



Low Hall Mills Leeds, West Yorkshire

Historic Building Recording



Planning Ref: 16/00964/FU
Ref: 114880.02
December 2016



**Low Hall Mills
Leeds
West Yorkshire**

Historic Building Recording

Prepared for:

One Leeds PLC
3 Park Square
Leeds
LS1 2NE

Prepared by:

Wessex Archaeology
Unit R6, Riverside Block
Sheaf Bank Business Park
Sheffield
S2 3EN

www.wessexarch.co.uk

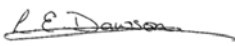
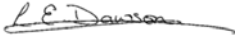
December 2016

114880.02



Quality Assurance

Project Code	114880	Accession Code	-	Client Ref.	
Planning Application Ref.	16/00964/FU	Ordnance Survey (OS) national grid reference (NGR)	429024,432651		

Version	Status*	Prepared by	Checked and Approved By	Approver's Signature	Date
v01	I	MSC	LED		14.12.2016
File:	S:\PROJECTS\114880\Reports\v01\114880_BLD_MSC_20162311.docx				
v02	E	MSC	LED		16.12.2016
File:	S:\PROJECTS\114880\Reports\v02\114880_BLD_MSC_20161512.docx				
v03					
File:					
File:					
File:					

* I = Internal Draft; E = External Draft; F = Final

DATA LICENSES

Contains Ordnance Survey data © Crown copyright and database rights 2016

DISCLAIMER

THE MATERIAL CONTAINED IN THIS REPORT WAS DESIGNED AS AN INTEGRAL PART OF A REPORT TO AN INDIVIDUAL CLIENT AND WAS PREPARED SOLELY FOR THE BENEFIT OF THAT CLIENT. THE MATERIAL CONTAINED IN THIS REPORT DOES NOT NECESSARILY STAND ON ITS OWN AND IS NOT INTENDED TO NOR SHOULD IT BE RELIED UPON BY ANY THIRD PARTY. TO THE FULLEST EXTENT PERMITTED BY LAW WESSEX ARCHAEOLOGY WILL NOT BE LIABLE BY REASON OF BREACH OF CONTRACT NEGLIGENCE OR OTHERWISE FOR ANY LOSS OR DAMAGE (WHETHER DIRECT INDIRECT OR CONSEQUENTIAL) OCCASIONED TO ANY PERSON ACTING OR OMITTING TO ACT OR REFRAINING FROM ACTING IN RELIANCE UPON THE MATERIAL CONTAINED IN THIS REPORT ARISING FROM OR CONNECTED WITH ANY ERROR OR OMISSION IN THE MATERIAL CONTAINED IN THE REPORT. LOSS OR DAMAGE AS REFERRED TO ABOVE SHALL BE DEEMED TO INCLUDE, BUT IS NOT LIMITED TO, ANY LOSS OF PROFITS OR ANTICIPATED PROFITS DAMAGE TO REPUTATION OR GOODWILL LOSS OF BUSINESS OR ANTICIPATED BUSINESS DAMAGES COSTS EXPENSES INCURRED OR PAYABLE TO ANY THIRD PARTY (IN ALL CASES WHETHER DIRECT INDIRECT OR CONSEQUENTIAL) OR ANY OTHER DIRECT INDIRECT OR CONSEQUENTIAL LOSS OR DAMAGE.



Low Hall Mills Leeds West Yorkshire

Historic Building Recording

Contents

Summary	vi
Acknowledgements.....	vii
1 INTRODUCTION.....	1
1.1 Project background	1
2 THE SITE	1
2.1 Site location and description	1
3 AIMS AND OBJECTIVES.....	2
3.1 Historic building recording.....	2
3.2 Scope of the historic building recording	2
4 METHODOLOGY.....	2
4.1 Documentary research.....	2
4.2 Photography	2
4.3 Drawn record.....	3
5 HISTORICAL BACKGROUND.....	4
5.1 Introduction.....	4
5.2 Early Holbeck (Medieval – post-medieval period).....	4
5.3 The Industrial Revolution	4
5.4 Holbeck Mills	4
5.5 Low Hall Mills	5
6 BUILDING DESCRIPTION	6
6.1 Introduction.....	6
6.2 Low Hall Mills – External	6
6.3 Low Hall Mills – Internal	7
6.4 Holbeck Mills – External	7
6.5 Holbeck Mills – Internal	9
7 DISCUSSION	11
7.1 Conclusions.....	11
7.2 Archive	13
8 BIBLIOGRAPHY.....	14
8.1 References	14
8.2 Consulted online sources.....	14



8.3	Consulted cartographic sources.....	14
9	APPENDIX I: PHOTOGRAPHIC REGISTERS	16
10	APPENDIX II: WYAAS SPECIFICATION FOR PHOTOGRAPHIC ARCHAEOLOGICAL & ARCHITECTURAL BUILDING RECORDING	20

Figures and Plates

Figures

- Figure 1* Site location showing selected external photographic viewpoints
Figure 2 Giles' Town Plan of Leeds, dated 1815
Figure 3 Fowler's Town Plan of Leeds, dated 1831
Figure 4 Ordnance survey map of the Site, dated 1854
Figure 5 Ordnance survey map of the Site, dated 1898
Figure 6 Ordnance survey map of the Site, dated 1908
Figure 7 Ordnance survey map of the Site, dated 1921
Figure 8 Ground floor plan of the Site showing internal and selected external photographic viewpoints
Figure 9 First floor plan of the Site showing internal photographic viewpoints
Figure 10 Phased plan of the Site

Plates

- Plate 1* General view of the principal entrance to Low Hall Mills, looking south (Film 3.01)
Plate 2 View of the central yard to the historic 'Low Hall Mills' looking north, showing the east range of the Site to the left of the picture (Film 2.10)
Plate 3 Oblique view of the south elevation of the north-east range of Low Hall Mills and the east range of the Site at the north end (Film 3.02)
Plate 4 Oblique view of the east elevation of the east range (Film 3.03)
Plate 5 Detail of the east elevation of the extension to the east range at the south end (Film 3.04)
Plate 6 Oblique view of the south elevation of the east range (Film 3.06)
Plate 7 View of the east elevation of the building attached to the south of the Site (Film 3.05)
Plate 8 General view of G23, looking south, showing blocked windows and chimney stack (Film 1.32)
Plate 9 Oblique view of the east wall of G23 showing blockings (Film 1.31)
Plate 10 General view of G22, looking south (Film 3.09)
Plate 11 General view of G21, looking west (Film 1.30)
Plate 12 General view of G21, looking north-east (Film 3.08)
Plate 13 View of fireproof jack-arched ceiling in G21 (Film 1.34)
Plate 14 Detail of profile of jack-arched ceiling in G21 (Film 1.33)
Plate 15 General view of G21, looking north (Film 3.17)
Plate 16 General view of G21, looking south (Film 2.15)
Plate 17 General view of G19 showing wall box, looking west (Film 2.16)
Plate 18 General view of G19 showing wall box and timber ceiling beams, looking north-west (Film 2.17)
Plate 19 General view of G19 showing wall box and timber ceiling beams, looking south-west (Film 2.18)
Plate 20 General view of G19 showing wall boxes, stud partition and timber ceiling beams, looking north-west (Film 2.19)
Plate 21 General view of G18 looking north-west showing wall box, cupboards and timber ceiling beams, with a staircase in the north-east corner leading to the first floor (Film 2.20-21)
Plate 22 View of the first floor level through windows showing timber beams and modern roof structure, looking south-west (Film 2.11)



- Plate 23* View of the first floor level through windows showing timber beams and modern roof structure, looking north-west (Film 2.12)
- Plate 24* View of remains of the north wall to the second and third floors of the east range, since removed (Film 1.35)
- Plate 25* View along 'Low Hall Place' access road to the Site, looking west (Film 2.09)
- Plate 26* Oblique view of the north elevations of the central and west ranges, looking south-west (Film 2.08)
- Plate 27* Oblique view of the north elevations of the north-east and central ranges, looking south-east (Film 4.02)
- Plate 28* View of blocked doorway to the inaccessible gap between the central and east ranges, showing chimney stack and truncated wall (Film 2.07)
- Plate 29* View of the north elevation of the central range showing historic signage (Film 4.01)
- Plate 30* Oblique view of the north and east elevations of the north-west extension showing blocked opening and glazed brick detailing, looking south-west (Film 4.03)
- Plate 31* Oblique view of the north and west elevations, looking east (Film 4.04)
- Plate 32* Oblique view of the north elevation the west ranges showing the entrance to G1, looking east (Film 1.28)
- Plate 33* Oblique view of the west elevations of the west ranges, looking south-east (Film 4.05)
- Plate 34* View of the west elevations of the west ranges (Film 4.07)
- Plate 35* Detail of the west elevation of the west ranges at the north end, showing blockings (Film 1.29)
- Plate 36* Detail of the west elevation of the west ranges at the south end, showing blockings (Film 1.25)
- Plate 37* View of the west elevations of the west and south-west ranges (Film 4.09)
- Plate 38* View of the south elevation of the west range (Film 5.01)
- Plate 39* View of the west elevation of the south-west range (Film 4.08)
- Plate 40* View of blockings in the west elevation of the south-west range (Film 1.26)
- Plate 41* Detail of blocked windows in the west elevation of the south-west range (Film 1.27)
- Plate 42* View of evidence of former building within the Site, now demolished (Film 4.10)
- Plate 43* View looking south of the remains of the former 'Holbeck Mills' showing blockings, and window sills (Film 5.02)
- Plate 44* View of a boundary wall to the north-west of the Site, formerly belonging to 'Holbeck New Mills' (Film 5.03)
- Plate 45* View of 'Holbeck New Mills' to the north-west of the Site (Film 3.10)
- Plate 46* General view of G2, looking north-east (Film 5.07)
- Plate 47* General view of G2, looking north-west (Film 5.08)
- Plate 48* Detail of king post roof trusses in G2 (Film 1.22)
- Plate 49* General view of G1, looking south-west (Film 4.06)
- Plate 50* General view of G3, looking north-west (Film 5.05)
- Plate 51* General view of G3, looking south-east (Film 5.06)
- Plate 52* Detail of the remains of a flagstone surface in G3 (Film 1.23)
- Plate 53* Detail of a queen post roof truss with princesses in G3 (Film 1.24)
- Plate 54* General view of G5, looking west (Film 5.9)
- Plate 55* Detail of the hearth within G5 (Film 1.18)
- Plate 56* Detail of the north wall of G5 showing blockings (Film 1.19)
- Plate 57* Detail of the pavers in G5 (Film 2.22)
- Plate 58* Detail of king post roof trusses in G5 (Film 1.20)
- Plate 59* General view of G6 showing G4 and G5 from principal vehicular entrance in the north wall, looking south (Film 2.06)
- Plate 60* General view of G4, looking west (Film 6.09)

- Plate 61* Detail of queen post roof trusses with princesses in G4 (Film 2.25)
- Plate 62* Oblique view of the former west elevation of the central range at the north end of G6 showing extensive alteration (Film 6.08)
- Plate 63* Detail of a typical bay of the former west elevation of the central range with G17 beyond (Film 2.33)
- Plate 64* General view of G17, looking north-east (Film 6.07)
- Plate 65* General view of G6, looking north-west (Film 6.06)
- Plate 66* General view of the west aisle of G6, looking south-west (Film 6.01)
- Plate 67* General view of the west aisle of G6, looking north-west (Film 6.02)
- Plate 68* View of the south wall of G6 showing extensive alteration (Film 6.05)
- Plate 69* View of the junction of the east and central aisles on the south wall of G6 (Film 2.28)
- Plate 70* General view of the east aisle of G6, looking south-east (Film 6.04)
- Plate 71* General view of the east aisle of G6, looking north-east (Film 6.03)
- Plate 72* Detail of a typical flue in the east wall of G6 (Film 2.27)
- Plate 73* View along a colonnade in G6, looking north (Film 2.32)
- Plate 74* Detail of a typical cast-iron column in G6 (Film 2.29)
- Plate 75* Detail of makers mark 'F. DYSON SWINEGATE, LEEDS' on cast-iron column in G6 (Film 2.30)
- Plate 76* General view of G6 from first floor level, looking north-west (Film 2.03)
- Plate 77* General view of FF5 above the west aisle of G6 showing cast-iron columns and bolting faces, looking north-west (Film 2.04)
- Plate 78* General view of FF6 above the east aisle of G6, showing king post roof trusses, looking north-east (Film 2.05)
- Plate 79* General view of FF6 above the east aisle of G6, showing king post roof trusses and sky lights, looking south-east (Film 2.24)
- Plate 80* General view of FF6 above the G14, G15 and G16, showing queen post roof trusses, looking north-east (Film 2.32)
- Plate 81* Detail of king post roof trusses in G6 (Film 2.26)
- Plate 82* Detail of carpenters marks in king post roof trusses in G6 (Film 2.02)
- Plate 83* Detail of junction of roof trusses from central aisle of G6 to FF6 (Film 2.01)
- Plate 84* General view of porch to G9, looking north (Film 1.06)
- Plate 85* General view of under stairs cupboard G10 looking east, showing blocked window (Film 1.05)
- Plate 86* General view of room G7, looking north-east (Film 1.07)
- Plate 87* Detail of blocked corner fireplace in G7 (Film 1.08)
- Plate 88* General view of G8, looking south-west (Film 1.09)
- Plate 89* General view of inner hallway G9, looking north (Film 1.10)
- Plate 90* General view of kitchenette G13, looking south (Film 1.04)
- Plate 91* General view of typical toilet, G12, looking west (Film 1.03)
- Plate 92* General view looking west of corridor leading from G13 to G6 (Film 1.02)
- Plate 93* General view of G14, looking south-west (Film 1.01)
- Plate 94* General view of G15, looking south (Film 6.10)
- Plate 95* General view of G15, looking west (Film 7.02)
- Plate 96* General view of G16, looking west (Film 2.35)
- Plate 97* View of staircase in G9 leading to first floor level FF1, looking north (Film 7.04)
- Plate 98* View of the staircase in FF1 at mezzanine level showing blocked transom light (Film 1.12)
- Plate 99* Detail of niche above stairwell, FF1 (Film 1.11)
- Plate 100* View of cupboard FF2 with chimney flue beyond, looking west (Film 1.14)
- Plate 101* General view of FF3, looking north (Film 1.16-17)
- Plate 102* General view of FF4, looking east (Film 1.13)



Low Hall Mills Leeds West Yorkshire

Historic Building Recording

Summary

One Leeds PLC were commissioned Wessex Archaeology to undertake a photographic archaeological and architectural building recording survey of the historic structures at Low Hall Mills, Leeds, West Yorkshire, centred on National Grid Reference (NGR) 429024,432651. The survey was undertaken in November 2016 ahead of demolition works, the results of which comprise this report. All works were carried out in accordance with industry standards and best practice.

The site comprises a group of industrial ranges and areas of hardstanding. The remains of demolished buildings form partial boundary walls and are present across the site. The principal access to the site is from the north via Low Hall Place, however, there is no through access between the central and east ranges. Access to the east range is via a vehicular entrance situated within an adjacent building. The site contains no designated heritage assets, however, it is located within the Holbeck Conservation Area.

At least seven phases of construction with on-going alterations have been identified at the site. The first phase is associated with the construction of Holbeck Mills built in the later 18th century, with continuous additions throughout the 19th and 20th centuries. The site bares some evidence of a variety of former uses but is void of anything of high significance. All machinery has been removed; the internal space being made fit for its current purpose as storage. Retrofitting of office space has left no visible historic fabric within the majority of the central range. The site as a whole is in poor condition, especially the east range, belonging to Low Hall Mills, which has suffered fire damage.

The historic building recording archive is currently held in the Wessex Archaeology Sheffield Office under the project code 114880. This archive will be deposited along with a copy of the final version of this report with the West Yorkshire Archives Leeds Office. The photographic negatives will be archived with West Yorkshire Archaeology Advisory Service.



Low Hall Mills Leeds West Yorkshire

Historic Building Recording

Acknowledgements

The project was commissioned by One Leeds PLC and Wessex Archaeology is grateful to Adam Sims in this regard. David Hunter of West Yorkshire Archaeology Advisory Service is also acknowledged.

The site survey was undertaken by Maria-Elena Calderón, Joe Page and Adrian Wilson. Archive research, analysis and report compilation was by Maria-Elena Calderón. Illustrations were prepared by Maria-Elena Calderón and Chris Breeden. The project was managed for Wessex Archaeology by Lucy Dawson.



Low Hall Mills Leeds West Yorkshire

Historic Building Recording

1 INTRODUCTION

1.1 Project background

- 1.1.1 Wessex Archaeology was commissioned by One Leeds PLC (hereafter 'the Client') to undertake a scheme of historic building recording of Low Hall Mills, Low Hall Place, Holbeck, Leeds, West Yorkshire, centred on National Grid Reference (NGR) 429024, 432651 (hereafter 'the Site', **Figure 1**).
- 1.1.2 The Site comprises a complex of late 18th – mid-20th century textile mills within the industrial area of Holbeck, Leeds. The Site has historically been used for textile manufacture, tool fabrication and condiment production; it is now used as storage for building supplies.
- 1.1.3 All works were carried out in accordance with the '*Specification for Photographic Archaeological & Architectural Building Recording at Low Hall Mills, Holbeck, Leeds*', produced by West Yorkshire Archaeology Advisory Service (WYAAS) (2016a) which set out the requirements and methodologies for the survey. This specification can be found at the back of this report in **Appendix II**. The specification was produced in line with Historic England guidelines (2016).
- 1.1.4 A scheme of archaeological recording in accordance with industry standards and best practice (ClfA 2014; Historic England 2016) was undertaken by Wessex Archaeology in November 2016 ahead of demolition works, the results of which comprise this report.

2 THE SITE

2.1 Site location and description

- 2.1.1 The Site comprises a group of industrial ranges orientated roughly north-south with projecting west ranges and areas of hardstanding. The remains of former buildings form partial boundary walls and are present across the Site. The principal access to the Site is from the north via Low Hall Place. However, there is no through access between the central and east ranges; access to the east range is via a vehicular entrance situated within an adjacent building. The Site contains no designated heritage assets, however, it is located within the Holbeck Conservation Area.
- 2.1.2 The Site lies at the terminus of the access road Low Hall Place that leads in a curving south-westerly direction from Holbeck Lane. The Site is bound in all directions by multipurpose industrial buildings and areas of hardstanding. A dismantled railway line and viaduct is located to the south of the Site and the major road A643 to the east. To the north of the Site lies the River Aire and Leeds City Centre.

2.1.3 The Site is situated on a relatively flat parcel of land situated at an elevation of approximately 30 m above Ordnance Datum (aOD) (daftlogic). The Site is underlain by bedrock geology of the Pennine Lower Coal Measures Formation - mudstone, siltstone and sandstone of the Carboniferous Period and superficial deposits of Alluvium - clay, silt, sand and gravel (British Geological Survey (BGS)).

3 AIMS AND OBJECTIVES

3.1 Historic building recording

3.1.1 The principal aim of the survey was to identify and objectively record by means of photographs and sketched plans any significant evidence for the original and subsequent historical form and functions of the buildings, and to place this record in the public domain by depositing it with the West Yorkshire Historic Environment Record (WYHER).

3.1.2 Specific aims of the work were:

- *to produce a phased drawn sketch plan the buildings annotated with archaeological and architectural information;*
- *to produce a photographic record of the buildings;*
- *to produce a written account of the buildings; and*
- *to produce a report which will present the results of the historic building survey in sufficient detail.*

3.1.3 The objective of the works was to place the cross referenced, long-term record of the building in the public domain by depositing it with WYHER and WYAAS.

3.2 Scope of the historic building recording

3.2.1 The scope of the recording works has taken the form of three elements: documentary study; a photographic survey; and sketched architectural drawings of the building, annotated with architectural and archaeological information.

4 METHODOLOGY

4.1 Documentary research

4.1.1 A programme of documentary research was carried out at WYHER to obtain a historic map regression of the Site, and to assess any readily-available sources that related to the historical development of the Site. This was supplemented by online research and sources within the Wessex Archaeology in-house library. This research has helped to inform a narrative which sets the building within its historical context.

4.1.2 Relevant historic maps are reproduced to illustrate this report where possible (**Figures 2 - 7**).

4.2 Photography

4.2.1 The photography of the Site was based on the requirements for a photographic archaeological and architectural building recording survey, specified by WYAAS (2016a: **Appendix II**) and comprised:

- *general oblique views of the buildings in its wider setting;*
- *views to ensure elements of each elevation are visible using a combination of parallel and oblique views as necessary;*
- *general internal views of each room or discrete space from sufficient vantage points as to adequately record the form, general appearance and manner of construction of each area;*
- *detailed photographs of, and evidence for, industrial activity identified during the recording process;*
- *detailed photographs of any evidence for the generation and distribution of power;*
- *detailed photographs of any original fenestration, glazing and door openings;*
- *detailed photographs of any significant change in construction material;*
- *detailed photographs of any blocked, altered or introduced openings;*
- *detailed photographs of evidence for phasing, and for historical additions and alterations to the building;*
- *detailed photographs of any evidence of original plan form, subdivisions and use;*
- *detailed photographs of any evidence of original construction methods; and*
- *detailed photographs of any evidence of the original heating arrangements.*

4.2.2 The photographic record comprised Medium Format and 35mm black and white prints. This was supplemented by high-quality digital format using a Canon EOS 5D MkII digital camera (with 21 megapixel capability). All digital images were reproductions of the Medium Format and 35mm black and white image viewpoints and were taken in RAW and JPEG format. A photographic scale of appropriate size was included in all detailed and general views where possible.

4.2.3 The location and direction of each photographic viewpoint was recorded onto the corresponding Site or floor plan. These have been complemented by photographic registers which, as a minimum, give the direction of the view and a brief description of the subject, and are included at the back of this report in **Appendix I**. Each viewpoint of the photographic record has been used to illustrate this report and can be found in **Plates 1-102**, whilst plate viewpoints can be found on **Figures 1**, and **8-9**.

4.2.4 The full photographic record, together with copies of the marked up plans and photographic registers will be included in the Site archive.

4.3 Drawn record

4.3.1 Wessex Archaeology produced a sketch phased plan of the Site, annotated with archaeological and architectural information, in accordance with the specification (WYAAS 2016a: **Appendix II**).

4.3.2 The annotated and phased Site plans have been used to illustrate this report (**Figures 8-10**).

5 HISTORICAL BACKGROUND

5.1 Introduction

- 5.1.1 Information was gathered from WYHER and combined with online research to enhance the understanding of the use and development of the Site within its local and national context.

5.2 Early Holbeck (Medieval – post-medieval period)

- 5.2.1 The name Holbeck derives from Old Scandinavian *hol* or *hor* + *bekkr* meaning 'hollow stream' or 'stream in the hollow' (Mills 1991). Despite the antiquity of the name it does not appear in the Domesday survey of 1086. In medieval times, the manor belonged to the priory of the Holy Trinity at York, and, after the Dissolution, passed to the Darcy and Ingram families. It was once famed for the quality of the water, said to be comparable to Harrogate (British History Online). The access road to the Site, 'Low Hall Place', is thought to date to pre-1600 in association with the estate of Low Hall (Leeds City Council 2005).

5.3 The Industrial Revolution

- 5.3.1 Due to the natural watercourses in the area, Holbeck was exploited early in the Industrial Revolution. These early watercourses, both natural and man-made, dictate the current street plan. Holbeck saw rapid expansion during the late 18th century upon the advent of steam power, aided by the development of the canals and improved transport links. During the 19th century, this was accelerated with the construction of the railways (Leeds City Council 2005).
- 5.3.2 The development of textiles mills in Yorkshire began from the established industry of cloth production that dates from the Middle Ages; becoming an integral part of the economy during the 17th century. Originally, textile production was a domestic affair, but with the development of industry and improved mechanisation, production was moved to mills and the era of mass production commenced (Giles and Goodhall 1992). Leeds and the surrounding areas were quick to follow Lancashire and the East Midlands.
- 5.3.3 Leeds became the centre for flax spinning and cloth finishing by 1850. With other mills associated with dyeing and cloth and worsted production. Other industries also developed in Leeds such as engineering, leatherwork, shoemaking and clothing production, making it a diverse economy (Ward 1972). Holbeck became an area known for textile industry, notably flax-based and engineering works (British History Online, Leeds City Council 2005).

5.4 Holbeck Mills

- 5.4.1 The first occupants of Holbeck Mills were Fisher and Nixon in 1792/3 (WYAAS 2016b). The textile mill grew rapidly, evidenced by the increase in insurance from £1650 in 1795 to £8600 in 1808 (Connel 1975). The mill is first depicted in 1815 (**Figure 2**) showing an east-west structure that is angled to the east end.
- 5.4.2 By 1829 the Willians were running the mill that now boasted a 40 h.p. Fenton steam engine (Connel 1975). By 1831 the central range and east range have been constructed (**Figure 3**). The engine had been upgraded before 1834 to a 70 h.p. engine and the mill had 437 employees, of which nearly half were children. Candles and oil lamps lit the mill,

which allowed work to continue throughout the night (Connel 1975). The Tithe Map (not reproduced, available at 'Tracks in Time') dated 1836 shows the buildings as a stepped range. A small building, no longer extant, also appears to be attached to the central range at the south-west corner.

- 5.4.3 By 1839, Pearson and Sons cloth dressers were tenanted at Holbeck Mills. After 1845 Kempe joined the business and by 1848 they employed 200 men utilising a 30 h.p. engine (Connel 1975). G. Lockwood is also a tenant at the Site during 1835 but moved to New Mill by 1863. The 1854 Ordnance Survey (OS) map (**Figure 4**) shows the construction of a chimney attached to the central range. A narrow structure projects from G1 partially occupying the footprint of the later room G2. At the south of the Site, a large building is shown. At this point, the mill is depicted as producing cloth.
- 5.4.4 Soon after joining, Kempe developed tool manufacturing at the Site and by 1875 Pearson was replaced by J. Fletcher. By 1906 J. Stead had replaced Kempe and J. Hirst became the cloth finisher by 1910/11 replacing J Fletcher (Connel 1975). Firewood maker, M. Glover was also using Holbeck Mills at this time but had left by 1914. During this period the south-west range was constructed between the central range and the large building to the south of the Site (**Figure 6**). By the 1921 OS map, all the buildings now extant within the Site had been constructed (**Figure 7**). The primary east-west range of Holbeck Mills remained extant until sometime between 1999 and 2009 (Tracks in Time) and now only traces of this structure remain within the Site.

5.5 Low Hall Mills

- 5.5.1 The long north-east to south-west range to the east of the east range is extant on the 1815 Town Plan (**Figure 2**). However, Low Hall Mills was said to be established by Titley, Tatham and Walker, flax spinners, in 1827 and was fireproofed at the time (Connel 1975). The mill was far smaller than other contemporary ventures, having a 26 h.p. steam engine and 198 employees (Connel 1975).
- 5.5.2 The east range of the Site that now comprises part of Low Hall Mills first appears on Fowler's 1831 plan (**Figure 3**), at the same time as the central range of Holbeck Mills (already discussed) and is thought to have been constructed 1820s-1830s, making it one of the earliest surviving flax mills in Leeds (WYAAS 2016c). Before 1839 the mill was in sole control by the Tatham brothers which it remained until at least 1848. In the 1854 OS map the buildings attached at the south end of the east range (G22 and G23) are shown as set back from the main building (**Figure 4**). W. Brooksbank, flax spinner is listed at Low Hall Mills in Whites directory of 1853 (Connel 1975).
- 5.5.3 The mill became a union cloth factory by 1875 run by J. Whitehead and became tenanted by various individuals. The OS map of 1893 (**Figure 5**) shows internal divisions within the east range for the first time, a reflection of the fact that multiple tenants were occupying the mill at this time (Connel 1975). It also shows the north-east range, not included within the current Site boundary, now used for access, had been constructed.
- 5.5.4 In 1910/11 the County Sauce & Pickle Co were listed at Low Hall Mills. Green & Smith Electrical Engineers and dripping maker, Mallinson (later the Leeds Dripping Co) are also present (Connel 1975). Newby, Riley and Hartley, clothiers had moved in by 1914, as had M. Glover, firewood maker previously tenanted at Holbeck Mills. Due to a fall in tenants some of the internal divisions had been removed by 1921 (**Figure 7**). The OS map of

1951 (not reproduced) shows the east range of the Site (west range of Low Hall Mills) in its current form.

6 BUILDING DESCRIPTION

6.1 Introduction

6.1.1 The historic building recording was carried out between the 2nd and 4th November 2016. At the time of the survey, the structures were in use as a warehouse and as such, this restricted some elements of the survey by partially obscuring elevations and historic fabric of the building. The east range had suffered from fire damage and so observations were made of rooms G18-20 from door and window openings. However, with the exception of the south wall of G2 the survey conducted was sufficient to understand the development and function of the buildings.

6.1.2 The Site comprises multiple ranges, three of which (south-west, central and east range) are orientated north-south, with the remainder (west ranges and north-west extension) orientated east-west. This subdivision is the product of multiple phases of construction and adaptation. There is no through access between the eastern range, historically part of Low Hall Mills, and the remainder of the Site which was historically part of Holbeck Mills. As such, they are described separately.

6.2 Low Hall Mills – External

6.2.1 The eastern range of the Site is accessed by a vehicular entrance that runs through the three storey north-east range of Low Hall Mills (**Figure 1**). This entrance contains an ornamental stone surround escribed with 'Low Hall Mills 1874' (**Plate 1**). This entrance opens onto a yard (**Plate 2**) by which all other buildings that form the historic Low Hall Mills are accessed. Only the east range of the Site (the west range of Low Hall Mills) is discussed in this report.

6.2.2 The east range of the Site (historically the west range of Low Hall Mills) comprises a two-storey structure constructed in redbrick coursed in an English Garden Wall bond and covered in modern corrugated roof. Five cast-iron wall plates to the east elevation indicate the presence of wall ties. Each of the 15 bays to the east elevation is fenestrated by openings containing segmental and cambered arch heads at ground floor level and first floor level respectively (**Figure 8, Plates 3 - 4**). Some openings contain historic timber frames with muntins and upper openers (**Plates 3 - 4**). A service entrance has been inserted through earlier openings in the 5th and 6th bay from the south at ground floor level (**Plate 4**). A set of taking-in doors are present in the 14th bay from the south a first floor level (**Plate 4**).

6.2.3 The southern two bays are of a later addition to the remainder of the building and openings at ground floor level have been blocked (**Plate 5**). The blockings show a central double inserted and blocked entrance with timber lintel flanked by two cambered arched windows, narrower than the typical openings for this elevation. Two off-centre window openings, of which one truncates the earlier building, are present at first floor level (**Plate 5**).

The south elevation is partly obscured by an external staircase that provides access to the building through a single entrance at first floor level (**Plate 6**) and an adjoining building to the south (not within the Site boundary, **Plate 7**). The remaining windows are either

blocked or boarded. A circular cast-iron extraction fan is also embedded within this elevation (**Plate 6**).

6.3 Low Hall Mills – Internal

Ground floor

- 6.3.1 At the time of the survey the ground floor was accessed only through a single entrance to the east elevation that opened into engine room G21, which provided access to G23, G22 and G20 (**Figure 8**). Rooms G23 and G22 were separated by an inserted brick wall that truncated an earlier window opening in the south wall (**Plate 8**). A flue inserted clumsily in the south-east corner also obscured a second opening, now blocked. Within the east wall, the blockings noted externally were also visible (**Plate 9**). Both G22 and G23 contained a jack-arched ceiling that was orientated east-west and the floors had been re-covered in concrete (**Plates 8 – 10**). The west wall of G22 was constructed in stone to the lower courses (**Plate 10**) which continued throughout the building.
- 6.3.2 A further jack-arched ceiling was present in G21 that contained a rectangular cavity to the south-east (**Plates 11 – 14**). The dividing wall to the north was triple skinned; this along with the ceiling would suggest attempts at fireproofing.
- 6.3.3 The remainder of the ground floor would have originally been open, however, at the time of survey it was subdivided by stud walls, creating G18, G19 and G20. A series of timber and steel beams supported timber joists and the ceiling above (**Plates 15 – 21**). A hatch within G20 (**Plate 15**) and staircase at the north end of G18 (**Plate 21**) provided access to the first floor level. Numerous wall boxes were integrated within the upper brick courses of the west walls of rooms G18-G20 (**Plates 17 – 21**). Two small built-in storage areas were noted in the north-east corner of G18 (**Plate 21**).

First Floor

- 6.3.4 Health and safety concerns prevented first floor access and observations were made through window openings from the external ground floor level. Timber beams that indicated an earlier ceiling level and a modern steel framed corrugated roof could be seen (**Plates 22 – 23**). The floor appeared to be a single open space (**Figure 9**).

Second and third floors

- 6.3.5 A former second and third storey no longer exist, however, blocked doorways in the north wall, still extant, attest to their former presence. This wall survived due to its incorporating into the later north-west range (**Plate 24**).

6.4 Holbeck Mills – External

- 6.4.1 Former Holbeck Mills buildings are situated to the west of the Site and are accessed through a modern security gate at the terminus of access road Low Hall Place (**Figure 1, Plates 25 – 26**). An earlier entrance is evidenced by crudely truncated brick walls (**Plates 27 – 28**). The buildings are surrounded by hardstanding that forms as storage yard. A chimneystack and blocked entrance prohibit access to a gap between the east and central range of the Site (**Figure 8, Plate 28**).
- 6.4.2 The north elevations of these buildings can be separated into four sections and planes. The principal façade belongs to the two storey redbrick central range. It contains a single entrance with transom and a window at ground floor level with two windows at first floor level above. All contain stone sills, with brick cambered and flat arches to the ground and

first floor levels respectively. A chimneystack projects from the north-west bullnose corner of the pitched roof (**Plates 27 and 29**). The fenestration proportions and style of the west elevation of the central range do not continue to the north elevation suggesting that the north elevation is a later alteration (**Plate 27**). The west elevation of the central range contains five openings including an amalgamated and truncated window at ground floor level, with a further truncated window to the first floor; both respect internal arrangements (**Plate 27**). The west elevation of the central range continues internally, forming the east wall of G6.

- 6.4.3 The central range and the north-west extension are divided by a recessed plain that contains an inserted vehicular entrance at ground floor level with a blocked arched window above at clerestory level (**Plate 30**).
- 6.4.4 The north-west extension is a single storey redbrick building, four bays in length (**Plates 30 – 31**). It has a pitched roof and is orientated east-west. The east elevation of this extension contains white glazed bricks that would have reflected natural light into the recess (**Plates 30 – 31**). A single entrance provides access with all remaining bays populated with single window openings, all of which are now blocked. Adjoining the west of this is a small single cell building. It has a single entrance to the north elevation (**Plate 32**) and two blocked windows to the west elevation (**Plates 33 – 35**). The roof appears to have been raised and is now orientated to the north-west extension (**Plates 31, 33 – 35**).
- 6.4.5 The west elevation contains four elements. The northern three elements stand forward of the south and form a triple span roof of differing construction (**Plates 33 – 34**). The northernmost element has already been described above and abuts the second element that forms the central span belonging to the earliest phase of construction (**Figure 10**). The structural supporting walls of the element appear to have been infilled with later brick although this becomes obfuscated to the north. There is a vehicular entrance at ground floor level and taking-in door/ window to the apex of the gable to this section (**Plates 33 – 34**). The third element comprises a later dark-redbrick extension built in a differing England Garden Wall bond. A chimneystack projects off the apex of the west elevation gable, with two wall plates and a blocked opening indicating the internal stack position (**Plates 33 – 34, 36 – 37**). There are also two small blocked openings to the north side of this (**Plate 36**). The south elevation of this section contains two window openings now blocked. A straight joint to the east is visible against modern brick construction (**Plate 38**).
- 6.4.6 The southern section of the main west elevation belongs to the south-west range (**Plates 37 and 39**). This is four bays in length and has a cat slide roof that leads from the central range. The southern bay has been vastly altered, with raised roof creating a dormer roof to allow for a vehicular entrance (**Plates 37 and 39**). The north bays have undergone some reconstruction and later fabric has eradicated any evidence of earlier form (**Plate 40**). The remaining bays previously contained a double entrance and two windows all now blocked (**Plates 37, 39 and 41**).
- 6.4.7 Painted and truncated walls delineate a historic lean-to building against the boundary wall near the south-west corner of the building, now demolished (**Plate 42**).
- 6.4.8 Elsewhere within the yard are the remains of walls indicative of former structures. An east-west wall containing a splayed door and window openings remains partially extant in-line with the central projecting west range (**Plate 43**). This wall belongs to the earliest phase of Holbeck Mills as shown of the 1815 Town Plan (**Figure 2**).

6.4.9 To the north-east of the Site are the remains of walls (**Plate 44**) that once belonged to 'New Holbeck Mills'. Their orientation in plan is indicative of the path of 'Low Beck', a watercourse that once ran open through the Site. A four storey rendered building to the north-east of the Site (**Plate 45**) also belongs to 'New Holbeck Mills'.

6.5 Holbeck Mills – Internal

Warehouse - Ground floor

6.5.1 Room G2 is a single cell room within the north-west extension, with painted brick walls and a flag stone floor (**Figure 8, Plates 46 – 47**). The south wall was almost completely obscured by plastic sheeting, however, a single window sill was observed, although it is likely that this sill was one of many. The west wall contains a doorway to G1, now blocked (**Plate 47**). Natural light is provided through skylights set within a modern corrugated roof (**Plate 46**) which is supported by king post timber roof trusses (**Plate 48**).

6.5.2 Through access to G3 and G2 from G1 is now blocked making G1 only accessible externally. The doorway from G1 into G3 contains bullnose reveals. One of the two blocked windows noted externally can be seen, however, a suspended ceiling and plastered walls obscure the second in G1 (**Plate 49**).

6.5.3 Room G3 contains a number of alterations including blocked windows to the west, south and east walls with natural light provided from skylights above (**Plates 50 – 51**). One of the blocked windows now contains a crudely inserted doorway into G5. The floor covering comprises a mixture of stone flags and concrete (**Plate 52**). The modern roof covering is supported by a single queen post timber roof truss with princesses that runs the length of the room along the long axis (**Plate 53**). The wall joints suggest that the east and west walls are of a later date than the north and south.

6.5.4 Area G5 is a defined work area enclosed to the north, west and south by redbrick walls exhibiting evidence of lime wash (**Plate 54**). The focal point of the area is a modern brick hearth that zigzags up to a flue and a chimneystack noted externally (**Plates 54 – 55**). The blocked windows in the north wall indicate that this space is a later addition (**Plate 56**). Brick pavers are noted in the floor (**Plate 57**), however, they have been largely covered with concrete. The corrugated roof covering with skylights is carried by a series of king post roof trusses and purlins; a cast-iron column supports the east truss whereas the remainder are set within the brick walls (**Plate 58**).

6.5.5 To the east of G3 is a long connecting open space (G6) that has two aisles to the south and a further east-west wing (G4) to the east; it also has an enclosed area (G17) to the west at the north end (**Plate 59**).

6.5.6 Area G4 follows the same orientation and scale as G3 (**Plate 60**). Redbrick walls enclose it to the north and west. Unfortunately, portable cabins concealed the north and west walls and so it was not possible to establish the presence and dimensions of any features as noted within G2. Like G3, queen post roof trusses with princesses support the roof. Where the space is open, beams and cast-iron columns support the roof structure (**Plate 61**).

6.5.7 Room G17 is part of an earlier structure belonging to the central range. It is now accessed via two large vehicular openings that have been inserted through earlier windows and doors evidenced by flat brick arches and a segmental brick arch still embedded within the wall at ground floor level. At first floor level the wall contains seven former window openings, (**Plate 62**) and is seven bays in length forming G6 but continues externally, to

the north as previously described, for a further three bays (**Figure 8**). Further internal areas of this nature to the north are now enclosed with blockwork and are discussed later. G17 is a storage area enclosed by a variety of brick and blockwork walls. A series of structural beams cross the room, supporting the ceiling above (**Plates 62 – 63**).

- 6.5.8 Space G6 has undergone a series of alterations, evidenced by the patchwork walls. The north wall contains a vehicular entrance, and the brickwork at first floor level is a later addition (**Plate 65**). A brick pier between G5 and the west aisle of G6 appears to belong to the same phasing (**Plate 65**). Historic openings in the west wall are now all blocked. These are divided by brick piers that are aligned with cast-iron columns. A canopy supported by timber beams covers the west aisle (**Plates 66 – 67**).
- 6.5.9 The south wall of G6 can be divided into three bays. It contains two entrances at ground floor level and a splayed window to the first floor level, all now blocked. Brick piers to this wall align with the aisle divisions of the room, with the east one being reinforced with later brickwork and lengthened to continue the full height of the building (**Plate 68**). The brickwork to the west section at first floor levels appears to be later infill. To the east aisle an additional brick pier and RSJ support upper brickwork that forms part of a series of flues and wall boxes (**Plate 69 – 72**) associated with tool manufacturing and metalwork. In-keeping with the west aisle, the east aisle contains a canopy creating a first floor level, supported by a colonnade of cast iron columns (**Plate 73**) and timber beams (**Plates 70 – 71**). These columns continue the full height of the building and have bolting faces at first floor level (**Plates 65 and 74**). The columns are inscribed with the makers mark 'F DYSON, SWINEGATE, LEEDS' (**Plate 75**).

Warehouse – First Floor

- 6.5.10 The first floor level of the room was not accessible due to health and safety concerns and observations were made from a scaffold platform to the south of the room. This level was divided into three spaces: the double height central nave of G6 and the storage areas of FF5 and FF6, over the west and east aisles of G6 respectively (**Figure 9, Plate 76 – 78**). FF5 is purely a storage platform (**Plate 77**) similar to the south end of FF6 (**Plates 78 – 79**), both containing a series of king post roof trusses (**Plates 77 – 79**). The north end of FF6 within the historic structure of the central range has a series of queen post roof trusses that respect the window openings in the east wall of G6 (west wall of the central range) at this level (**Plates 62 and 80**). The roof structure of G6 at this level respects the alignment and style of king post roof trusses seen above FF5 and FF6, suggesting a contemporary construction; with carpenters marks also noted (**Plates 81 – 83**). A set of skylights allow natural light to flow through at this level.

Office accommodation – Ground floor

- 6.5.11 Within the north end of the central range is the office accommodation for the Site. The principal entrance opens into a hallway, with a porch (**Figure 8, Plate 84**). To the east of the porch is a small under-stairs cupboard (**Plate 85**). The cupboard walls are painted brick and contain a blocked opening to the east wall (**Plate 85**).
- 6.5.12 A reception hatch in the porch allows communication with the office G7 (**Plate 86**). G7 occupies a corner position and natural light flows through barred windows to the north and west. A fireplace in the north-west corner is now boarded over (**Plate 87**). To the south of this area is a small office G8, now used to store office supplies (**Plate 88**) that has a blocked window to the east wall.

- 6.5.13 Hallway G9 connects the porch, G7 (and G8 beyond) with the kitchen G13 and a staircase leading to the first floor level (**Plate 89**). The kitchen G13 appears to be an entirely modern construction with a suspended ceiling (**Plate 90**). Toilet facilities (G11 and G12, **Plate 91**) are accessed directly from this kitchen, comprising a wash area and toilet block with barred windows that interconnect. Rooms G14, G15 and a corridor providing access to the warehouse area G6 (**Plate 92**) also connect to the kitchen G13 at the south end.
- 6.5.14 Room G14 appears to have been constructed as an office with a suspended ceiling and recently plastered walls; however, it is now used for storage (**Plate 93**). Of note, there is a niche in the west wall that indicates the presence of a blocked door. G15 comprises an 'L'-shaped modern office with no natural light (**Plates 94 – 95**). This office provides through access to room G16. This comprises another modern office with no natural light and further access to warehouse G6 (**Plate 96**).

Office accommodation – First Floor

- 6.5.15 The modern staircase that leads to the first floor level is 'L' shaped in plan with a half landing to the north-east corner (**Figure 9, Plate 97**). The upper section crosses a transom light above the principal entrance, now blocked (**Plate 98**). The upper landing FF1 is a small area lit by two windows in the north wall. There is a niche on the south wall (**Plate 99**). Two doors lead to a small cupboard FF1 that encloses the chimneybreast of the corner fireplace in G7 (**Plate 100**).
- 6.5.16 Further office space is provided by room FF3 that spans the full width of the central range and is lit from barred windows in the west and east walls (**Plate 101**). A private office FF4 occupies the north-west corner of FF3. The south wall of this office bisects a window in the east wall suggesting that this room and FF3 were originally one space (**Plates 101 – 102**). The north wall contains a dogleg (**Plate 102**) which accounts for the niche noted in FF2 (**Plate 99**), but offers no explanation.

7 DISCUSSION

7.1 Conclusions

- 7.1.1 At least seven phases of construction with ongoing alterations have been identified at the Site. The first phase is associated with the construction of Holbeck Mills built in the later 18th century (**Figure 10**) to which the wall shown to the east of G3 (**Figure 8; Plate 43**) and rooms G3 and G4 belong, which follow the same orientation, and contain the same roof structure (**Figure 8; Plates 50 – 51 and 60**). The majority of this phase was reduced between 1999-2009.
- 7.1.2 The central and east ranges appear to have been constructed between 1815 and 1831 (**Figure 10**). Although the east aisle of G6 is included within this phase, the internal arrangement as it currently exists was a much later development. It is possible that the north part of the central range comprising rooms G7 – G17, FF1 - FF3 and the north section of FF6 date to an earlier phase. A small rectangular building is shown at this approximate location in 1815 (**Figure 2**) but it is not possible to deduce due to inaccuracies of the mapping. This north end is certainly of a differing composition to the south end, which may have been an enclosed or covered yard at the stage or the original building was part demolished. Any internal evidence has been removed by the insertion of modern office accommodation at the north end.

- 7.1.3 The small room G1 appears on the 1836 Tithe Map (not reproduced) but is better defined on the 1847 OS map (not reproduced). The corridor type structure shown on the 1847 map clearly relates to the blocked doorway in G2 (**Figure 8; Plate 47**). Although the north-west extension (G2) probably removed this corridor, the blockwork in the doorway is relatively modern.
- 7.1.4 The chimneystack against the north-east corner of the central range first appears on the 1854 OS map (**Figure 4**) but is possibly related to an upgrade to a 70 h.p. steam engine circa 1834. However, it is not possible to ascertain to which area of the mill the steam engine was fitted.
- 7.1.5 The turn of the century saw a major phase of construction. Since the late 19th century tool manufacturing had become increasingly predominant at Holbeck Mills. The addition of G2 and construction of the south-west range are probably intrinsic to this development. Wall boxes indicate former power transmission in G2 and the west wall of G6 (**Figure 8**), possibly associated with tool manufacturing at the Site. The cast-iron columns in G6 are inscribed with the maker's mark of Frederick Dyson (**Plate 75**), who started producing goods in his own name from 1882, which would date them to between 1882 and 1903; after 1903 which Frederick Dyson's sons were formally recognised in the business (Dyson and Hills 2012). These cast-iron columns contain bolting faces. Bolting faces indicate the presence of lineshafting, the method used for transmission of power in textile mills. However, these are not orientated with any known power source and were probably reused as columns at ease rather than of the transmission of power.
- 7.1.6 The final phase of development is the enclosure of the areas G5 and north end of G6 between 1908 and 1921 (**Figure 10**). Between 1910 and 1914 M. Glover was using Holbeck Mills to produce fire wood which could relate to the hearth in G5. However, this venture was short lived as he moved to the adjacent New Hall Mills. Equally, the hearth could have been for a machine boiler or metalworking. Brick paviers in G5 could be associated with a fireproof floor or they may date to when the area was an external yard.
- 7.1.7 The north elevation of the central range appears to have undergone rebuilding. However, it is not possible to date this as no evidence exists from historic mapping and any internal details have been either removed or covered by modern retrofitting. It is clear that the office accommodation is very modern; evidenced by blockwork construction, the truncation of earlier window openings, and most obviously, the obstruction of the transom light to the principal entrance in FF1 by the current staircase (**Plate 98**).
- 7.1.8 The east range, historically part of Low Hall Mills, appears to have been constructed between 1815 and 1831 (**Figure 3**). The west wall of the range is stone coursed for the majority of its length at the lower courses. This could indicate that the building was constructed within the constraints of a historic boundary, however, there is no such boundary upon the 1815 town plan (**Figure 2**).
- 7.1.9 The whole of the east range is shown in the 1831 Town Plan (**Figure 3**) including rooms G22-G23, concluding that rooms G22 and G23 are of a different phase to the main part of the building, evidenced by a straight joint. Rooms G21 – 23 all contain a jack arched ceiling (**Plates 8, 10, 12 – 13**) which was a method used for fireproofing. It is likely given the arrangement of the rooms (**Figure 8**) that these were used to house an engine and a boiler respectively. Rooms G18 – G20 were originally constructed as a single space. It is probable that this space, and indeed the floors above, both present and removed, were



used primarily for textile production. This is ascertained by the functional layout observed and the taking-in doors present at first floor level. Although different industries are listed as being at Low Hall Mills, the remainder of the complex does not form part of this investigation, therefore a holistic view of the mill cannot be determined.

7.2 Archive

- 7.2.1 The recording of Low Hall Mills has produced a drawn, written and photographic archive which is currently held in Wessex Archaeology's Sheffield Office and will be delivered to the West Yorkshire Archives Leeds Office for deposition in due course. The photographic negatives will be deposited with WYAAS. If necessary, the paper records of the site archive will be security microfilmed prior to deposition.
- 7.2.2 An OASIS form will be completed at <http://ads.ahds.ac.uk/projects/oasis> for inclusion in the ADS database. This will include an electronic copy of this report in PDF format which will be accessible six months after deposition.

8 BIBLIOGRAPHY

8.1 References

- CIfA, 2014, Standard guidance for the archaeological investigation and recording of standing building or structures.
- Connel, E. J., 1975, *PhD Thesis: Industrial Development in South Leeds 1790-1914*.
- Dyson, T. and Hills, G., 2012, 'A Roundhay Ironfounder, Fredrick Dyson (1847-1912) and his work' in *Oak Leaves, Part 12, Autumn 2012*. ODHS
- Giles, C. and Goodhall, I., 1992, *Yorkshire Textile Mills: The Buildings of the Yorkshire Textile Industry 1770 – 1930*. HMSO
- Historic England, 2016, *Understanding Historic Buildings: A guide to good recording and practice*
- Leeds City Council, 2005, *Holbeck Conservation Area Appraisal*
- Mills, A. D., 1991, *A Dictionary of English Place-Names*
- Ward, M. F., 1972 *PhD Thesis: Industrial Development and Location in Leeds North of the River Aire, 1775 to 1914*
- WYAAS, 2016a, *Specification for Photographic Archaeological & Architectural Building Recording at Low Hall Mills, Holbeck, Leeds*
- WYAAS, 2016b, 4th ed, *HER entry: Holbeck Mills ref:6605*
- WYAAS, 2016c, 5th ed, *HER entry: Low Hall Mills ref 6606*

8.2 Consulted online sources

- British Geological Survey. Available at : <http://mapapps.bgs.ac.uk/geologyofbritain/home.html> (Accessed 09/12/2016)
- British History Online: Holbeck. Available at : <http://www.british-history.ac.uk/topographical-dict/england/pp524-527#s16> (Accessed 09/12/2016)
- Old-maps.co.uk. Available at: <https://www.old-maps.co.uk/#/Map/429500/432500> (Accessed 09/12/2016)
- Tracks in Time: The Leeds Tithe Map Project. Available at : <http://locateit.leeds.gov.uk/tithemaps/> (Accessed 09/12/2016)
- Daft Logic. Available at <https://www.daftlogic.com/sandbox-google-maps-find-altitude.htm> (Accessed 09/12/2016)

8.3 Consulted cartographic sources

- 1815 Giles Town Plan
- 1831 Fowler Town Plan



- 1836 Tithe Map (Tracks in Time)
- 1847 Town Plan (old maps)
- 1898 OS
- 1908 OS
- 1921 OS
- 1956 OS
- Aerial photo dated 1999 (Tracks in Time)
- Aerial Photo dated 2009 (Tracks in Time)



9 APPENDIX I: PHOTOGRAPHIC REGISTERS

Film 01						
Format		35mm	Type	B&W	Photographer	M. Calderón
Frame	JPEG/ TIFF	Description	View from	Date	Report Plate (D=duplicate)	
1	0123	General view of G14	NE	03.11.16	93	
2	0122	View of corridor to G6	E	03.11.16	92	
3	0120	View of the ladies toilet, G12	E	03.11.16	92	
4	0119	General view of kitchenette, G15	N	03.11.16	90	
5	0118	General view of under stairs cupboard showing blocked window, G10	W	03.11.16	85	
6	0117	General view of porch area of G9	S	03.11.16	84	
7	0115	General view of G7 showing hatch	SW	03.11.16	86	
8	0116	Detail of boarded over corner fireplace in G7	SE	03.11.16	87	
9	0114	General view of G8	NE	03.11.16	88	
10	0113	General view of G9	S	03.11.16	89	
11	0111	View of niche above stairwell, FF1	W	03.11.16	99	
12	0110	View of north wall to stairwell FF1 showing windows and blocked transom light	E	03.11.16	98	
13	0108	General view of FF4	W	03.11.16	102	
14	0107	General view of FF2	E	03.11.16	100	
15	-	VOID	-	-	-	
16	0105	General view of office FF3	SE	03.11.16	101	
17	0105	General view of office FF3	SW	03.11.16	101	
18	0077	Detail of hearth in G6	NE	03.11.16	55	
19	0076	View of blockings in the north wall of G6	SE	03.11.16	56	
20	0074	Detail of roof structure showing king post truss to G6	E	03.11.16	58	
21	-	VOID	-	-	-	
22	0070-1	Detail of roof structure showing king post truss to G2	E	03.11.16	48	
23	0066	Detail of stone flags in G3	NW	03.11.16	52	
24	0061	Detail of roof structure showing king post roof truss to G3	SW	03.11.16	53	
25	0060	Detail of blockings within the west elevation	W	03.11.16	36	
26	0053	View of blockings within the southern section of the west elevation	SW	03.11.16	40	
27	0051-2	View of blockings within the southern section of the west elevation	W	03.11.16	41	
28	0041	Oblique view of the north elevation showing entrance to G1	NW	03.11.16	32	
29	0038-9	View of the norther section of the west elevation showing blockings	W	03.11.16	35	
30	0023	General view of room G21	E	03.11.16	11	
31	0024	View of the east wall in G23	SW	03.11.16	9	
32	0023	View of the south wall in G23	N	03.11.16	8	
33	0022	Detail of segmental brick (jack) arch in G21	S	03.11.16	14	
34	0021	View of segmental brick (jack) arches in G21	SW	03.11.16	13	
35	0013	View of north wall to second and third floor of eastern range, now demolished	SE	03.11.16	24	
36	-	ID shot	-	03.11.16	-	



Film 02						
Format		35mm	Type	B&W	Photographer	M. Calderón
Frame	JPEG/ TIFF	Description	View from	Date	Report Plate (D=duplicat e)	
1	0205	Detail of joint between trusses of the central range (central and east aisle) in G6	S	04.11.16	82	
2	0204	Detail of king post truss above central range (central aisle) showing carpenters marks, G6	S	04.11.16	81	
3	0196	General view of G6 from first floor level	S	04.11.16	76	
4	0195	View of storage area FF5	SE	04.11.16	77	
5	0194	View of storage area FF6	SW	04.11.16	78	
6	0178	General view of G6	N	04.11.16	59	
7	0177	View of north elevation showing a blocked entrance between the ranges	NW	04.11.16	28	
8	0175-6	Oblique view of the north elevations	NE	04.11.16	26	
9	0174	View along access road, 'Low Hall Place' to the Site	E	04.11.16	25	
10	0173	View of the south elevation of north-east range	S	04.11.16	2	
11	0171	View through opening of the first floor level of the east range	NE	04.11.16	22	
12	0170	View through opening of the first floor level of the east range	SE	04.11.16	23	
13	-	View of the east elevation of the building adjoining the Site to the south, showing staircase that provided access to the east range	W	04.11.16	7	
14	0014	Oblique view of the south elevation of the east range	SE	04.11.16	6D	
15	0168	General view of G20	NE	04.11.16	16	
16	0166	General view of G19	E	04.11.16	17	
17	0168	General view of G19	SE	04.11.16	18	
18	0161	General view of G19	NE	04.11.16	19	
19	0156	General view of the northern end of G19	SE	04.11.16	20	
20	0151	General view of G18	SE	04.11.16	21	
21	0151	General view of G18	E	04.11.16	21D	
22	0143-4	Detail of pavers in G5	W	04.11.16	57	
23	0141-2	View of FF6 from ground floor level	SW	04.11.16	80	
24	0136-40	View of FF6 from ground floor level	NW	04.11.16	79	
25	0135	Detail of queen post truss to G4	E	03.11.16	61	
26	0134	Detail of king post truss north end of G6	S	03.11.16	59	
27	0133	Detail of flues in G6	W	03.11.16	72	
28	0132	View of south wall in G6	N	03.11.16	69	
29	0131	Detail of cast-iron column in G6	E	03.11.16	74	
30	0129	Detail of makers mark 'F. Dyson Swinegate. Leeds' on cast-iron column in G6	SW	03.11.16	75	
31	0128	Detail of makers mark 'F. Dyson Swinegate. Leeds' on cast-iron column in G6	SW	03.11.16	75D	
32	0130	View along colonnade in G6 that support FF6 above	S	03.11.16	73	
33	0127	View of typical bay to north end of east aisle showing G17 with FF6 above	W	03.11.16	63	
34	-	VOID	-	-	-	
35	124	General view of G16	E	03.11.16	96	
36	-	ID shot	-	03.11.16	-	



Film 03						
Format		Medium Format	Type	B&W	Photographer	A. Wilson
Frame	TIFF/ JPEG	Description	View from	Date	Report Plate (D=duplicate)	
1	0001	General view of the principal entrance to Low Hall Mills	N	03.11.16	1	
2	0004	Oblique view of the south elevation of the north-east range	E	03.11.16	3	
3	0007	Oblique view of the east elevation of the east range	NE	03.11.16	4	
4	0010	View of the east elevation of the south end of the east range	E	03.11.16	5	
5	0015	View of the east elevation of the building adjoining the Site to the south, showing staircase that provided access to the east range	E	03.11.16	7D	
6	0014	View of the south elevation of the east range	SE	03.11.16	6	
7	0016	General view of G20	S	03.11.16	15	
8	4717	General view of G21	SW	03.11.16	12	
9	4720-2	General view of G22	N	03.11.16	10	
10	0026-7	View of mill building to the north-west of the Site		03.11.16	45	

Film 04						
Format		Medium Format	Type	B&W	Photographer	A. Wilson
Frame	TIFF/ JPEG	Description	View from	Date	Report Plate (D=duplicate)	
1	0028-9	View of the north elevation of the central range	N	03.11.16	29	
2	0030	Oblique view of the north elevation of the central and north east ranges	NW	03.11.16	27	
3	0033	View of the north elevation of the building attached to the west range	N	03.11.16	30	
4	0035	Oblique view of the north elevation of all ranges	NE	03.11.16	31	
5	0036	View of west elevation of west range	NW	03.11.16	33	
6	0040	General view of G1	N	03.11.16	49	
7	0042	View of the west elevation of the central section of the west range	W	03.11.16	34	
8	0046	View of the west elevation of the south end of the west range	W	03.11.16	39	
9	0048	Oblique view of the west elevations	SW	03.11.16	37	
10	0049	View of scarring left by a demolished building abutting the south-west corner of the west elevation	NW	03.11.16	42	



Film 05						
Format		Medium Format	Type	B&W	Photographer	A. Wilson
Frame	TIFF/ JPEG	Description	View from	Date	Report Plate (D=duplicate)	
1	0054	View of the south elevation of the projecting west ranges	SW	03.11.16	38	
2	0056	View of the north elevation of stand-alone wall to the west of the Site	N	03.11.16	43	
3	0058	View of the boundary wall to the north-west of the Site	S	03.11.16	44	
4	0064	General view of G3	S	03.11.16	50	
5	0064	General view of G3	SE	03.11.16	50D	
6	0064	General view of G3	NW	03.11.16	51	
7	0068	General view of G2	SW	03.11.16	46	
8	0069	General view of G2	SE	03.11.16	47	
9	0075	General view of G5	E	03.11.16	54	
10	0075	General view of G5	E	03.11.16	54D	

Film 06						
Format		Medium Format	Type	B&W	Photographer	A. Wilson
Frame	TIFF/ JPEG	Description	View from	Date	Report Plate (D=duplicate)	
1	0078	Oblique view of the west aisle of G6	NE	03.11.16	66	
2	0081	Oblique view of the west aisle of G6	SE	03.11.16	67	
3	0082	Oblique view of the east aisle of G6	SW	03.11.16	71	
4	0083	Oblique view of the east aisle of G6	NE	03.11.16	70	
5	0084	View of the south wall of G6	N	03.11.16	68	
6	0086	General view of G6	SE	03.11.16	65	
7	0094	General view of G17	SW	03.11.16	64	
8	0095-97	View of the east wall of the central aisle. G6, at the north end	SE	03.11.16	62	
9	0099	General view of G4	SE	03.11.16	60	
10	0100	General view of G15	N	03.11.16	94	

Film 07						
Format		Medium Format	Type	B&W	Photographer	A. Wilson
Frame	TIFF/ JPEG	Description	View from	Date	Report Plate (D=duplicate)	
1	-	General view of G15	E	03.11.16	95D	
2	0101	General view of G15	E	03.11.16	95	
3	-	General view of G15	E	03.11.16	95D	
4		General view of staircase leading from G9 to FF1	S	03.11.16	97	
5	-	VOID	-	03.11.16	-	



10 APPENDIX II: WYAAS SPECIFICATION FOR PHOTOGRAPHIC ARCHAEOLOGICAL & ARCHITECTURAL BUILDING RECORDING

**SPECIFICATION FOR PHOTOGRAPHIC ARCHAEOLOGICAL &
ARCHITECTURAL BUILDING RECORDING AT LOW HALL MILLS, HOLBECK,
LEEDS
(SE 29024 32651)**

Specification prepared at the request of the Mr Simon Wyatt of John Wyatt Ltd. on behalf of Leeds City Council (Planning Permission 16/00964/FU)

1 Summary

A building record (photographic survey) is required to identify and document items of archaeological and architectural interest prior to the demolition of parts of the early 19th century Low Hall Mills and Holbeck Mills and a later Victorian engineering works which occupied the site.

This specification for the necessary work has been prepared by the West Yorkshire Archaeology Advisory Service, the curators of the West Yorkshire Historic Environment Record.

NOTE: The requirements detailed in paragraphs 6.1.1 to 6.1.5 inclusive, 8.3 and 8.4 are to be met by the archaeological contractor prior to the commencement of fieldwork by completing and returning the attached form to the WY Archaeology Advisory Service.

2 Site Location and Description

2.1 Location

(Grid ref. SE 29024 32651)

The application site is located c. 2km to the south-west of Leeds city centre to the south of Holbeck Lane and west of Triumph Close. The site is included within the Holbeck Conservation area because of its significance as a site of early textile manufacturing.

The buildings affected by the demolition include two roughly north-south ranges, an extension to the west and an area which contains the truncated remains of Holbeck Mills. The buildings have a footprint 1500m² and are located in the Historic Township of Holbeck.

2.2 Description

The buildings of interest comprise red brick built structures dating from the early 19th century with structural elements in wood and cast iron. The earliest structures present are the fragmentary and truncated remains of Holbeck Mills (WYHER PRN 6605) which are arranged on an east to west alignment in the western part of the site.

Two north-south aligned ranges in the centre of the site date to before 1831 and are likely be the original Low Hall Mills (PRN 6606) (although see below for further discussion). Both were constructed as long narrow ranges which, in the case of the eastern range was possibly 4 stories high. Whilst the western range may also have originally been built to a similar height its adaptation during the later 19th century currently masks evidence of this. The 1874 Holbeck Lane front to Low Hall Mills is attached to the north-eastern corner of the eastern range. The eastern range forms what is now the western side of a courtyard with buildings aligned on Triumph Close forming its eastern side.



The eastern range has depressed arch window & door openings with lintels in plain brick. The western range has suppressed arch window heads constructed from brick voussoirs. The first floor windows of the western range are low and almost square. However this western range has been heavily altered with its northern end being largely rebuilt and a single storey engineering works added to its west. A narrow brick chimney rises from a smithing (?) hearth within western bays of the engineering works. This works has also been heavily altered but it can be observed that its northern side originally had tall round-headed windows, a form commonly used in the engineering workshops of Leeds.

The interior of the eastern range was viewed through a window. Its first floor structure is of wood and one bearing box, evidence of powered processes, was observed.

The western range and extensions comprise a covered yard or erecting shop, elements of the earlier mill building and the extensions described above. The covered yard comprises a robust cast iron column and brick 'nave'. Bolting faces on some columns indicate the presence of line shafting whilst slightly higher set brackets may be an indication of an overhead crane. This phase of the works generally has wooden king post roof trusses.

A gap is present between the two early 19th century ranges. This was closed at both its northern and southern ends and it is not known if a link existed between the two buildings. To the north a square section industrial brick chimney survives in this gap but it is not known which of the two early ranges it served.

3 Planning Background

The WYYAS were contacted by Mr Simon Wyatt of John Wyatt Ltd. (Braithwaite Street, Holbeck, Leeds LS11 9XE Tel.: 0113 244 4151) and asked to prepare this specification for building recording in advance of the demolition of the building described above. This work is to be carried out under planning permission 16/00964/FUL. The WY Archaeology Advisory Service (as Leeds City Council's archaeological advisor) has prepared this specification in order to allow the owners to meet the terms of an archaeological condition which has been placed on the consent (Condition 12).

4 Archaeological Interest

4.1 Historical Background

The remains of Holbeck Mill in the western part of the site may potentially date to the late 18th century and represent evidence of the first generation of purpose built woollen textile mills (PRN 6065). The 1840s tithe map strongly suggests that the western of the two north south ranges formed part of the Holbeck Mill Complex.

Low Hall Mills was built to the south and west of Holbeck Low Hall in 1827 as a flax spinning mill for the partnership of Titley, Tatham and Walker. Flax and linen cloth were major industries in Leeds until the third quarter of the 19th century. The works appears to have occupied a group of discrete structures and the Low Hall survived the founding of the works and is still shown on the Ordnance Survey 1:10560 map 20 years later in 1847. The Low Hall was demolished and its site redeveloped as a mill in the 1870s.

The eastern subject building is shown on Fowlers' 1831 map of Leeds but illustrated as an outline only on the early 1840s tithe map which may suggest it was not in use or occupied. Low Hall Mill is described as fireproof and steam powered at this date (PRN 6066). Whilst there is limited evidence of the latter the subject buildings are not of fireproof construction and it is possible that the long narrow buildings functioned as warehouses or, potentially, unpowered loom shops for weaving linen on the Low Hall Mills estate.

Both Holbeck and Low Hall Mills ceased their principal textile work in the later 19th century. A succession of engineering companies occupied and adapted the eastern part of Holbeck Mill (western part of the site), most notably M. Glover & Co. manufacturers of wood cutting machinery. Low Hall Mills was latterly used for the manufacturer of Union Cloth, combing worsted wool warp and cotton weft, food stuffs and light engineering.

The subject buildings represent elements of two early textile manufacturing complexes and are important evidence of the development of this industry in Leeds. In both cases the preparation of yarn and finishing of cloth was the principal role of the 'mill' at this time. The adaptation of Holbeck Mills as an engineering works is illustrative of the changing emphasis of Leeds' industries and the adaptation of older textile manufacturing premises for new uses.

4.2 Impact of proposed development

The buildings described above will be demolished with the attendant loss of historic fabric.

5 Aims of the Project

5.1 The aim of the proposed work is to identify and objectively record by means of photographs any significant evidence for the original and subsequent historical form and functions of the buildings and place this information in the public domain.

5.2 The buildings should be analysed and interpreted as an integrated system intended to perform a specialised function(s). The archaeologist on site should give particular attention to reconstructing as far as possible the functional arrangements and division of the building type. The roles of historical plan form, technical layout and circulation should all be considered in this process of interpretation.

5.3 This archaeological record should be placed in the public domain by depositing it with the WY Historic Environment Record (Registry of Deeds, Newstead Road, Wakefield WF1 2DE).

5.5 The WYAAS have produced a research agenda for the study of county's industrial heritage and the relevant section of this document should be referred to in the course of recording tLow Hall Mills. The Industrial Research Agenda can be downloaded from <http://www.archaeology.wyjs.org.uk/wyjs-archaeology-research.asp> or contact the relevant WYAAS officer (see email address below).

6 Recording Methodology

6.1 General Instructions

6.1.1 Health and Safety

The archaeologist on site will naturally operate with due regard for Health and Safety regulations. The contractors' attention is again drawn to the poor structural condition of the site, with particular reference to detail of structural problems. Prior to the commencement of any work on site (and preferably prior to submission of the tender) the archaeological contractor is required to carry out a Risk Assessment on these structures in accordance with the Health and Safety at Work Regulations. On the basis of this Risk Assessment, the contractor should then submit in writing to the WY Archaeology Advisory Service and to developer a strategy for safe access, including any requirements for additional scaffolding, shoring, reinforced walkways, mechanical platforms etc. The contractor may also consider the possibility of applying remote measuring techniques but must discuss the use of such techniques with the WYAAS before employing them. The contractor is expected to make a reasonable effort to execute the recording work. If a portion of the complex is legitimately judged to be inaccessible without breach of the Health and Safety at Work Regulations, even with the provision of additional reinforcement, then confirmation of this judgement by a competent and appropriately qualified individual or organisation must be submitted in writing to the West Yorkshire Archaeology Advisory Service. The archaeological contractor should identify any contaminants which constitute potential Health and Safety hazards (e.g. chemical drums) and make arrangements with the client for decontamination/making safe as necessary and appropriate. The WY Archaeology Advisory Service and its officers cannot be held responsible for any accidents or injuries which may occur to outside contractors engaged to undertake this survey while attempting to conform to this specification.

6.1.2 Confirmation of adherence to specification

Prior to the commencement of any work, the archaeological contractor must confirm in writing adherence to this specification (using the attached form), or state in writing (with reasons) any specific proposals to vary the specification. Should the contractor wish to vary the specification, then written confirmation of the agreement of the WY Archaeology Advisory Service to any variations is required prior to work commencing. Unauthorised variations are made at the sole risk of the contractor (see para. 8.3, below). Modifications presented in the form of a re-written project brief will not be considered by the West Yorkshire Archaeology Advisory Service.

6.1.3 Confirmation of timetable and contractor's qualifications

Prior to the commencement of *any work*, the archaeological contractor must provide WYAAS in writing with:

- a projected timetable for the site work
- details of project staff structure and numbers
- names and CVs of key project members (the project manager, site supervisor, any proposed specialists, sub-contractors etc.)
- details of any specialist sub-contractors

All project staff provided by the archaeological contractor must be suitably qualified and experienced for their roles. In particular, staff involved in building recording should have proven expertise in the recording and analysis of industrial buildings. The timetable should be adequate to allow the work to be undertaken to the appropriate professional standard, subject to the ultimate judgement of WYAAS.

6.1.4 Site preparation

Prior to the commencement of work on site the archaeological contractor should identify all removable modern material (including modern machinery) which may significantly obscure material requiring an archaeological record, and should contact the developer in order to make arrangements for their removal (if necessary, under archaeological supervision). It is not the intention of this specification that large-scale removal of material of this type should take place with the archaeological contractor's manpower or at that contractor's expense.

6.1.5 Documentary research

A file on this site is held in the West Yorkshire Historic Environment Record (Registry of Deeds, Newstead Road, Wakefield WF1 2QP ☎ 01924 306797 wyher@wysis.org.uk). Prior to the commencement of work on site, the contractor should consult the HER record in order to inform the archaeological recording by providing background information with regard to function and phasing.

Please note that the HER makes a charge for commercial consultations.

6.1.6 Use of existing plans

It is not currently known if as existing plans of the subject buildings exist. If appropriate drawings do exist then these plans **should** be used as the basis for any annotation relative to the photographic record and a phase plan which shall be re-drawn as necessary. It is the archaeological contractors' responsibility to obtain the appropriate copyright permissions for any original material employed as a basis for further work.

6.1.7 If existing drawings are not available then an accurate sketch plan of the site/building layout, marked with a north pointer, should be derived from the most appropriate large-scale historic mapping and reproduced at an appropriate scale (not smaller than 1:100). This plan should then be used for any annotation relative to the photographic record and production of a phase plan

6.2 Sequence of recording

6.2.1 Initial record

As a result of the modern partitioning and remodelling of the former mill buildings, recording work should take place in two stages. The structures should initially be recorded as extant, with due provision made for the removal of any debris or modern material, partitions etc. which may obscure fabric or features requiring an archaeological record (para 6.1.4 above).

6.3 Written Record

The archaeologist on site should carefully examine all parts of each building prior to the commencement of the drawn and photographic recording, in order to identify all features relevant to its original use and to obtain an overview of the development of the building and of the site as a whole. As part of this exercise, the archaeologist on site should produce written observations (e.g. on phasing; on building function) sufficient to permit the preparation of a report on the structure. The crucial requirement is that each room should be examined individually, that the results of that examination should be noted in a systematic fashion, and that these objective observations should

be used to inform an analytical interpretation of the overall development and operation of the site.

6.4 Drawn Record

6.4.1 Drawings required

A phase plan of the existing buildings and remains of Holbeck Mill is required in addition to photograph location plans (see sections 6.5.7).

6.5 Photographic Record

6.5.1 External photographs

An external photographic record should be made of all elevations of each building, from vantage points as nearly parallel to the elevation being photographed as is possible within the constraints of the site. The contractor should ensure that all visible elements of each elevation are recorded photographically; this may require photographs from a number of vantage points. A general external photographic record should also be made which includes a number of oblique general views of the buildings from all sides, showing them and the wider complex as a whole in their setting. In addition, a 35mm general colour-slide survey of the buildings should also be provided (using a variety of wide-angle, medium and long-distance lenses). While it is not necessary to duplicate every black-and-white shot, the colour record should be sufficiently comprehensive to provide a good picture of the form and general appearance of the complex and of the individual structures. The colour slide record should include some internal shots (See para. 6.5 below for possible use of digital photography).

6.5.2 Internal photographs

A general internal photographic record should be made of the buildings. General views should be taken of *each room* or discrete internal space from a sufficient number of vantage points to adequately record the form, general appearance and manner of construction of each area photographed. In areas which are wholly modern in appearance, character and materials, a single shot to record current appearance will suffice.

6.5.3 Detail photographs

In addition, detailed record shots should be made of:

- Roof structures
- Evidence of industrial activities
- Evidence of the generation and distribution of power
- Original fenestration, glazing and door opening
- Any significant changes in construction material – this is intended to include significant changes in stone/brick type and size, columns etc.
- Any blocked, altered or introduced openings
- Evidence of original vertical access, hoists, lifts etc.
- Evidence for phasing, and for historical additions or alterations to the building.
- Evidence of original plan form, subdivisions and use
- Evidence of original method of construction
- Any evidence of the original heating arrangements (central heating, boiler rooms, supplementary heating in individual rooms and spaces)

Elements for which multiple examples exist (e.g. each type of roof truss, column or window frame) may be recorded by means of a single representative illustration. **N.B.** Detail photographs must be taken at medium-to-close range and be framed in such a way as to ensure that the element being photographed clearly constitutes the principal feature of the photograph.

6.5.4 Equipment

General photographs should be taken with a Large Format camera (5" x 4" or 10" x 8") using a monorail tripod, or with a Medium Format camera which has perspective control, using a tripod. The contractor must have proven expertise in this type of work. Any detail photographs of structural elements should if possible be taken with a camera with perspective control. Other detail photographs may be taken with either a Medium Format or a 35mm camera. All detail photographs must contain a graduated photographic scale of appropriate dimensions (measuring tapes and surveying staffs are not considered to be acceptable scales in this context). A 2-metre ranging-rod, discretely positioned, should be included in a selection of general shots, sufficient to independently establish the scale of all elements of the building and its structure.

6.5.5 Film stock

All record photographs to be black and white, using conventional silver-based film only, such as Ilford FP4 or HP5, or Delta 400 Pro (a recent replacement for HP5 in certain film sizes such as 220). Dye-based (chromogenic) films such as Ilford XP2 and Kodak T40CN are unacceptable due to poor archiving qualities.

6.5.6 Digital photography

Digital photography: as an alternative for colour slide photography, good quality digital photography may be supplied, using cameras with a minimum resolution of 10 megapixels. Digital photography should follow the guidance given by Historic England in Digital Image Capture and File Storage: Guidelines for Best Practice, July 2015. Note that conventional black and white print photography is still required and constitutes the permanent record. Digital images will only be acceptable as an alternative to colour slide photography if each image is supplied as both a JPEG and a TIFF versions. The latter as an uncompressed 8-bits per channel TIFF version 6 file of not less than 25Mbs (See section 2.3 of the Historic England guidance). The contractor must include metadata embedded in the TIFF file. The metadata must include the following: the commonly used name for the site being photographed, the relevant centred OS grid coordinates for the site to at least six figures, the relevant township name, the date of photograph, the subject of the photograph, the direction of shot and the name of the organisation taking the photograph. Any digital images are to be supplied to WYAAS on gold CDs by the archaeological contractor accompanying the hard copy of the report.

6.5.7 Printing

6.5.6a Record photographs should be printed at a minimum of 6" x 4". In addition, a small selection of photographs (the best of the exterior setting shots and interior shots and relevant structural details) should be printed at 10" x 8". It is envisioned that 2 larger prints will be required. Bracketed shots of identical viewpoints need not be reproduced, but all viewpoints must be represented within the report.

6.5.6b Prints may be executed digitally from scanned versions of the film negatives, and may be manipulated to improve print quality (but not in a manner which alters detail or perspective). All digital prints must be made on paper and with inks which are certified against fading or other deterioration for a period of 75 years or more when used in combination. If digital printing is employed, the contractor must supply details of the paper/inks used in writing to the WY Archaeology Advisory Service, with supporting documentation indicating their archival stability/durability. Written confirmation that the materials are acceptable must have been received from the WYAAS prior to the commencement of work on site.

6.5.7 Documentation

A photographic register detailing (as a minimum) location, direction and subject of shot must accompany the photographic record; a separate photographic register should be supplied for any colour slides or for colour digital photographs. The position and direction of each photograph and slide should be noted on a copy of a plan of each building, which should also be marked with a north pointer; separate plans should be annotated for each floor of each building

7. Post-Recording Work and Report Preparation

7.1 After completion of fieldwork

Prior to the commencement of any other work on site, the archaeological contractor should arrange a meeting at the offices of the WY Archaeology Advisory Service to present a photo-location plan, and photographic contact prints adequately referenced to this plan (material supplied will be returned to the contractor). Copies of the slides or digital photographs should also be brought in for checking. **N.B.** if full-sized prints or digital versions of contact sheets are supplied for this purpose, they must be accompanied by a sample of the processed negatives. If appropriate, the WY Archaeology Advisory Service will then confirm to Leeds District Planning Services that fieldwork has been satisfactorily completed and that other work on site may commence (although discharge of the archaeological condition will not be recommended until the watching brief has been undertaken and a completed copy of the full report and photographic record has been received and approved by the West Yorkshire Archaeology Advisory Service). Please note that as of the 1st April 2011, the WYAAS will charge the archaeological contractor a fee for each fieldwork verification meeting.

7.2 Report Preparation

7.2.1 Report format and content

A written report should be produced. This should include:

- an executive summary including dates of fieldwork, name of commissioning body, and a brief summary of the results including details of any significant finds, the planning reference number and condition number.
- an introduction outlining the reasons for the survey
- a brief architectural description of the buildings correlated to the photographic record and phase plan, presented in a logical manner, (as a walk around and through the buildings, starting with setting, then progressing to all sides of the structures in sequence, and finally to the interior from the ground floor up) and correlated/fully referenced to the drawn and photographic record.
- a discussion placing the buildings in their local, regional and national, historical and technological contexts, describing and analysing the development of individual structures and of the mill complex as a whole. This analysis should

consider the position of the buildings in an integrated system intended to perform a specialised function, with particular attention being given to historical plan form and technical layout.

The architectural description should be fully cross-referenced to the phase plan and photographic record, sufficient to illustrate the major features of the site and the major points raised. It is not envisaged that the report is likely to be published, but it should be produced with sufficient care and attention to detail to be of academic use to future researchers. A copy of this specification and a quantified index to the field archive should also be bound into the back of the report. The cover sheet should include a centred eight-figure OS grid reference and the name of the township in which the site is located (Leeds).

7.2.2 Report Illustrations

Illustrations should include:

- a location map at a scale sufficient to allow clear identification of the site type in relation to other buildings in the immediate area
- an overall keyed plan of the site showing the surveyed buildings in relation to each other and others buildings on the site
- any relevant historic map editions, with the position and extent of the site clearly indicated
- Any relevant historic plans and photographs
- A phase plan of the subject buildings
- a complete set of site drawings at a legible scale, on which position and direction of each photograph has been noted
- any additional illustrations pertinent to the site
- a complete set of good-quality laser copies of all photographs (reproduced at a minimum of 6" by 4").

The latter should be bound into the report in the same logical sequence employed in the architectural description (Para. 7.2.1 above) and should be appropriately labelled (numbered, and captioned in full). When captioning, contractors should identify the individual photographs by means of a running sequence of numbers (e.g. Plate no. 1; Plate no. 2), and it is this numbering system which should be used in cross-referencing throughout the report and on the photographic plans. However, the relevant original film and frame number should be included in brackets at the end of each caption.

7.3 Report deposition

7.3.1 General considerations

7.3.1a The report should be supplied to the client and identical copies supplied to the West Yorkshire HER, the WY Archive Service and to the Oasis project. A recommendation from WYAAS for discharge of the archaeological condition is dependant upon receipt by WYAAS of a satisfactory report which has been prepared in accordance with this specification. Any comments made by WYAAS in response to the submission of an unsatisfactory report will be taken into account and will result in the reissue of a suitably edited report to all parties, within a timescale which has been agreed with WYAAS.

7.3.1b The report copy supplied to the West Yorkshire HER should include a complete set of photographic prints (see Para. 7.3.2 below). The finished report should be

supplied within eight weeks of completion of all fieldwork, unless otherwise agreed with the West Yorkshire Archaeology Advisory Service. A digital copy (on gold disc) should also be supplied. The information content of the report will become publicly accessible once deposited with the Advisory Service, unless confidentiality is explicitly requested, in which case it will become publicly accessible six months after deposit.

7.3.1c Copyright - Please note that by depositing this report, the contractor gives permission for the material presented within the document to be used by the WYAAS, in perpetuity, although The Contractor retains the right to be identified as the author of all project documentation and reports as specified in the *Copyright, Designs and Patents Act 1988* (chapter IV, section 79). The permission will allow the WYAAS to reproduce material, including for commercial use by third parties, with the copyright owner suitably acknowledged.

7.3.1.d The West Yorkshire HER supports the Online Access to Index of Archaeological Investigations (OASIS) project. The overall aim of the OASIS project is to provide an online index to the mass of archaeological grey literature that has been produced as a result of the advent of large-scale developer funded fieldwork. The archaeological contractor must therefore complete the online OASIS form at <http://ads.ahds.ac.uk/project/oasis/>. Contractors are advised to contact the West Yorkshire HER officer prior to completing the form. Once a report has become a public document by submission to or incorporation into the HER, the West Yorkshire HER may place the information on a web-site. Please ensure that you and your client agree to this procedure in writing as part of the process of submitting the report to the case officer at the West Yorkshire HER.

7.3.1e With the permission of the developer, the archaeological contractor are encouraged to consider the deposition of a copy of the report for this site with the appropriate Local History Library (Leeds Central Library).

7.3.1d A note on the fieldwork should be prepared for inclusion in Post Medieval fieldwork in Britain, Ireland and the Channel Islands which is published annually in Post-Medieval Archaeology by the Society for Post-Medieval Archaeology. A similar note or longer article should also be supplied to the Council for British Archaeology's Yorkshire Forum publication (please contact the editor or CBA's website for more information forum-editor@cba-yorkshire.org.uk).

7.3.2 Deposition with WY Archaeology Advisory Service (West Yorkshire Historic Environment Record)

The report copy supplied to the WY Archaeology Advisory Service should also be accompanied by both the photographic negatives and a complete set of labelled photographic prints (mounted in archivally stable KENRO display pockets or similar, and arranged in such a way that labelling is readily visible) bound in a form which will fit readily into a standard filing cabinet suspension file (not using hard-backed ring-binders). Labelling should be on the *back* of the print in pencil giving film and frame number only and on applied printed labels on the front of the appropriate photographic sleeve which should include:

- film and frame number
- date recorded and photographer's name
- name and address of building

- national grid reference
- specific subject of photograph.

Negatives should be supplied in archivally stable mounts (KENRO display pockets or similar), and each page of negatives should be clearly labelled with the following:

- Township name
- Site name and address
- Date of photographs (month/year)
- Name of archaeological contractor
- Film number

Colour slides should be mounted, and the mounts suitably marked with – ‘Holbeck’ (the Township name) with ‘Low Hall Mills’ under, at the top of the slide; grid reference at the bottom; date of photograph at the right hand side of the mount; subject of photograph at the left hand side of the mount. Subject labelling may take the form of a numbered reference to the relevant photographic register. The slides should be supplied to the WY Archaeology Advisory Service in an appropriate, archivally stable slide hanger (for storage in a filing cabinet).

7.4 Summary for publication

The attached summary sheet should be completed and submitted to the WY Archaeology Advisory Service for inclusion in the summary of archaeological work in West Yorkshire published on the WYAAS website. During fieldwork monitoring visits WYAAS officers will take digital photographs which may be published on the Advisory Service’s website as part of an ongoing strategy to enable public access to information about current fieldwork in the county.

7.5 Preparation and deposition of the archive

After the completion of all recording and post-recording work, a fully indexed field archive should be compiled consisting of all primary written documents and drawings, and a set of suitably labelled photographic contact sheets (only). Standards for archive compilation and transfer should conform to those outlined in *Archaeological Archives – a guide to best practice in creation, compilation, transfer and curation* (Archaeological Archives Forum, 2007). The field archive should be deposited with the District Office of the West Yorkshire Archive Service (WYAS, Leeds West Yorkshire Joint Service, Nephshaw Lane South, Morley, Leeds LS27 7JQ Tel: +44 (0)113 393 9788 Email: leeds@wyjs.org.uk), and should be accompanied by a copy of the full report as detailed above. Deposition of the archive should be confirmed in writing to the WY Archaeology Advisory Service.

8 General considerations

8.1 Technical queries

Any technical queries arising from this specification should be addressed to the WY Archaeology Advisory Service without delay.

8.2 Authorised alterations to specification by contractor

It should be noted that this specification is based upon records available in the West Yorkshire Historic Environment Record and on a brief examination of the site by the West Yorkshire Archaeology Advisory Service. Archaeological contractors submitting



tenders should carry out an inspection of the site prior to submission. If, on first visiting the site or at any time during the course of the recording exercise, it appears in the archaeologist's professional judgement that

- i) a part or the whole of the site is not amenable to recording as detailed above, and/or
- ii) an alternative approach may be more appropriate or likely to produce more informative results, and/or
- iii) any features which should be recorded, as having a bearing on the interpretation of the structure, have been omitted from the specification,

then it is expected that the archaeologist will contact the WY Archaeology Advisory Service as a matter of urgency. If contractors have not yet been appointed, any variations which the WY Archaeology Advisory Service considers to be justifiable on archaeological grounds will be incorporated into a revised specification, which will then be re-issued to the developer for redistribution to the tendering contractors. If an appointment has already been made and site work is ongoing, the WY Archaeology Advisory Service will resolve the matter in liaison with the developer and the Local Planning Authority.

8.3 Unauthorised alterations to specification by contractor

It is the archaeological contractor's responsibility to ensure that they have obtained the West Yorkshire Archaeology Advisory Service's consent in writing to any variation of the specification prior to the commencement of on-site work or (where applicable) prior to the finalisation of the tender. Unauthorised variations may result in the WY Archaeology Advisory Service being unable to recommend discharge of the archaeological recording condition to the Local Planning Authority and are made solely at the risk of the contractor.

8.4 Monitoring

This exercise will be monitored as necessary and practicable by the WY Archaeology Advisory Service in its role as 'curator' of the county's archaeology. The Advisory Service should receive at least one week's notice in writing of the intention to start fieldwork. A copy of the contractor's Risk Assessment should accompany this notification.

8.5 Valid period of specification

This specification is valid for a period of one year from date of issue. After that time it may need to be revised to take into account new discoveries, changes in policy or the introduction of new working practices or techniques.

Any queries relating to this specification should be addressed to the WY Archaeology Advisory Service without delay.

West Yorkshire Archaeology Advisory Service
David Hunter

August 2016

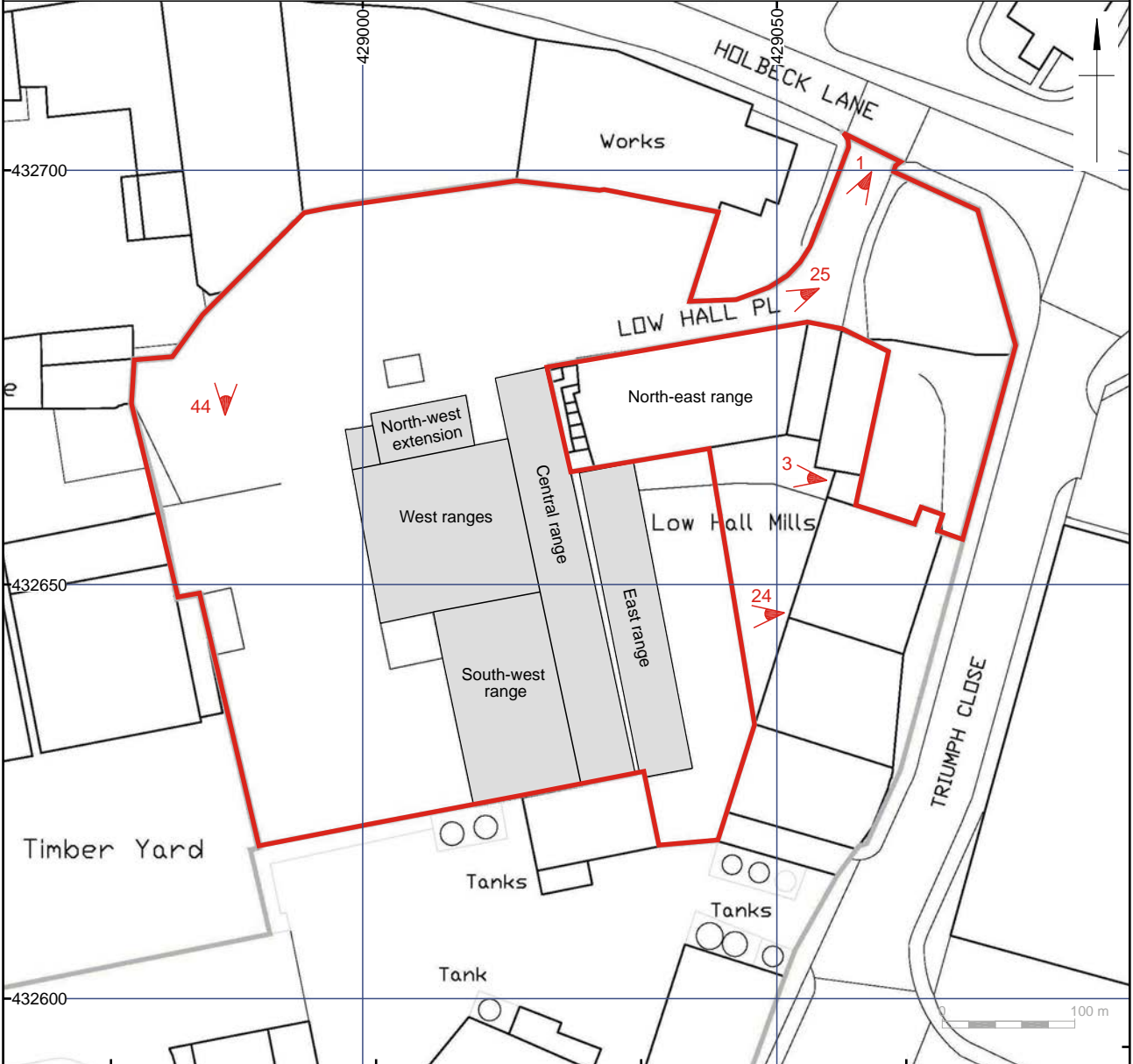
West Yorkshire Archaeology Advisory Service
Registry of Deeds
Newstead Road

Wakefield
WF1 2DE


Telephone: (01924) 306 798.
Fax: (01924) 306810
E-mail: david.hunter@wyjs.org.uk



Figure 1 Building location Plan



Contains Ordnance Survey data © Crown Copyright and database right 2016.
 This material is for client report only © Wessex Archaeology. No unauthorised reproduction.

 Photographic viewpoint
 77



Date:	13/12/2016	Revision Number:	0
Scale:	Main graphic - 1:800 @ A4	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		

Site location showing external photographic viewpoints

Figure 1

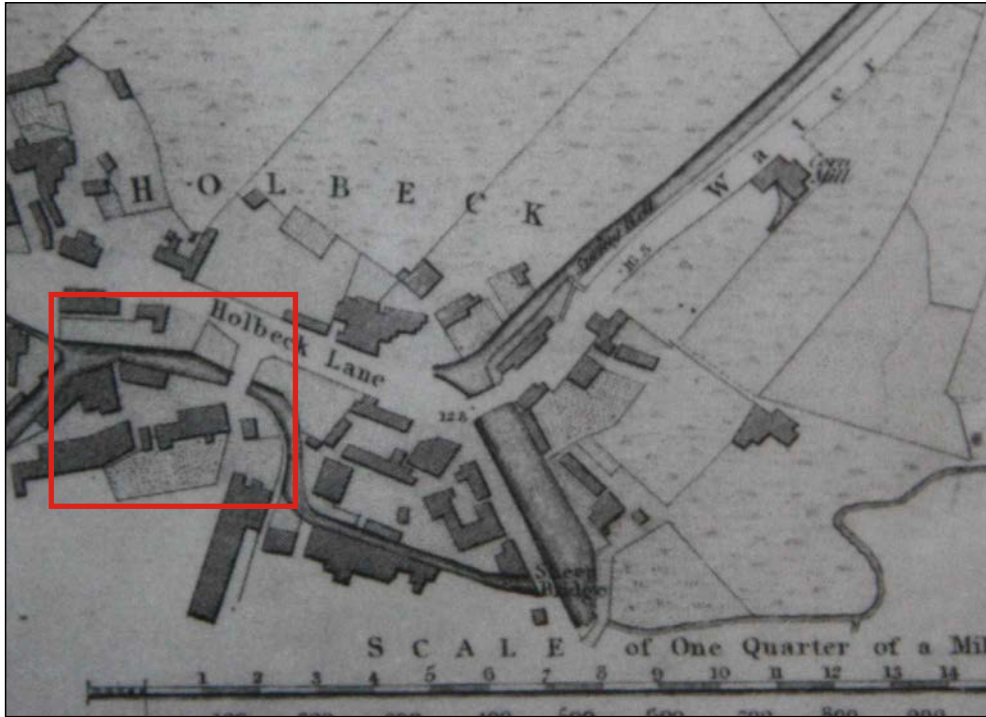


Figure 2: Giles' Town Plan of Leeds, dated 1815

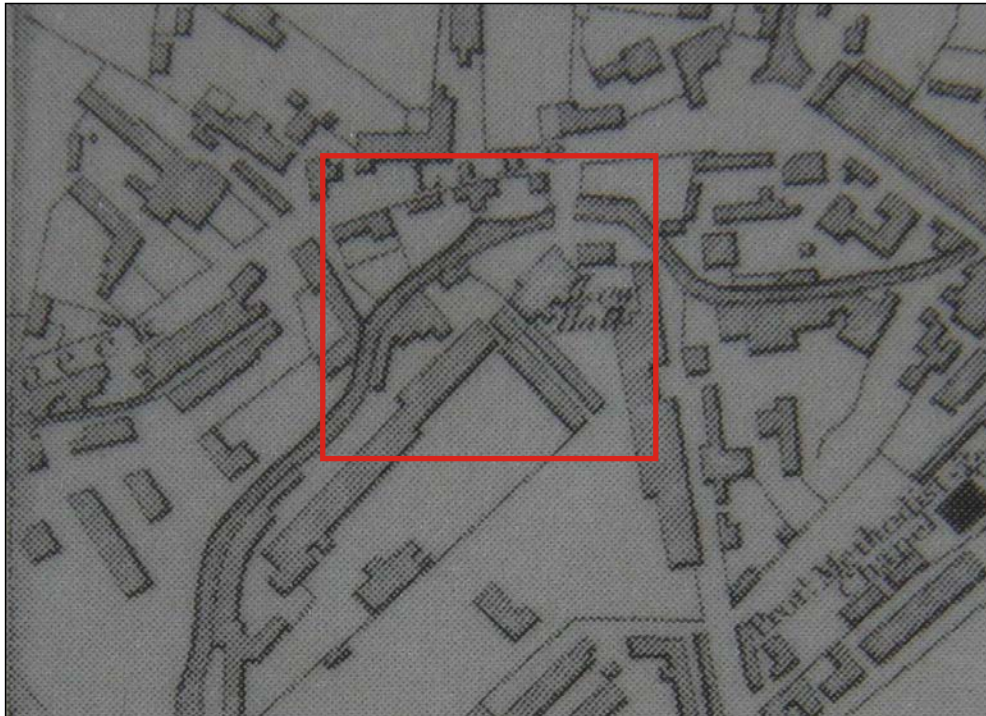
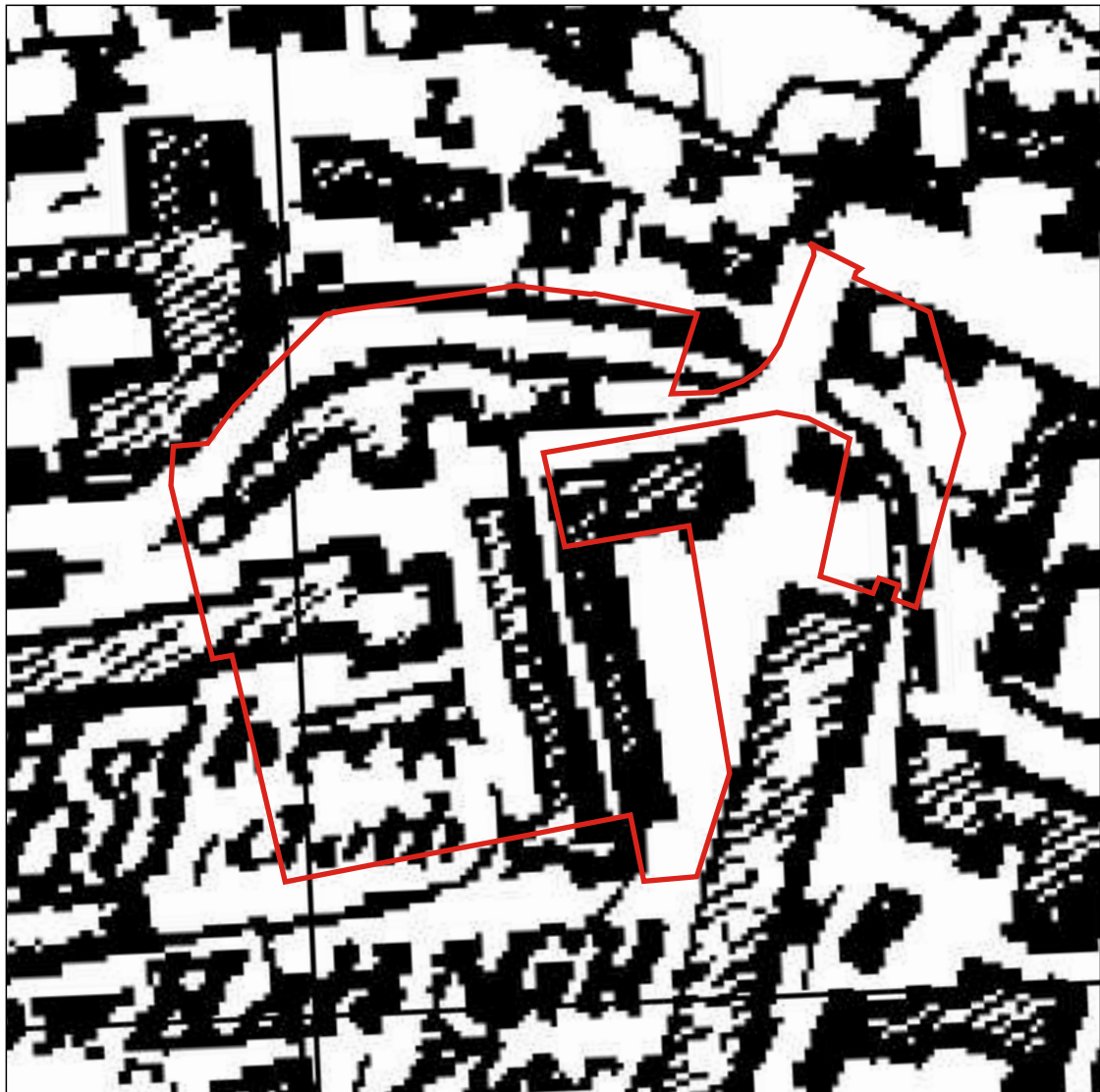


Figure 3: Fowler's Town Plan of Leeds, dated 1831



Reproduced courtesy of
This material is for client report only © Wessex Archaeology. No unauthorised reproduction.

Date:	13/12/2016	Revision Number:	0
Scale:	n/a	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		



0 50m

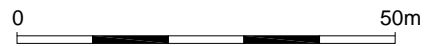
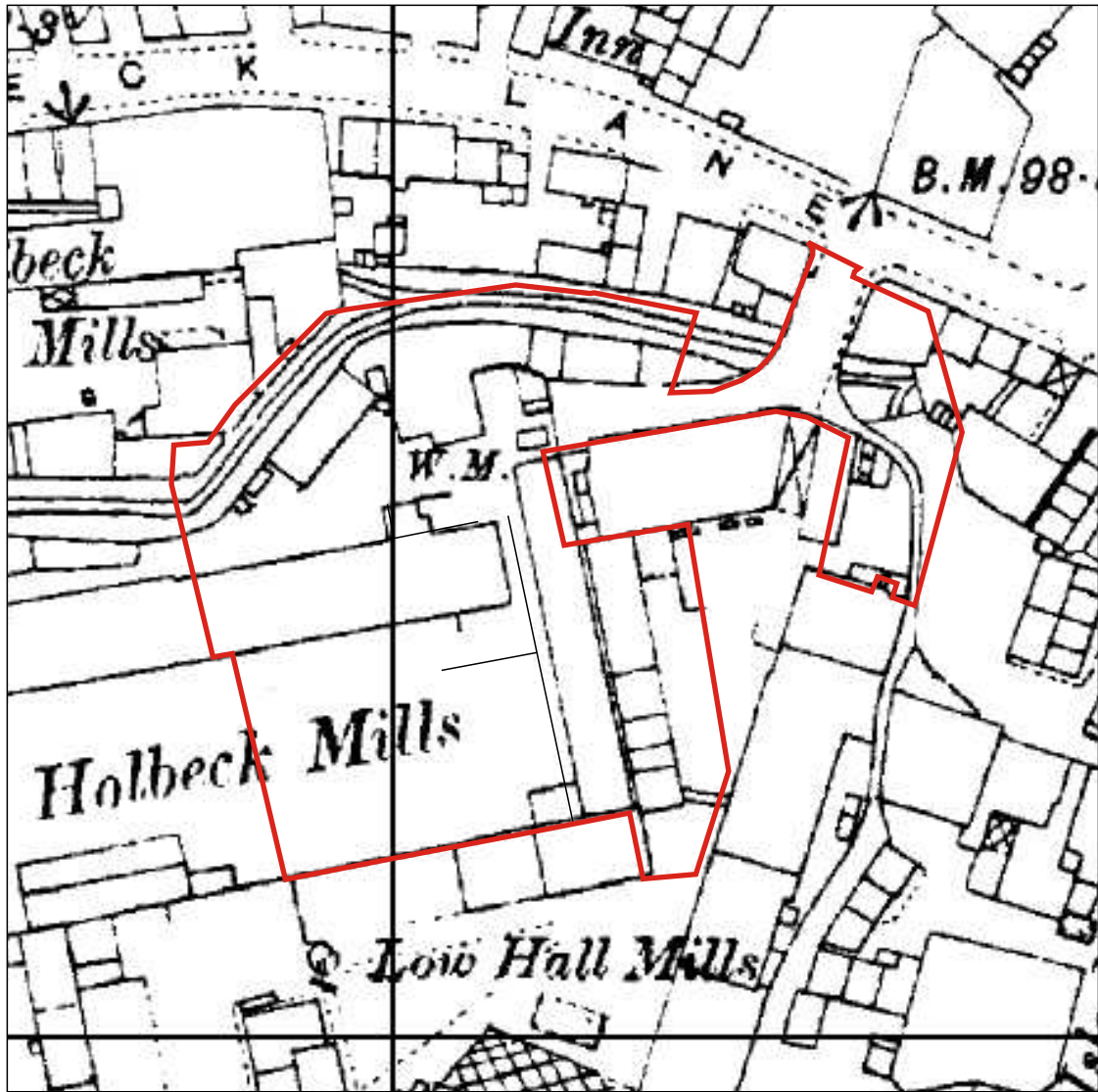


Contains Ordnance Survey data © Crown Copyright and database right 2016.
This material is for client report only © Wessex Archaeology. No unauthorised reproduction.

Date:	13/12/2016	Revision Number:	0
Scale:	1:1000 @ A4	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		

OS map of the Site dated 1854

Figure 4



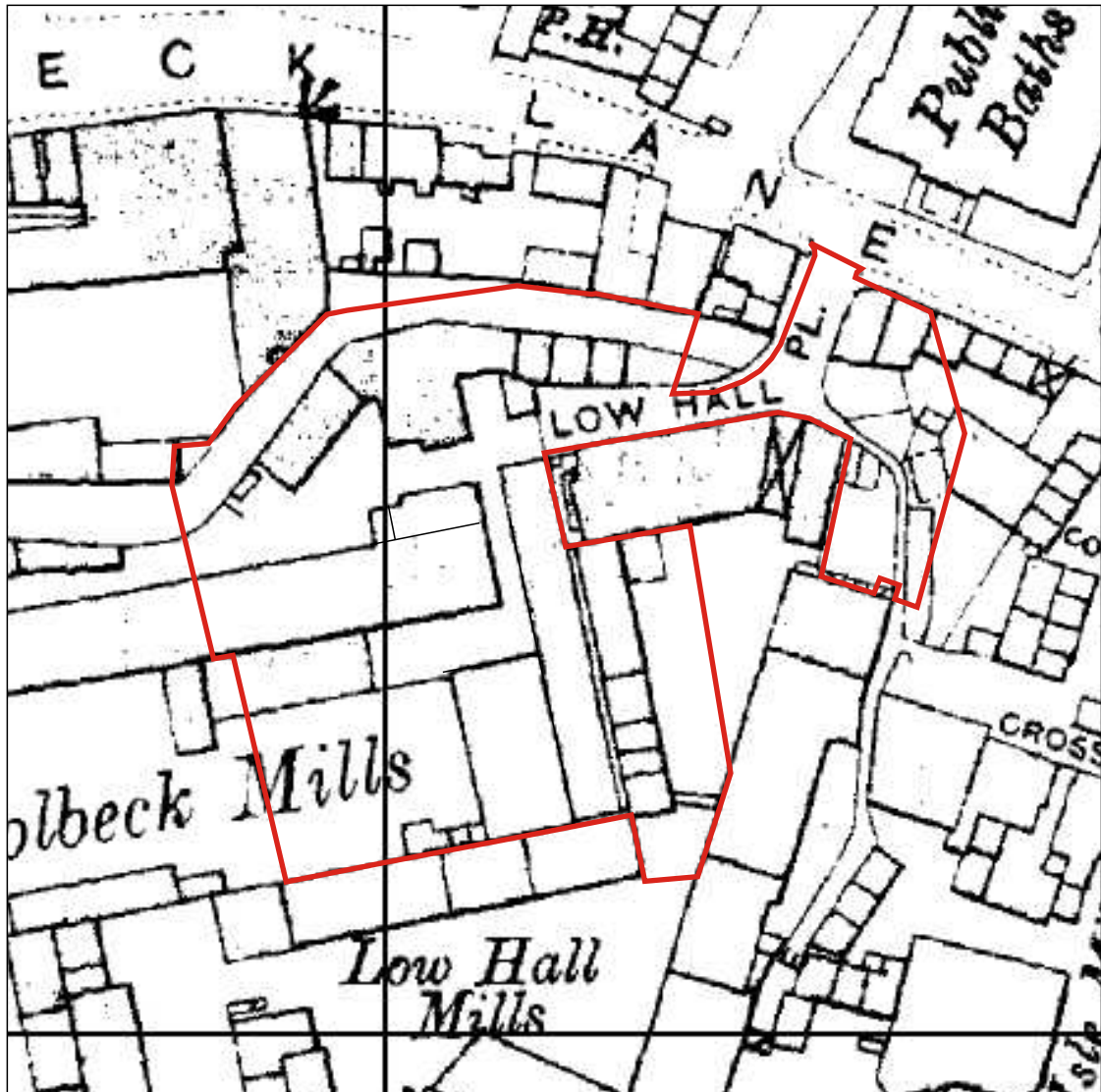
Contains Ordnance Survey data © Crown Copyright and database right 2016.
 This material is for client report only © Wessex Archaeology. No unauthorised reproduction.



Date:	13/12/2016	Revision Number:	0
Scale:	1:1000 @ A4	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		

OS map of the Site dated 1898

Figure 5



0 50m

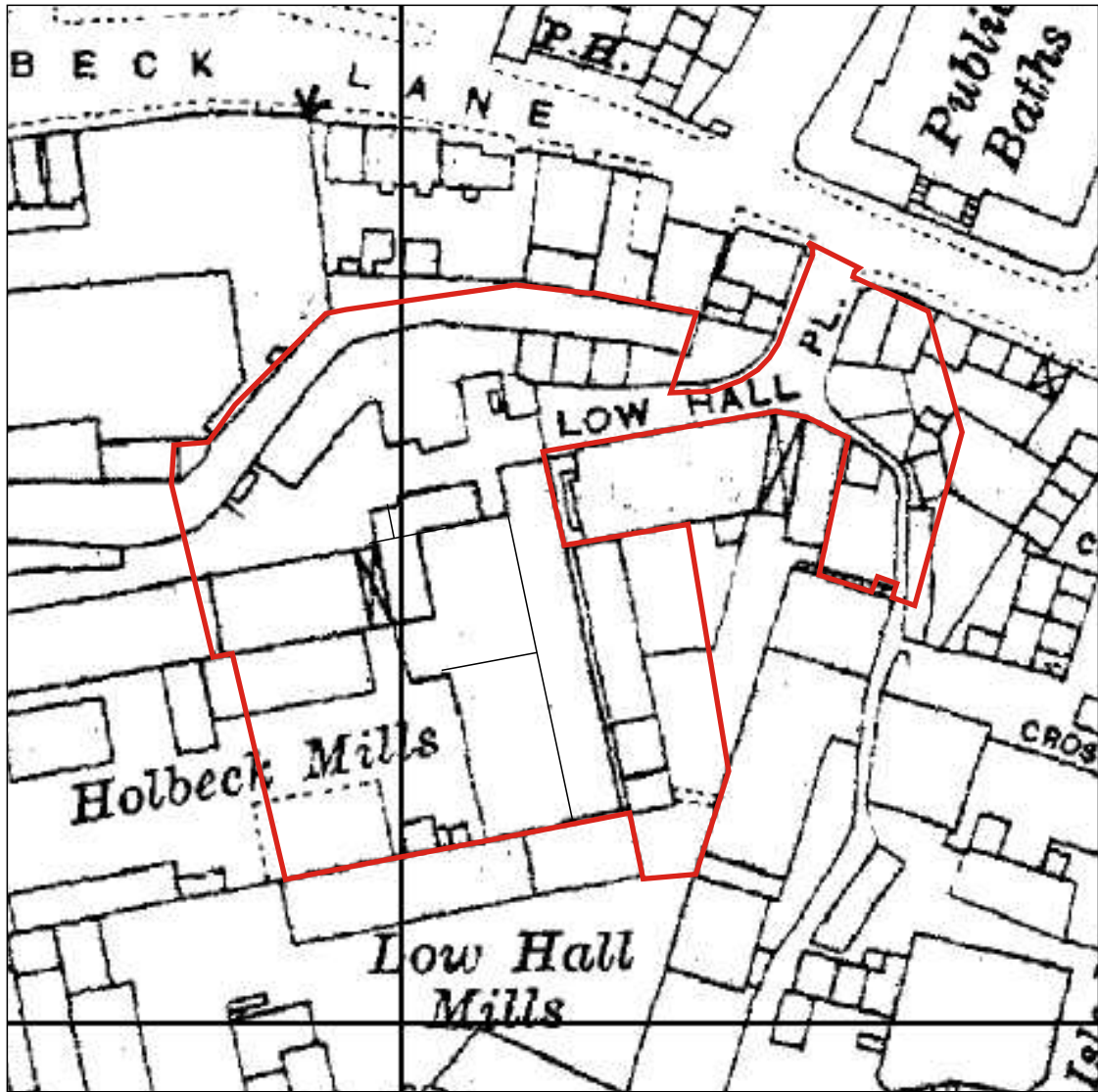
Contains Ordnance Survey data © Crown Copyright and database right 2016.
 This material is for client report only © Wessex Archaeology. No unauthorised reproduction.



Date:	13/12/2016	Revision Number:	0
Scale:	1:1000 @ A4	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		

OS map of the Site dated 1908

Figure 6



0 50m

Contains Ordnance Survey data © Crown Copyright and database right 2016.
 This material is for client report only © Wessex Archaeology. No unauthorised reproduction.



Date:	13/12/2016	Revision Number:	0
Scale:	1:1000 @ A4	Illustrator:	CB
Path:	S:\PROJECTS\114880\Built_Heritage\CAD_Figures		

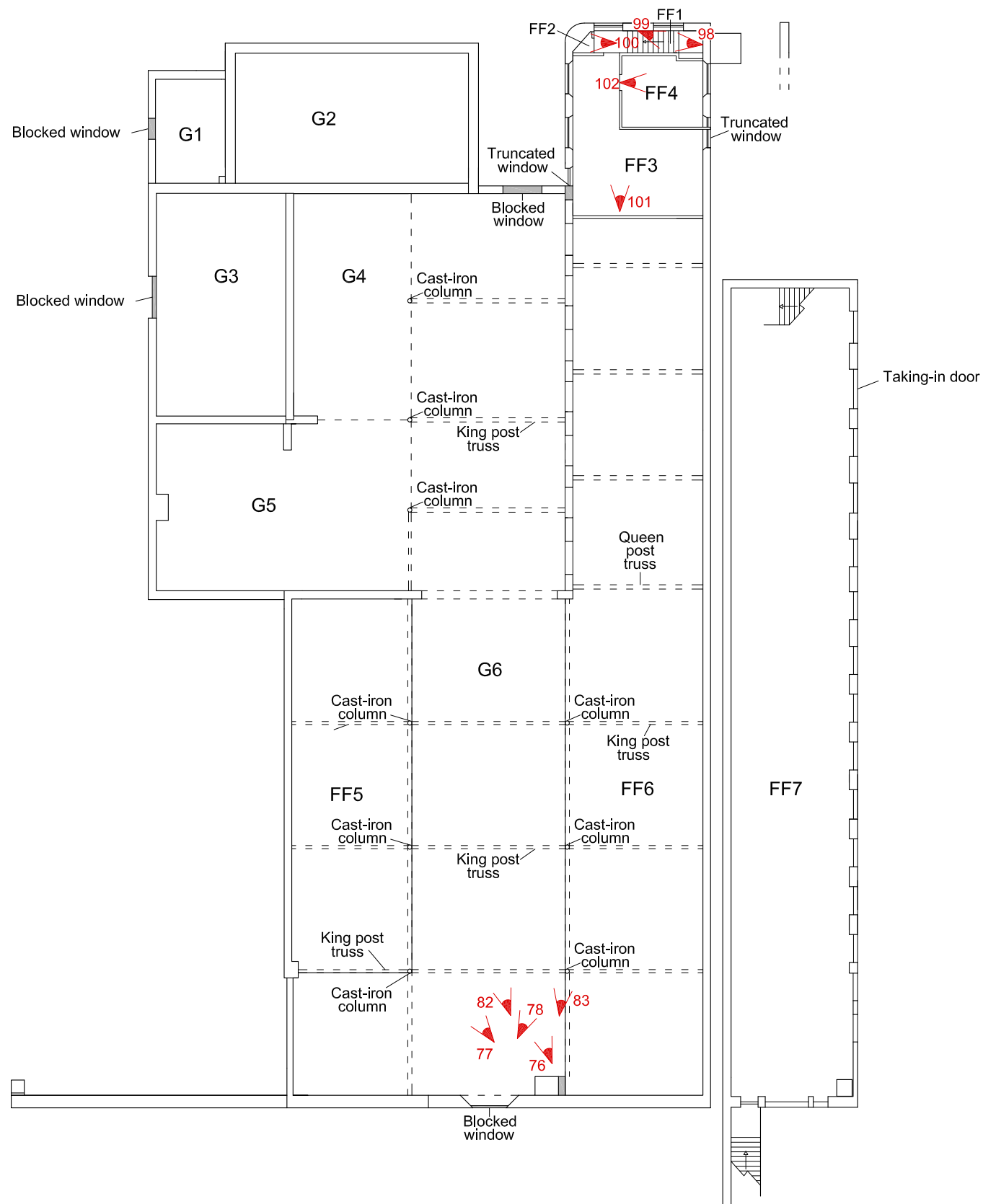
OS map of the Site dated 1921

Figure 7



Ground floor plan of the Site showing internal and selected external photographic viewpoints

Figure 8



Photographic viewpoint
77

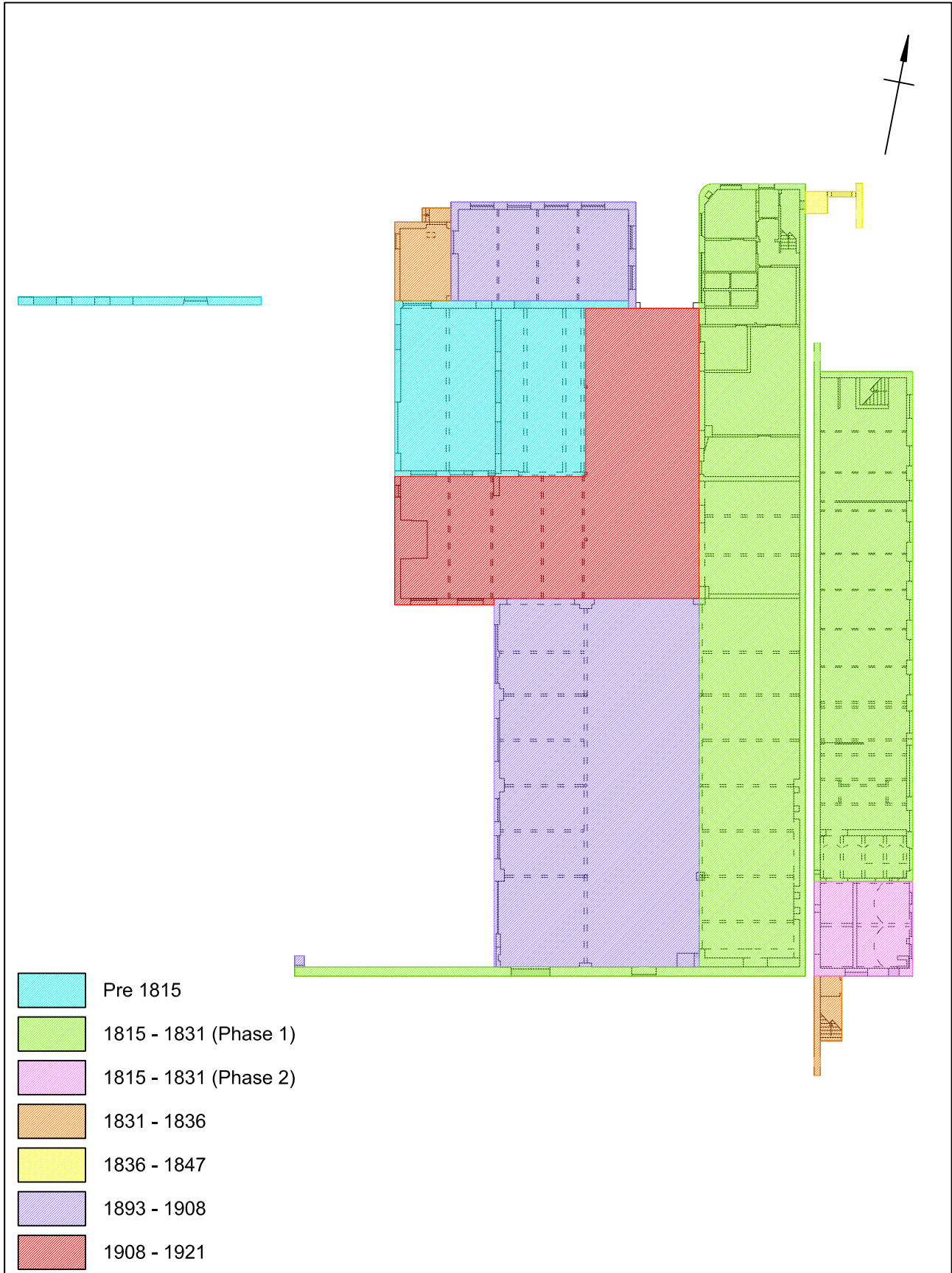
This material is for client report only © Wessex Archaeology.
No unauthorised reproduction.

Date:	09/11/2016
Revision Number:	1.0
Scale:	1:250
Illustrator:	MSC
Path:	S:\PROJECTS\114880\Built_Heritage\

CAD_Figures\114880_Low_Hall_Mills_PLAN_MSC_V02.dwg

First floor plan of the Site showing internal photographic viewpoints

Figure 9



This material is for client report only © Wessex Archaeology. No unauthorised reproduction.



Date: 09/12/2016

Revision Number: 1.0

Scale: 1:350

Illustrator: MSC

Path: S:\PROJECTS\114880\Built_Heritage\ CAD_Figures\114880_Low_Hall_Mills_PLAN_MSC_V02.dwg

Phased plan of the Site

Figure 10



Plate 1: General view of the principal entrance to Low Hall Mills, looking south (Film 3.01)



Plate 2: View of the central yard to the historic 'Low Hall Mills' looking north, showing the east range of the Site to the left of the picture (Film 2.10)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 3: Oblique view of the south elevation of the north-east range of Low Hall Mills and the east range of the Site at the north end (Film 3.02)



Plate 4: Oblique view of the east elevation of the east range (Film 3.03)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 5: Detail of the east elevation of the extension to the east range at the south end (Film 3.04)



Plate 6: Oblique view of the south elevation of the east range (Film 3.06)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 7: View of the east elevation of the building attached to the south of the Site (Film 3.05)



Plate 8: General view of G23, looking south, showing blocked windows and chimney stack (Film 1.32)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 9: Oblique view of the east wall of G23 showing blockings (Film 1.31)

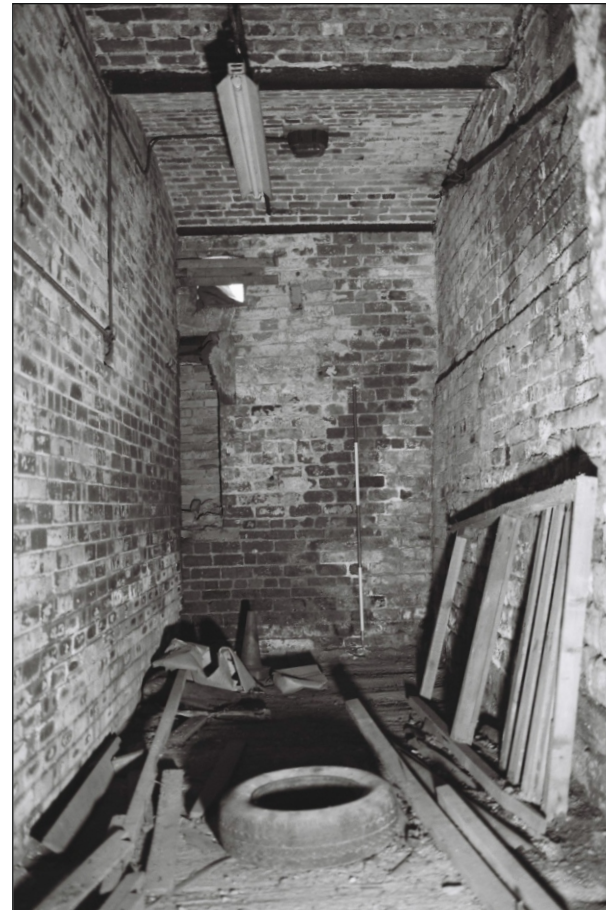


Plate 10: General view of G22, looking south (Film 3.09)


 <p>This material is for client report only © Wessex Archaeology.</p>	Date: 05/12/2016	Revision Number: 1.0
	Scale: N/A	Illustrator: MSC
	Path: S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr	



Plate 11: General view of G21, looking west (Film 1.30)



Plate 12: General view G21, looking north-east (Film 3.08)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 13: View of fireproof jack-arched ceiling in G21 (Film 1.34)



Plate 14: Detail of profile of jack-arched ceiling in G21 (Film 1.33)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 15: General view of G21, looking north (Film 3.17)



Plate 16: General view of G21, looking south (Film 2.15)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 17: General view of G19 showing wall box, looking west (Film 2.16)



Plate 18: General view of G19 showing wall box and timber ceiling beams, looking north-west (Film 2.17)



This material is for client report only © Wessex Archaeology.

Date:	05/12/2016	Revision Number:	1.0
Scale:	N/A	Illustrator:	MSC
Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 19: General view of G19 showing wall box and timber ceiling beams, looking south-west (Film 2.18)



Plate 20: General view of G19 showing wall boxes, stud partition and timber ceiling beams, looking north-west (Film 2.19)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 21: General view of G18 looking north-west showing wall box, cupboards and timber ceiling beams, with a staircase in the north-east corner leading to the first floor (Film 2.20-21)



Plate 22: View of the first floor level through windows showing timber beams and modern roof structure, looking south-west (Film 2.11)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 23: View of the first floor level through windows showing timber beams and modern roof structure, looking north-west (Film 2.12)



Plate 24: View of remains of the north wall to the second and third floors of the east range, since removed (Film 1.35)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 25: View along 'Low Hall Place' access road to the Site, looking west (Film 2.09)



Plate 26: Oblique view of the north elevations of the central and west ranges, looking south-west (Film 2.08)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 27: Oblique view of the north elevations of the north-east and central ranges, looking south-east (Film 4.02)



Plate 28: View of blocked doorway to the inaccessible gap between the central and east ranges, showing chimney stack and truncated wall (Film 2.07)


 <p>This material is for client report only © Wessex Archaeology.</p>	Date: 05/12/2016	Revision Number: 1.0
	Scale: N/A	Illustrator: MSC
	Path: S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr	



Plate 29: View of the north elevation of the central range showing historic signage (Film 4.01)



Plate 30: Oblique view of the north and east elevations of the north-west extension showing blocked opening and glazed brick detailing, looking south-west (Film 4.03)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 31: Oblique view of the north and west elevations, looking east (Film 4.04)


	This material is for client report only © Wessex Archaeology.	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 32: Oblique view of the north elevation the west ranges showing the entrance to G1, looking east (Film 1.28)



Plate 33: Oblique view of the west elevations of the west ranges, looking south-east (Film 4.05)



This material is for client report only © Wessex Archaeology.

Date:	05/12/2016	Revision Number:	1.0
Scale:	N/A	Illustrator:	MSC
Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 34: View of the west elevations of the west ranges (Film 4.07)


	This material is for client report only © Wessex Archaeology.	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 35: Detail of the west elevation of the west ranges at the north end, showing blockings (Film 1.29)



Plate 36: Detail of the west elevation of the west ranges at the south end, showing blockings (Film 1.25)



This material is for client report only © Wessex Archaeology.

Date:	05/12/2016	Revision Number:	1.0
Scale:	N/A	Illustrator:	MSC
Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 37: View of the west elevations of the west and south-west ranges (Film 4.09)



Plate 38: View of the south elevation of the west range (Film 5.01)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.		
	Date:	02/12/2016	Revision Number: 1.0
	Scale:	N/A	Illustrator: MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr	



Plate 39: View of the west elevation of the south-west range (Film 4.08)



Plate 40: View of blockings in the west elevation of the south-west range (Film 1.26)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 41: Detail of blocked windows in the west elevation of the south-west range (Film 1.27)



Plate 42: View of evidence of former building within the Site, now demolished (Film 4.10)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 43: View looking south of the remains of the former 'Holbeck Mills' showing blockings, and window sills (Film 5.02)



Plate 44: View of a boundary wall to the north-west of the Site, formerly belonging to 'Holbeck New Mills' (Film 5.03)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 45: View of 'Holbeck New Mills' to the north-west of the Site (Film 3.10)



Plate 46: General view of G2, looking north-east (Film 5.07)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 47: General view of G2, looking north-west (Film 5.08)



Plate 48: Detail of king post roof trusses in G2 (Film 1.22)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 49: General view of G1, looking south-west (Film 4.06)



Plate 50: General view of G3, looking north-west (Film 5.05)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 51: General view of G3, looking south-east (Film 5.06)



Plate 52: Detail of the remains of a flagstone surface in G3 (Film 1.23)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 53: Detail of a queen post roof truss with princesses in G3 (Film 1.24)



Plate 54: General view of G5, looking west (Film 5.9)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 55: Detail of the hearth within G5 (Film 1.18)



Plate 56: Detail of the north wall of G5 showing blockings (Film 1.19)


 <p>This material is for client report only © Wessex Archaeology.</p>	Date: 05/12/2016	Revision Number: 1.0
	Scale: N/A	Illustrator: MSC
	Path: S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr	



Plate 57: Detail of the pavers in G5 (Film 2.22)



Plate 58: Detail of king post roof trusses in G5 (Film 1.20)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 59: General view of G6 showing G4 and G5 from principal vehicular entrance in the north wall, looking south (Film 2.06)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 60: General view of G4, looking west (Film 6.09)



Plate 61: Detail of queen post roof trusses with princesses in G4 (Film 2.25)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 62: Oblique view of the former west elevation of the central range at the north end of G6 showing extensive alteration (Film 6.08)

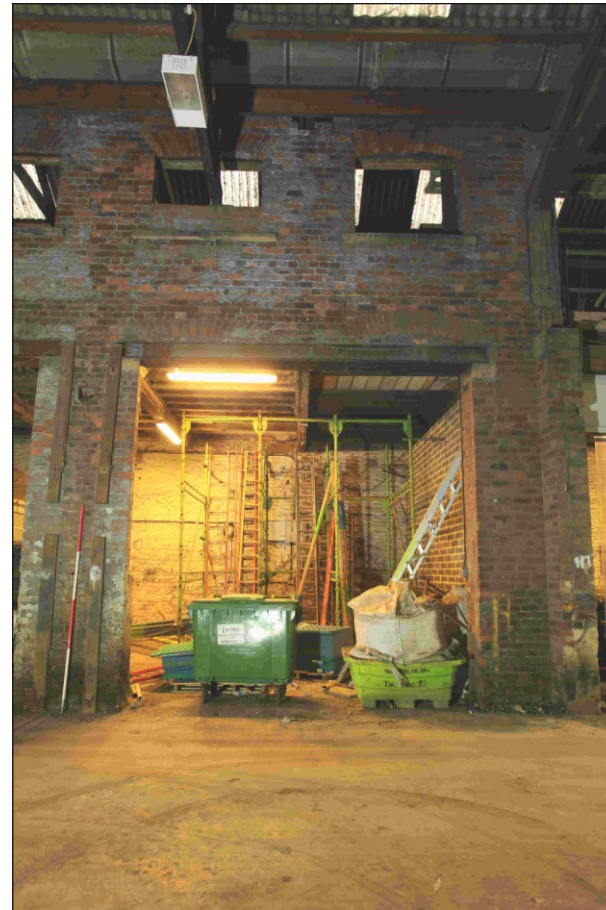


Plate 63: Detail of a typical bay of the former west elevation of the central range with G17 beyond (Film 2.33)


	This material is for client report only © Wessex Archaeology.	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 64: General view of G17, looking north-east (Film 6.07)



Plate 65: General view of G6, looking north-west (Film 6.06)



	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 66: General view of the west aisle of G6, looking south-west (Film 6.01)



Plate 67: General view of the west aisle of G6, looking north-west (Film 6.02)

	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		

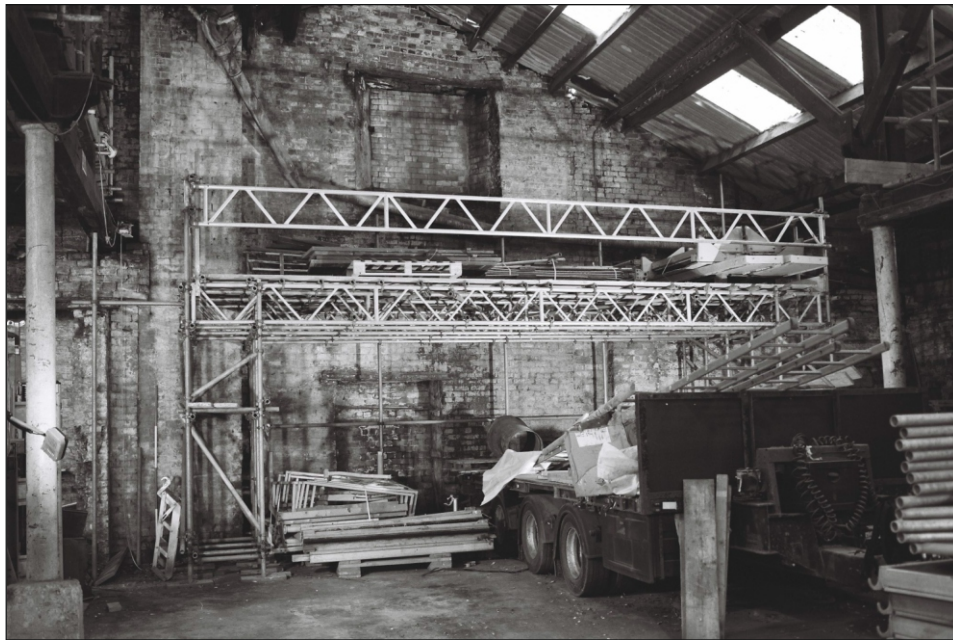


Plate 68: View of the south wall of G6 showing extensive alteration (Film 6.05)



Plate 69: View of the junction of the east and central aisles on the south wall of G6 (Film 2.28)


 <p>This material is for client report only © Wessex Archaeology.</p>	Date: 05/12/2016	Revision Number: 1.0
	Scale: N/A	Illustrator: MSC
	Path: S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr	



Plate 70: General view of the east aisle of G6, looking south-east (Film 6.04)



Plate 71: General view of the east aisle of G6, looking north-east (Film 6.03)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 72: Detail of a typical flue in the east wall of G6
(Film 2.27)



Plate 73: View along a colonnade in G6, looking north
(Film 2.32)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 74: Detail of a typical cast-iron column in G6 (Film 2.29)



Plate 75: Detail of makers mark 'F. DYSON SWINEGATE, LEEDS' on cast-iron column in G6 (Film 2.30)



This material is for client report only © Wessex Archaeology.

Date:	05/12/2016	Revision Number:	1.0
Scale:	N/A	Illustrator:	MSC
Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 76: General view of G6 from first floor level, looking north-west (Film 2.03)


	This material is for client report only © Wessex Archaeology.	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 77: General view of FF5 above the west aisle of G6 showing cast-iron columns and bolting faces, looking north-west (Film 2.04)



Plate 78: General view of FF6 above the east aisle of G6, showing king post roof trusses, looking north-east (Film 2.05)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 79: General view of FF6 above the east aisle of G6, showing king post roof trusses and sky lights, looking south-east (Film 2.24)



Plate 80: General view of FF6 above the G14, G15 and G6, showing queen post roof trusses, looking north-east (Film 2.32)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 81: Detail of king post roof trusses in G6 (Film 2.26)



Plate 82: Detail of carpenters marks in king post roof trusses in G6 (Film 2.02)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880\Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 83: Detail of junction of roof trusses from central aisle of G6 to FF6 (Film 2.01)



Plate 84: General view of porch to G9, looking north (Film 1.06)


	This material is for client report only © Wessex Archaeology.	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 85: General view of under stairs cupboard G10 looking east, showing blocked window (Film 1.05)



Plate 86: General view of room G7, looking north-east (Film 1.07)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 87: Detail of blocked corner fireplace in G7
(Film 1.08)



Plate 88: General view of G8, looking south-west
(Film 1.09)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 89: General view of inner hallway G9, looking north (Film 1.10)



Plate 90: General view of kitchenette G13, looking south (Film 1.04)



This material is for client report only © Wessex Archaeology.

Date:	05/12/2016	Revision Number:	1.0
Scale:	N/A	Illustrator:	MSC
Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		

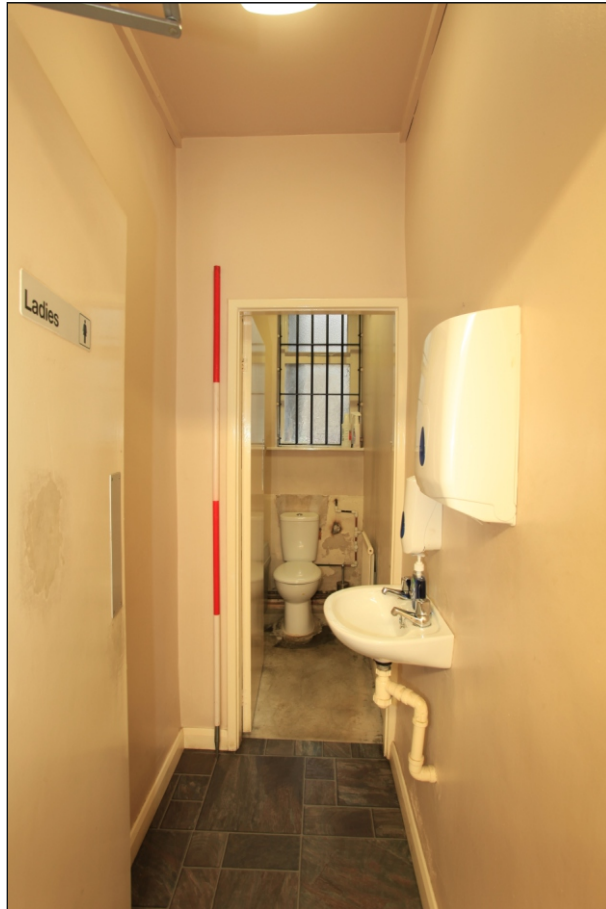


Plate 91: General view of typical toilet, G12, looking west (Film 1.03)



Plate 92: General view looking west of corridor leading from G13 to G6 (Film 1.02)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 93: General view of G14, looking south-west
(Film 1.01)



Plate 94: General view of G15, looking south (Film 6.10)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 95: General view of G15, looking west (Film 7.02)



Plate 96: General view of G16, looking west (Film 2.35)


	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Plate 97: View of staircase in G9 leading to first floor level FF1, looking north (Film 7.04)



Plate 98: View of the staircase in FF1 at mezzanine level showing blocked transom light (Film 1.12)


	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 99: Detail of niche above stairwell, FF1 (Film 1.11)



Plate 100: View of cupboard FF2 with chimney flue beyond, looking west (Film 1.14)



	<p>This material is for client report only © Wessex Archaeology.</p>	Date:	05/12/2016	Revision Number:	1.0
		Scale:	N/A	Illustrator:	MSC
		Path:	S:\PROJECTS\114880_Photo\Plates\Plate_P_Low_Hall_Mills_MSC20161205.cdr		



Plate 101: General view of FF3, looking north (Film 1.16-17)



Plate 102: General view of FF4, looking east (Film 1.13)

	This material is for client report only © Wessex Archaeology. No unauthorised reproduction.			
	Date:	02/12/2016	Revision Number:	1.0
	Scale:	N/A	Illustrator:	MSC
	Path:	S:\PROJECTS\114880_Photo\Plates\Plates_Low_Hall_Mills_MSC20161202.cdr		



Wessex Archaeology Ltd registered office Portway House, Old Sarum Park, Salisbury, Wiltshire SP4 6EB
Tel: 01722 326867 Fax: 01722 337562 info@wessexarch.co.uk www.wessexarch.co.uk

