1 INTRODUCTION

1.1 CIRCUMSTANCES OF THE PROJECT

- 1.1.1 In April 2010 North Pennines Archaeology were invited by Box 22 Limited, on behalf of their clients, Silvercoin Investments Ltd, to undertake an archaeological field evaluation on land at the former Ferguson (Redpath) Transport Premises, South Road, Wooler, Northumberland (NGR NT 9940 2794; Figure 1), in advance of a proposed redevelopment of the site. The proposed works lie within an area which is on the fringe of the medieval town of Wooler. An archaeological desk-based assessment and building assessment of the proposed development site undertaken by North Pennines Archaeology Ltd highlighted the site to be of local industrial significance (Wooler 2010). Furthermore, the area around Wooler is known to have been an important focus for prehistoric activity during the Neolithic and Bronze Age periods and to a lesser extent, the Mesolithic period. As a result, the Northumberland County Council Conservation Team (NCCCT) advised that the site be subject to a programme of archaeological investigation. This is in line with government advice as set out in the DoE Planning Policy Guidance on Archaeology and Planning (PPG 16).
- 1.1.2 All stages of the archaeological work were undertaken following approved statutory guidelines (IfA 2008), and were consistent with the specification provided by the Northumberland County Council Conservation Team (Best 2010) and generally accepted best practice.
- 1.1.3 This report outlines the evaluation work undertaken on-site, the subsequent programme of post-fieldwork analysis, and the results of this scheme of archaeological works.

2 METHODOLOGY

2.1 PROJECT DESIGN

2.1.1 A project design was submitted by North Pennines Archaeology Ltd (Railton 2010) in response to a request by Box 22 Limited, on behalf of Silvercoin Investments Ltd, for an archaeological evaluation of the study area. Following acceptance of the project design by the Northumberland County Council Conservation Team (NCCCT), North Pennines Archaeology Ltd was commissioned by the client to undertake the work. The project design was adhered to in full, and the work was consistent with the relevant standards and procedures of the Institute for Archaeologists (IfA), and generally accepted best practice.

2.2 THE FIELD EVALUATION

2.2.1 The evaluation consisted of the excavation of five trial trenches, covering approximately 5% of the proposed 0.93ha development area, approximating to 260m² of trenching. Two further 2m x 2m test-pits were also excavated within the northern most building on the site. The purpose of the evaluation was to establish a predictive model of surviving archaeological remains detailing zones of relevant importance against known development proposals. All work was conducted according to the recommendations of the Institute for Archaeologists (2008).

2.2.2 In summary, the main objectives of the field evaluation were:

- to establish the presence/absence, nature, extent and state of preservation of archaeological remains and to record these where they were observed;
- to establish the character of those features in terms of cuts, soil matrices and interfaces;
- to recover artefactual material, especially that useful for dating purposes;
- to recover palaeoenvironmental material where it survives in order to understand site and landscape formation processes.

2.2.3 All trenches were excavated by mechanical excavator under close archaeological supervision. The trial trenches were subsequently cleaned by hand and investigated and recorded according to the North Pennines Archaeology Ltd standard procedure as set out in the Excavation Manual (Giecco 2003).

2.2.4 The fieldwork programme was followed by an assessment of the data as set out in the *Management of Archaeological Projects* (2nd Edition, 1991).

2.3 THE ARCHIVE

2.3.1 A full professional archive has been compiled in accordance with the specification, and in line with current UKIC (1990) and English Heritage Guidelines (1991) and according to the Archaeological Archives Forum recommendations (Brown 2007). The archive will be deposited within the Great North Museum, Newcastle upon Tyne, with copies of the report sent to the Northumberland Historic Environment Record, available upon request. The archive can be accessed under the unique project identifier **NPA10, FYW-A, CP/1151/10**.

2.3.2 North Pennines Archaeology, and Northumberland County Council Conservation Team, support the **Online AccesS to the Index of Archaeological InvestigationS (OASIS)** project. This project aims to provide an on-line index and access to the extensive and expanding body of grey literature, created as a result of developer-funded archaeological work. As a result, details of the results of this project will be made available by North Pennines Archaeology, as a part of this national project.

3 BACKGROUND

3.1 LOCATION AND GEOLOGICAL CONTEXT

- 3.1.1 The town of Wooler is located within Glendale in north Northumberland. The core of the town is perched on the western side of Wooler Water, a tributary of the River Till, on a site providing panoramic views across the Cheviots to the west and the Milfield Plain to the north-west. The main road (A697) from Morpeth to Coldstream passes beneath Wooler, to the east side (Figure 1).
- 3.1.2 The proposed development area is situated to the east side of the town, at the base of the steep hill on which the historic core of Wooler is located, on the west side of Wooler Water and immediately to the north side of Wooler Bridge and The Peth. The site consists of a large expanse of flat ground between Tower bank and South Road. The site is presently occupied by several buildings centrally placed within the proposed development area, surrounded by tarmac and gravelled ground, with the remains of seemingly earlier buildings located in the south-west corner of the site, at the foot of Tower Bank (Figure 2). The proposed development area is located within Wooler Conservation Area.
- 3.1.3 Like a number of smaller settlements on the Cheviot fringe, Wooler lies at the break of slope between two very distinctive geologies and landscapes. To the west is the massif of the Cheviot Hills formed of the enduring Andesites and other volcanic rocks of Old Red Sandstone Age which define the physical aspect of these uplands. To the east, the Cementstone Group of Lower Carboniferous age, formed of a mix of limestone, mudstone and sandstone, is a much softer geology, and was already eroded in pre-glacial times to a reduced elevation. This levelling facilitated the subsequent progression of glaciers across the area east of the Cheviots, which deposited thick sheets of boulder clay over the former surface. At the end of the Ice Ages, this spread of boulder clay was striated in deep channels by periglacial meltwaters which in turn deposited extensive spreads of sands and gravels. Finally, temporary lakes formed by the meltwater filled with lacustrine clays and sands. Parts of the Milfield Basin, to the north of Wooler, have been levelled with up to 160m of these deposits (Finlayson and Hardie 2009).

3.2 HISTORICAL CONTEXT

- 3.2.1 **Introduction:** this historical background is compiled mostly from secondary sources, and is intended only as a brief summary of historical developments around the study area. References to the Northumberland County Council Historic Environment Record (HER) are included where known.
- 3.2.2 **Prehistoric:** the area around Wooler contains a wealth of evidence for prehistoric activity. There are, for example, scatters of Mesolithic flint tools, including tiny composite blades known as microliths, from Common Burn to the west and from Wooler Common to the south of the town. There are Neolithic and Bronze Age monumental sites on the Milfield Plain, and cup and ring marked stone to the north on Doddington Moor, as well as Bronze Age and Iron Age settlements in the foothills of the Cheviots including hillforts at Yeavering and Humbleton. Just to the south of Wooler lies The Kettles (HER No. 1546), an extensive and intricate complex of earthworks, which date to the late Iron Age and Romano-British periods (Beckensall 1975).
- 3.2.3 Within the town of Wooler itself, the only evidence for prehistoric activity is from the discovery of a cist burial, found in the garden on the west side of Cheviot Street in 1872. The stone-lined cist contained a human skeleton in the foetal position, accompanied by a jet button (HER No. 1542). The HER also records findspots of incised stones characteristic of the prehistoric period. A boulder with incised cup and rings was revealed during the demolition of an unspecified house in the town in the 19th century (HER No. 1534), and a further sculptured stone, suggested to date to this period, was found built into a wall on Ramsey's Lane (HER No. 1561). The provenance of both these carved stones, however, is unknown (Wooler 2010).
- 3.2.4 It must be noted that there is some evidence of prehistoric activity on lower lying land to the east of Wooler, on the site of the town's Cricket Ground, where a cropmark characteristic of a henge dating to the Neolithic period (4000BC to 2200BC, HER No. 3330) was noted by aerial photography (*op cit*).
- 3.2.5 **Romano-British:** the only site dated to this period, which is recorded in the HER within a 1km radius of the proposed development area, is The Kettles, situated to the south-west of the town. This is the site of a large hill fort divided into two portions by triple ramparts crossing the neck of a promontory. The HER entry notes that Roman coins and a broken sword (HER No. 1546) were found on the site (*op cit*).
- 3.2.6 **Medieval:** although there is no certain evidence for pre-Conquest occupation at Wooler, a number of pieces of worked stone of the 10th and 11th centuries found within or in the near vicinity of the town suggest there may have been as yet unspecified activity during the early medieval period. Wooler formed

one of the ancient baronies into which Northumberland was divided after the Norman Conquest in the 11th century. Graham suggests that at this time, Wooler was probably a waste and that the building of the castle may have provided a nucleus around which the village grew (Graham 1982).

- 3.2.7 The remains of a castle on Tower Hill (HER No. 1549), located to the north-west of the proposed development site, on high ground, has been suggested to be on the site of a Norman motte and bailey, of which all fortifications have been lost. As early as 1255, Wooler was recorded as having a '*waste motte of no value*' (Long 1967). It has been suggested, however, that this '*waste motte*' could have referred to Green Castle, a prominent mound topped with a ringwork located approximately one kilometre to the west of the town (Finlayson and Hardie 2009).
- 3.2.8 A tower at Wooler is mentioned in a list of Holds in 1509, when it was stated that it could house 20 horsemen, and in 1526 a '*new castel at Wooler*' is mentioned. By the 1580s, the tower was in need of repair, despite forming part of a line of defences in 1584 (Long 1967). What survives today is little more than a pile of rubble.
- 3.2.9 The town of Wooler is believed to have medieval origins, as suggested by the characteristic linear burgage plots forming rows to each side of the High Street, as seen on 19th century cartographic sources and aerial photographs (HER No's 1577 and 1685), although the precise extent of the medieval town is not known (Wooler 2010).
- 3.2.10 During the medieval period, Wooler became an early centre of the woollen industry, and was noted to have been one of the richest townships in Northumberland in the 13th century (Graham 1982). There is also reference to a water mill at Wooler during the medieval period. It has been noted that a mill existed at the foot of '*The Tory*' since this date, and the site continued to be used for milling until 1935 (Fairnington and Miket 2004).
- 3.2.11 ***Post-medieval and Modern:*** the 16th century, like the centuries before, was a troubled time for Wooler with cross Border strife becoming endemic, frequently at local level (Wooler 2010). It has already been noted that a new castle in the town is referred to in 1526, and in a survey of the Borders in 1541 it was described as '*mervelous convenient place for the defence of the country thereabout*' (Finlayson and Hardie 2009). A pictorial map of the town, dating to the 16th century, shows a tower as a dominant feature, located on high ground along with the church (Wooler 2010).
- 3.2.12 It has been suggested that the development of the town during the post-medieval period may have been hindered by the instances of fire which destroyed the town on several occasions, including 1693 when 54 houses were burnt down, and again in 1722 (*op cit*). In 1862, Wooler was once again

almost destroyed by fire (Tomlinson 1909). Thirteen properties were completely destroyed in the fire and a further seven were badly damaged. After this destruction the Earl of Tankerville, Lord of the Manor, took the opportunity for a more significant rebuild, and within a few years a new High Street emerged with the old thatched houses replaced. New buildings in Wooler were predominantly constructed of pink sandstone from local quarries at Doddington. Pantiles became the predominant roofing material, replacing thatch (Finlayson and Hardie 2009).

- 3.2.13 Before the 18th century, various mills were established around Wooler, with five mills mentioned within a two mile strip bordering Wooler Water, including Coldgate, Earle, the Carding and Dye Mills and Wooler Mill (Wooler 2010). The Dye Mill within the western boundary of the proposed development area, was a pantiled building located at the bottom of the Peth. Two dyers, David Isaac and Andrew Corbet, are mentioned in the militia list of 1762, and Isabella Turner is listed as dyer and bleacher in a trade directory of 1827 (Parson and White 1827). Collier and Stewart note that the Dye Mill had deteriorated by the early part of the 20th century, and was, according to them, eventually demolished (Collier and Stewart 1986). Near to the Dye Mill was Wooler Mill, a three-storied building. The leat, which served all these mills, came from a weir across Wooler Water and filled a pond above Earle Mill (*ibid*).
- 3.2.14 The Dye Mill at Wooler was noted to have been utilised for the dyeing and bleaching of cloth in the 18th century. The Dye Mill was also referred to as a 'Walk Mill', indicating that fulling of the cloth was also undertaken on the site (Wooler 2010).
- 3.2.15 Wooler Steam Laundry stood near the Dye Mill and was, for a period of time, the philanthropic project of Countess Tankerville, but on the 1st November 1902 the building was transferred to Mrs Booth of the Salvation Army and run for the rehabilitation of fallen women (*op cit*). About 1920 the building was apparently demolished down to the lower storey, then incorporated into offices for Redpath's 'Northern Farmers' Trading Association'. It was seriously damaged by fire on the 14th July 1927 (Fairnington and Miket 2004).
- 3.2.16 In later years, the proposed development site was in use as Ferguson's transport yard, with the northernmost building on the site being used as a garage. It is unclear as to when the buildings went out of use, although the former dye works building to the west of the site was apparently occupied until the 1960's, and the concrete hardstanding and tarmac was laid down as recently as the 1970's and 80's respectively (Alan Thompson *pers. comm.*).

3.3 PREVIOUS WORK

3.3.1 Several schemes of archaeological work have been undertaken within the past seven years within a 1km radius of the proposed development area on South Road. The following table provides a brief description of each of these works:

HER Ref	Site	Event Type and Contractor	Summary	NGR
362	New Wooler Evangelical Church, Cheviot Road	<i>Watching Brief</i> Bernicia Archaeology 2003	The new church lies in an area that probably functioned as the rear of medieval burgage plots. No archaeological remains predating the 18 th century were disturbed or exposed during the works. The local stratigraphy was cultivation soils overlying a colluvium deposit, which in turn overlay undisturbed glacial silts, clays and sands	NT 992 279
13515	The Old Joiner's Yard, The Peth	<i>Trial Trench</i> Archaeological Research Services 2005	An archaeological evaluation was undertaken in advance of the construction of a dwelling. It comprised the excavation of a single trench measuring 10m by 2m, orientated east-west on empty ground used as a garden for at least 70 years. The trench exposed a series of linear and circular features, all of which provided artefacts from the modern era	NT 9927 2788
13519	Land to the rear of 5 & 6 Market Place	<i>Trial Trench</i> Alan Williams Archaeology 2004	Archaeological evaluation was carried out in a yard and within standing structures to the rear of 5 & 6 Market Place. Three test pits were excavated in the yard and two within	NT 9919 2804

HER Ref	Site	Event Type and Contractor	Summary	NGR
			disused buildings. All test pits indicated that a considerable depth of post-medieval and modern deposits had accumulated within the area, some of which had probably been utilised to level the site. In test pit C, a soil deposit was reached at about 1.2m to 1.3m below the yard surface, included sherds of medieval pottery but no later material. This deposit may represent the surface horizon of medieval occupation on the site. No other potential medieval deposits were located during the fieldwork	
13662	27-33 High Street	<i>Trial Trench</i> Alan Williams Archaeology 2005	Archaeological evaluation undertaken to the rear of the properties in advance of proposed mixed developments. Seven trenches were excavated across the site: a considerable depth of Post Medieval and Modern garden soils had accumulated, overlying a medieval soil horizon and features in Trenches A and F.	NT 9906 2805
13685	The Builder's Yard, Cottage Farm	<i>Trial Trench</i> Archaeological Research Services 2006	Three evaluation trenches were excavated prior to residential development. No archaeological remains were revealed. The site appeared to have been levelled	NT 988 285

HER Ref	Site	Event Type and Contractor	Summary	NGR
13936	Black Bull	<i>Test Pits</i> R Miket 2007	Evaluation by two test pits of land adjacent to the Black Bull. Each trench measured 2m by 2m and 1m deep in the footprint of two proposed dwellings. No archaeological features were observed in either test pit	NT 9919 2804
14362	Flood Alleviation Works	<i>Watching Brief</i> Tyne and Wear Museums 2009	Watching brief undertaken during flood alleviation and sewer upgrade works along High Street, in the car park of the Black Bull Hotel (up to 3m of deposits excavated), and at the junction of Church Street and South Road. In places natural subsoil was reached, however, no significant archaeological remains were discovered	NT 9903 2813

4 ARCHAEOLOGICAL EVALUATION RESULTS

4.1 INTRODUCTION

- 4.1.1 The trial trench evaluation was undertaken over five consecutive days, between the 12th April and the 16th April 2010, and comprised the excavation of five trial trenches and two test-pits within the proposed development boundary (Figure 2).
- 4.1.2 The trenches comprised a 5% sample of the proposed 0.93ha development area. The evaluation trenches were excavated to the level of the natural substrate with a CAT E70B, using a 1.6m wide ditching bucket.
- 4.1.3 The trenches were subsequently cleaned by hand, and investigated and recorded fully. A sondage was excavated to a depth of approximately 2m within all five trial trenches in order to investigate the possibility of buried soil horizons. The results of the evaluation are outlined below.

4.2 RESULTS

- 4.2.1 *Trench 1:* Trench 1 was centrally located within the proposed development area and aligned northwest to southeast, immediately west of the former steam laundry building (Figure 2). The trench measured 30m in length and 2m in width, and was excavated to a maximum depth 2m revealing the natural substrate **(101)** (Plates 1 and 2). The natural substrate **(101)** measured over 1.5m in depth and was comprised of a series of fine sands, silts and coarse stoney gravels separated by deposits of iron pan. Most of the upper natural deposits were comprised of fine sands, silts and gravels and probably relate to separate flooding events. These finer fluvial deposits appear to have in-filled natural depressions within the lower glacial gravels. The natural fluvial deposits **(101)** were sealed by a c.0.2m deposit of dark brown silty clay **(100)**. This deposit probably once formed the topsoil surface around the site until at least the 1970's. The former topsoil **(100)** was sealed by a c.0.3m dark brown/black silty clay rubble layer **(103)**. This was in turn sealed by a 0.16m deposit of hardcore **(107)** and tarmac surface **(102)**. Several services were noted within Trench 1 (Plate 2, Figure 3).
- 4.2.2 *Trench 2:* Trench 2 was located within the northwest corner of the proposed development area and aligned west-northwest to east-southeast, approximately 40m north of Trench 1 (Figure 2). The trench measured 25m in length and 2m in width, and was excavated to a maximum depth of 2m revealing natural gravels, sands and silts **(101)**, which measured over 1.5m in depth (Plate 3). The natural glacial/fluvial deposits **(101)** were sealed by a

c.0.2m deposit of the dark brown silty clay (100). Within the western most 2.8m of Trench 2, the silty clay (100) and the natural glacial/fluvial deposits (101) had been cut by a U-shaped linear feature which measured over 2.8m in width and 0.47m in depth. The U-shaped cut [109] was filled by a deposit of mid-grey/brown silty sand (110) (Plate 4). Based on both cartographic and oral evidence, it would appear that the linear feature [109] represents the mill leat which once fed all of the mills on South Road. The leat had probably ceased as a free-flowing watercourse by the mid-1960's (Jack Redpath *pers. comm.*). The linear feature [109] was sealed by c.0.4m of hardcore (107) and c.0.3m of concrete hardstanding (111) (Figure 3).



Plate 1: View southeast of Trench 1

4.2.3 **Trench 3:** Trench 3 was located along the eastern boundary of the proposed development site and aligned north-northwest to south-southeast, parallel with South Road (Figure 2). The trench measured 25m in length and 2m in width, and was excavated to a maximum depth of 1.85m revealing natural gravels, sands and silts (101), which measured over 1.5m in depth. The natural glacial/fluvial deposits (101) were sealed by a c.0.3m dark brown/black silty clay rubble layer (103). The rubble layer (103) was below a c.0.25m deposit of redbrick hardcore (108). This was further below 0.2m of hardcore (107) and tarmac surface (102). Several services were noted within Trench 3 (Plate 5, Figure 3).



Plate 2: Northeast facing section of sondage within Trench 1



Plate 3: View northwest of Trench 2



Plate 4: North facing section of Trench 2 showing probable mill leat [109]



Plate 5: View south-southeast of Trench 3

- 4.2.4 **Trench 4:** Trench 4 was located approximately 30m south of Trench 3 and aligned north-northwest to south-southeast, toward the southeast corner of the proposed development area (Figure 2). The trench measured 25m in length and 2m in width, and was excavated to a maximum depth of 1.8m revealing natural gravels, sands and silts (101), which measured over 1.1m in depth (Plates 6 and 7). The natural glacial/fluvial deposits (101) were sealed by a c.0.2m deposit of dark brown silty clay (100). This was further sealed by c.0.4m of hardcore (107) and tarmac surface (102) (Figure 4).
- 4.2.5 **Trench 5:** Trench 5 was located approximately 15m south of Trench 4 and aligned north-northwest to south-southeast, along the southern boundary of the proposed development area (Figure 2). The trench measured 25m in length and 2m in width, and was excavated to a maximum depth of 2m revealing natural gravels, sands and silts (101), which measured over 1.3m in depth (Plate 8). The natural glacial/fluvial deposits (101) were sealed by a c.0.2m deposit of dark brown silty clay (100) (Plate 9), which was further sealed by a c.0.3m dark brown/black silty clay rubble layer (103) and c.0.2m of hardcore (107) and tarmac surface (102) (Figure 4).



Plate 6: View west-northwest of Trench 4



Plate 7: South-southwest facing section of sondage within Trench 4 showing glacial/fluviial deposits (101)

- 4.2.6 **Test-Pit 1:** Test-pit 1 was located toward the northwest corner of the northern most building within the proposed development area (Figure 2). The test-pit measured 2m x 2m and was excavated to a maximum depth of 1.4m revealing a natural gravel deposit **(101)**, which measured over 0.75m in depth. The natural glacial deposit **(101)** was sealed by 0.35m of dark brown/black silty clay rubble **(103)** and c.0.2m of concrete surface **(111)** (Plate 10, Figure 4).
- 4.2.7 **Test-Pit 2:** Test-pit 2 was located approximately 18m southeast of Test-pit 1, toward the southeast corner of the northern most building within the proposed development area (Figure 2). The test-pit measured 2m x 2m and was excavated to a maximum depth of 1.3m revealing a deposit of glacial gravel **(101)** which measured over 0.5m in depth and was sealed by a c.0.5m deposit of fine fluvial silty sand **(101)**. This was further sealed by c.0.3m of silty clay rubble **(103)** and concrete surface **(111)** (Plate 11, Figure 4).



Plate 8: View north-northwest of Trench 5



Plate 9: South-southwest facing section of Trench 5 showing buried topsoil (100)



Plate 10: South facing section of Test-pit 1



Plate 11: North facing section of Test-pit 2

5 CONCLUSIONS

5.1 CONCLUSIONS

- 5.1.1 During the archaeological field evaluation at the former Ferguson (Redpath) Transport Premises, South Road, Wooler, Northumberland, a total of five trial trenches and two test-pits were excavated to a maximum depth of 2m. All of the trenches and both test-pits revealed a series of sands, silts and gravels underlying relatively recent made ground. The presence of these extensive fluvial/glacial deposits is not surprising given the site's location on an extensive flood plain immediately west of Wooler Water, within the Milfield Basin.
- 5.1.2 No archaeological or palaeoenvironmental remains were noted during the evaluation. All finds were classified as modern and discarded.
- 5.1.3 Although the present study area may have been an attractive location for 18th/19th century milling activity, the absence of any significant archaeological finds or features suggests that this extensive flood plain did not provide the same attraction for sustained settlement activity. It is likely that any human activity within the proposed development area prior to the 18th century was confined to sporadic visits from the higher ground to the west.

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APPENDIX 1: CONTEXT TABLE

Context Number	Context Type	Description
100	Deposit	Buried Topsoil
101	Geological	Glacial/Fluvial Sands/Silts/Gravels
102	Deposit	Tarmac
103	Deposit	Dark Brown/Black Silty Clay Rubble Layer
104	Deposit	Sand
105	Deposit	Glacial Boulders
106	Deposit	Silty Sand
107	Deposit	Hardcore
108	Deposit	Redbrick Hardcore
109	Cut	Possible Mill Leat
110	Fill	Fill of [109]
111	Deposit	Concrete Hardstanding

Table 1: List of Contexts issued during the Field Evaluation

* Refers to void context numbers. Contexts (104), (105) and (106) are natural glacial/fluviol deposits (101)*

APPENDIX 2: FIGURES



North Pennines Archaeology Ltd
2010

PROJECT: Ferguson's Transport Yard, Wooler
 SCALE: 1: 50 000 at A4
 REPORT No: CP1151/10
 CLIENT: Silvercoin Investments Ltd
 DRAWN BY: FW
 DATE: April 2010
 FIGURE: 1

KEY:

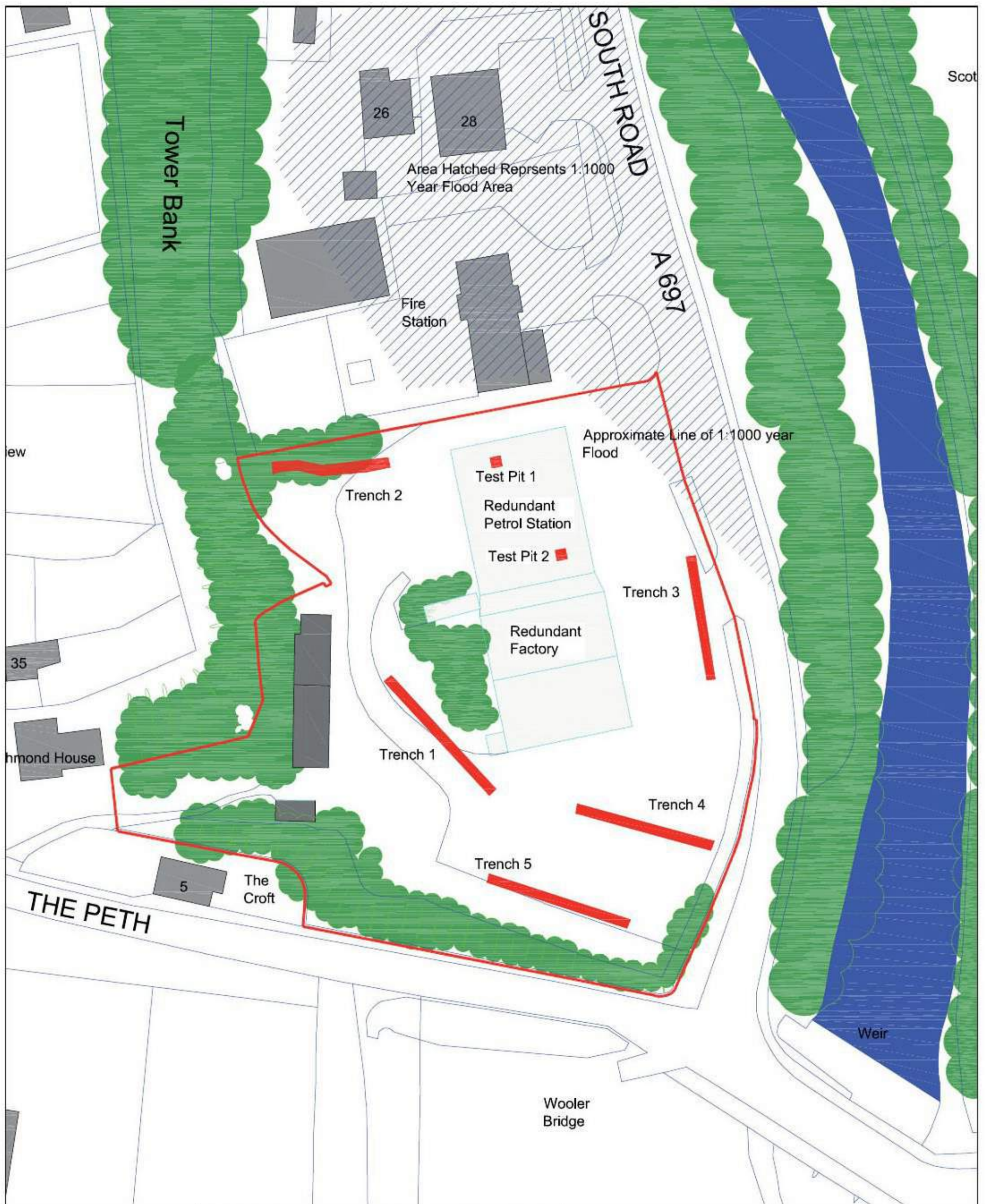


Site Location



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Figure 1 : Site Location









 North Pennines Archaeology Ltd 2010	PROJECT:	Ferguson's Transport Yard, Wooler	KEY:  outline of proposed development area  evaluation trench  flood plain  standing buildings	 <small>Reproduced by permission of Ordnance Survey on behalf of The Controller of Her Majesty's Stationery Office. © Crown copyright. All rights reserved. Licence number 100014732</small>
	SCALE:	1:1000 at A4		
	REPORT No:	CP1151		
	CLIENT	Silvercoin Investments Ltd		
	DRAWN BY:	MDR		
	DATE:	April 2010		
FIGURE:	2	Basemap provided courtesy of Box 22 Ltd		

Figure 2: Trench location plan



North Pennines Archaeology Ltd
2010

Ferguson's Transport Yard,
South Road, Wooler,
Northumberland

CLIENT:
Silvercoin Investments Ltd

SCALE:
1:100 at A3

DRAWN BY: JW
DATE: April 2010

- KEY:
- Services
 - Trench Limit
 - Iron Pan
 - Stony Gravels
 - Pebbles
 - Sand/ Fine Silt
 - Rubble

REPORT No:
CP1151/10

FIGURE:
3

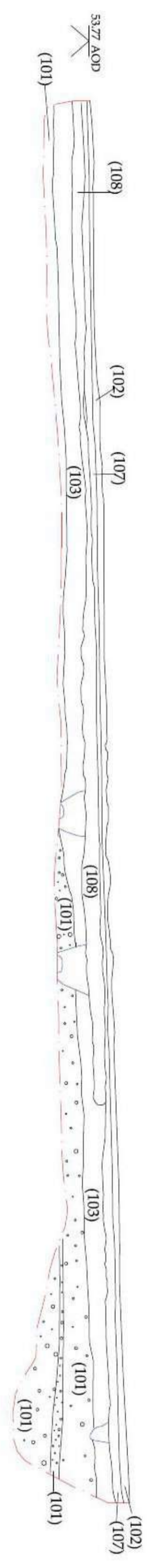
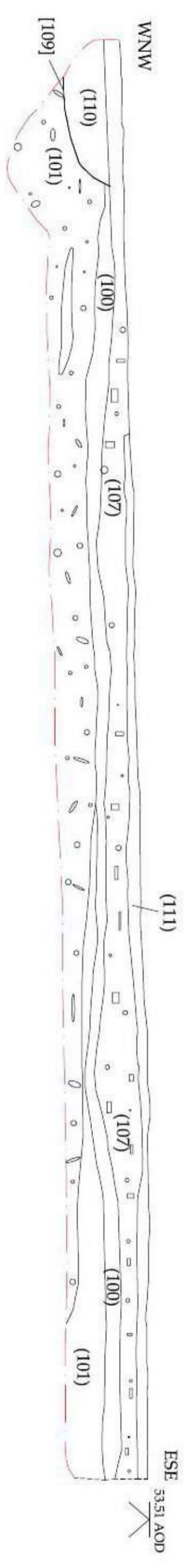
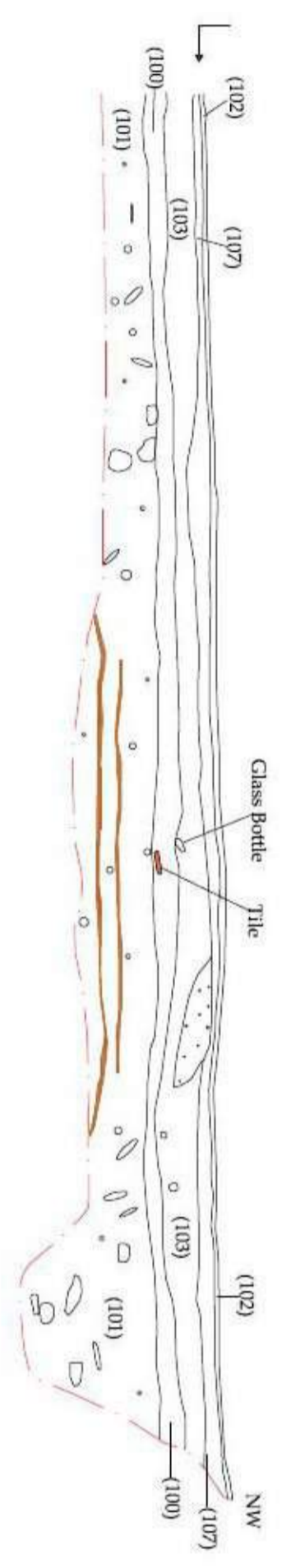
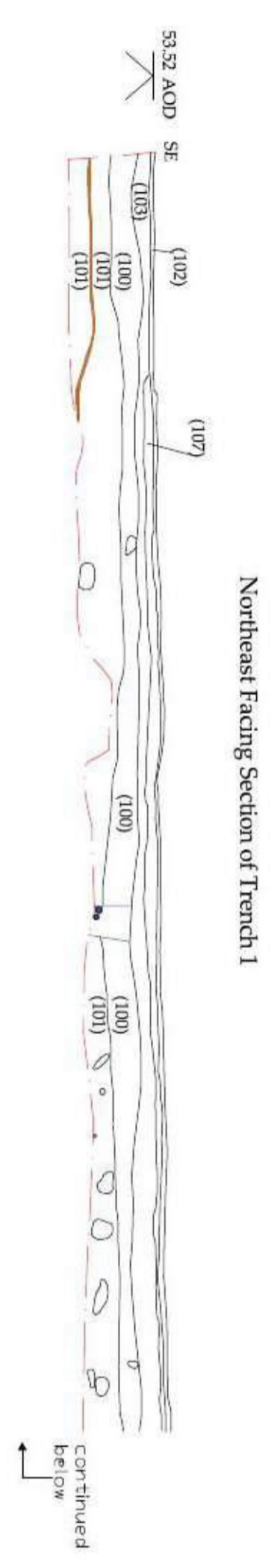
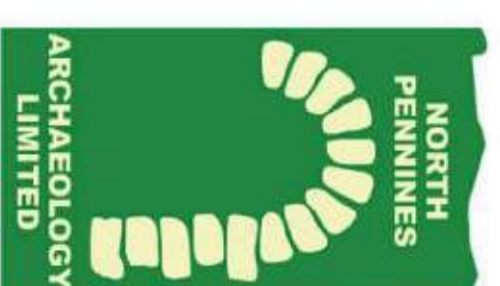


Figure 3: Sections of trench1, Trench 2 and Trench 3



North Pennines Archaeology Ltd
2010
Ferguson's Transport Yard,
South Road, Wooler,
Northumberland

CLIENT:
Silvercoin Investments Ltd

SCALE:
1:100 at A3

DRAWN BY: JW

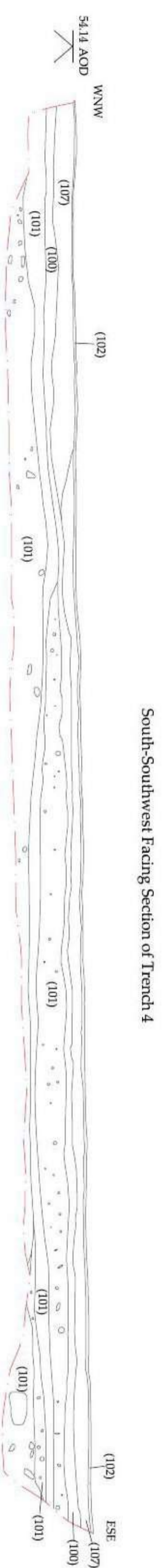
DATE: April 2010

- KEY:
- Fine Pebble Sand
 - Hardcore
 - Services
 - Trench Limit
 - Iron Pan
 - Stoney Gravels
 - Pebbles
 - Sand/ Fine Silt

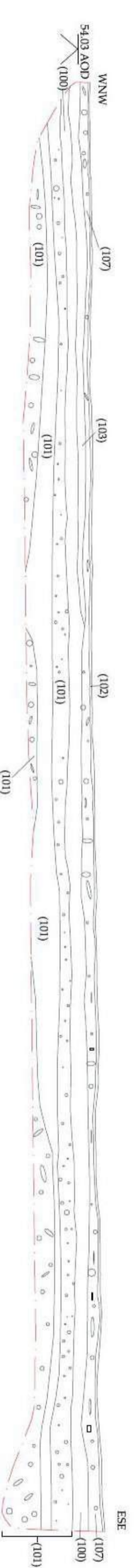
REPORT No:
CP1151/10

FIGURE:

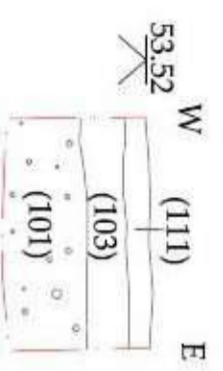
4



South-Southwest Facing Section of Trench 5



South Facing Section of Test-Pit 1



North Facing Section of Test-Pit 2

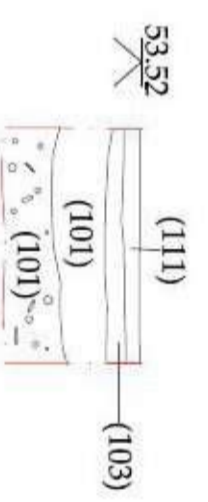


Figure 4: Sections of Trench 4, Trench 5, Test-pit 1 and Test-pit 2