

T H A M E S V A L L E Y

ARCHAEOLOGICAL

S E R V I C E S

**The Woolpack, Church Street,
Wantage, Oxfordshire**

Building Recording

by Genni Elliott

Site Code: WIW15/120

(SU 3973 8783)

The Woolpack, Church Street, Wantage, Oxfordshire

Building Recording

For Mr Tom Swash

by Genni Elliott

Thames Valley Archaeological

Services Ltd

Site Code WIW
15/120

June 2015

Summary

Site name: The Woolpack, Church Street, Wantage, Oxfordshire

Grid reference: SU 3973 8783

Site activity: Building Recording

Date and duration of project: 10th–11th June 2015

Project manager: Steve Ford

Site code: WIW 15/120

Summary of results: The complex of buildings now known as ‘The Woolpack’ is actually formed of a number of different buildings and extensions over a long period of time. It is thought that there are at least six phases and may be as many as eight phases of building currently standing with the earliest phase possibly as early as the sixteenth century and the latest phase in 1990.

Location and reference of archive: The archive is presently held at Thames Valley Archaeological Services, Reading and will be deposited Oxfordshire Museum Service in due course.

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www.tvas.co.uk/reports/reports.asp.*

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The Woolpack, Church Street, Wantage, Oxfordshire Building Recording

by Genni Elliott

Report 15/120

Introduction

This report documents the results of building recording at The Woolpack, Church Street, Wantage, Oxfordshire (SU 3973 8783) (Fig. 1). The work was commissioned by Mr Robert Buchanan of BHP Harwood, The White Barn, Manor Farm, Manor Road, Wantage, OX12 8NE on behalf of Mr Tom Swash.

Planning consent including listed building consent is to be sought from the Vale of White Horse District Council to convert the building into residential accommodation with additional accommodation within the existing carpark. Any consent is likely to require an archaeological building recording, the results of which will inform the conversion of the property. This report documents the results of the building survey.

This is in accordance with the Department for Communities and Local Government's *National Planning Policy Framework* (NPPF 2012), and the District's policies on the historic environment. The fieldwork was undertaken by Danielle Milbank and Genni Elliott on 10th–11th June 2015 and the site code is WIW 15/120.

The archive is presently held at Thames Valley Archaeological Services, Reading and will be deposited with Oxfordshire Museums Service and a copy sent to the Historic England Archive in due course.

Location, topography and geology

The Woolpack is located on the south side of Church Street, next door but one, to the Vale and Downland Museum and to the south-east of the Church in the centre of Wantage (Fig. 2). The site lies at approximately 90m above Ordnance Datum and the underlying geology is Upper Chalk (BGS 1971).

Historical Background

The Woolpack is grade II listed and described as,

'House, now public house. Early C18, C19 bay to left and C18 extensions to rear. Roughcast over brick; Welsh slate roof; brick stack, rendered base. Original 2-unit later extended to L-plan. 2 storeys; original 2-window range extended to 3. Early C18 coved hood over C20 door adjoining inserted C20 door and flanked by sashes in early C18 canted bays. Late C19 four-light fixed casement adjoins blocked door with 2 similar overlights; C19 sash above in later left bay. C19 bracketed eaves. Gabled roof; large

stepped ridge stack with dog-toothed water tabling at top. Mid C18 two-storey, 3-window range rear wing of random bond brick with gabled old tile roof and brick ridge stack has segmental arches over two C18 sashes; similar late C18 two-storey, one-bay range at right angles to left. Interior: Chamfered ground-floor beam. Mostly concealed and likely to be of interest.'

The earliest map to show the building is Roque's 1761 map of Berkshire (Fig. 3) (prior to 20th-century boundary changes, Wantage was in Berkshire). The town and major roads within Wantage are shown as well as some indication of where buildings are. The market place and Church Street can be identified as well as the location of the church. It can be seen that along the southern side of Church Street is a line of buildings, of which the Woolpack is likely to be one. It is only a general indication and no detail can be discerned. The earliest map to show the building in any detail is the Wantage enclosure map of 1806 (Fig. 4). It gives a better indication of the general shape of the building, but not significant detail. The building is shown to have a range parallel to Church Street with a further range to the rear. The rear range can be seen to have a staggered frontage to the east. The Wantage tithe map of 1846 (Fig. 5) does not show the Woolpack at all, although its location can be identified. It is likely that the building is not illustrated rather than does not exist as an illustration of the church is also not shown. However Pigot and Co's postal directory records the presence of the Woolpack as occupied by John Tatchell, who also manufactured sacks (Pigot 1844, 42). Kelly's postal directory of 1848 also records that the Woolpack is occupied by John Tatchell, a brewer and sacking manufacturer. It is also recorded as a carrier stop to Great Fawley on Wednesdays and Saturdays (Kelly's 1848, 2039-2040). No change is seen by Slater's directory of 1852 (p54) or the Post Office Directory of 1854 (p377) (not illustrated).

The first map to show the building in detail is the First Edition Ordnance Survey map of 1878 (Fig. 6), in which a number of buildings can be seen to form what is known as the Woolpack today. Four separate buildings are illustrated; the main building which fronts onto Church Street (then known as Back Street) and three outbuildings to the rear. The main building already has a staggered eastern façade. There are most likely other buildings present within the yard area, along the eastern boundary and the whole complex is probably what is labelled as a brewery, most likely Wantage Brewery Company Limited (Harrod's 1876, 548). More buildings have been added by 1899 (Fig. 7) and less separation is shown between buildings, although the Church Street frontage is still separate. The buildings are almost certainly labelled as a brewery, belonging to the Wantage Brewery Company Limited, wholesale wine and spirit merchants, brewers and maltsters, managed by William Edward Bennett in 1887 (Kelly's 1887, 183) and George Martin in 1899 (Kelly's 1899, 242).

The Wantage Brewery Company Limited was first registered in 1865 to acquire the Wantage Brewery already present on Back Street. A new company of the same name was registered in 1901 before it was taken over by Morland and Co. Ltd of Abingdon in 1920. Brewing ceased in 1939 (Richmond 1990, 349).

The 1912 Ordnance Survey map (Fig. 8) shows a little more distinction between the different buildings and two small additional infills of buildings, the largest being to the building fronting Church Street. By 1937 (Fig. 9) little has changed, except that the buildings are no longer labelled as a brewery but as a public house. By 1967 (Fig. 10), significant change has occurred with the removal of a number of buildings within the yard area and small extensions to some of the buildings. Little has changed by 1975. Significant change occurred by 1991 (Fig. 11), with the renovation of the buildings in 1990 to what currently exists, although a building is still present in the south-east corner of the yard which has been removed by the present day (Fig. 2).

Methodology

The building survey was carried out in accordance with guidelines set out by the Royal Commission on Historic Monuments for a level 3 record. The survey comprised a fully analytical record of the building's development, a comprehensive photographic survey, paying attention to the methods of construction, chronological development and alterations, and features of special interest. The building has been recorded photographically both digitally and on 35mm format using colour print and black and white media which are catalogued (Appendix 1).

Description

The building itself was of complex design with a number of different phases and additions, which could be split into different ranges/sections (Fig. 12) for ease of understanding: namely Church Street range (rooms 1–5); rear extension (rooms 6–17); outbuilding 1 (room 18); outbuilding 2 (19–22); and outbuilding 3 (rooms 23 and 24), based on the floor plan and not the date of construction. Each range/section consisted of different construction materials. In general the building was aligned either northwest – southeast or northeast – southwest. For ease of description below, it will be taken that Church Street (aligned northwest – southeast) is aligned east – west.

The Church Street range ran parallel to the road, and directly fronted onto it. It consisted of a steep, clay tile covered, gable end roof with a brick chimney rising through the roof towards the west end of the range. The range itself was rendered and painted white. The windows were sash windows, predominantly of the six over six variety, but with notable exceptions. None of the sashes contained horns and the vast majority appeared to be

well made modern reproductions set within box frames and not recessed into the walls. A pair of two storey bay windows was present fronting onto Church Street.

The rear extension was L-shaped in plan with an east-west range located immediately behind the Church Street range and a north-south range. It was a cross-gabled roof, with only a gable present at the east end of the east-west range. The roof was clad in red clay tiles of the same style as the Church Street range. The windows were of mixed type, consisting of both sash and casement style, generally of six over six sashes or six beside casements. Larger panes of glass forming four over four sash windows were also present, indicative of later windows. However the vast majority of these windows were also well made modern reproductions.

Outbuilding 1 was rectangular in plan and aligned almost true east-west (i.e., at a different angle from Church Street). It was located to the south of the rear extension. The roof was of gable end type and hung with red clay tiles, similar to the other sections of building. In contrast however, were decorated ridge tiles. The windows were generally of casement style of varying sizes, with the addition of a pair of French doors and an oculus window in the apex of the west gable end. Once again the windows were generally well made modern reproductions.

Outbuilding 2 was rectangular in plan, aligned north-south, to the south of outbuilding 1, and consisted of one and a half storeys with a complex roof type consisting of a cross between a hipped and half-hipped roof. Set within the west elevation were a pair of dormer windows. The roof was hung with red clay tiles and above the dormer windows were decorated ridge tiles; the same as those seen on outbuilding 1. The windows were all casement style with large panes of glass. Once again these appeared to be well made modern reproductions

Outbuilding 3 was square in plan and located to the south of outbuilding 2. It was a single storey building with an off-centre gable end roof, with the east face being steeper than the west. The roof was hung with red clay tiles; the same as all the other buildings. The window consisted of a four by four pane casement which may have been a modern reproduction.

External (Figs 13 and 14)

Church Street Range

The main, Church Street (north) elevation consisted of four windows and a door on the ground floor and four windows on the first floor (Pl. 1). The door itself was off-centre, set within a simple, classical style surround and topped with a small pediment, supported on three wooden consoles. It was accessed up two steps. The door itself was of the Georgian six panel style. Either side of the door was a double height trapezoidal shaped, small bay window. Beyond the bay windows, to the east were a further two windows on each floor. On the ground floor

these were located beneath a large, possibly timber lintel, supported on thin trapezoidal shaped posts, again possibly of wooden construction. This arrangement was suggestive of an old shop frontage. Set between the posts, at the base of the building were a few rows of painted bricks of indeterminate bond and mortar type. These measured 220mm x 102mm x 63mm (8 5/8" x 4" x 2 1/2"). It was not certain whether these were original or part of the infill associated with the likely conversion from a shop frontage.

The east facing gable end (Pl. 2) contained a further two, smaller, sash windows on the ground floor, a single smaller sash window of three over three panes on the first floor and a central nine pane window set within the roof space. Within the render could be seen a scar for an earlier, single storey building now removed

The west facing gable end contained a second nine-pane window set within the roof space.

The Rear Extension

The gable end of the east-west section was entirely modern, dating to the 1990 renovation. Set within the gable end were two casement windows set beneath a brick soldier arch (Pl. 3). Within the apex of the gable and slightly off-centre was a circular plaque recording the renovation 'MC Dowell 1990'. The bricks were laid in Flemish bond within cement mortar and measured, in general, 210mm x 102mm x 57mm (8 1/4" x 4" x 2 1/4"), indicating that effort had been made to locate imperial bricks and match in with the existing buildings. The small, setback, section of west facing façade was also entirely modern consisting of a glass fronted entrance lobby, created by infilling between the rear extension and outbuilding 1.

Within the south facing elevation it was possible to see the scar in the brickwork created from the rebuilding/extension that occurred in 1990 (at the west end of the building). There were two pairs of windows within the façade; one pair of ground/first floor windows within the modern rebuild/extension and one pair of ground/first floor windows in the older section. Those within the modern section were six over six sash windows whilst those in the older section were four over four sash windows (Pl. 4). Both of the ground floor windows were set beneath brick soldier arches. Within the older eastern end of the building the bricks were laid in Flemish bond, bonded in lime mortar and measuring 216mm x 108mm x 70mm (8 1/2" x 4 1/4" x 2 3/4").

What could be seen of the east façade consisted of a painted brick wall, partially obscured by a fire escape and later infill with a flat roof between the adjacent building and this one.

Outbuilding 1

The building was brick built of Flemish bond, bonded in cement mortar. The bricks measured 210mm x 102mm x 57mm (8 1/4" x 4" x 2 1/4"). Within the eastern gable end were six windows, with larger central windows,

which on the first floor were actually French doors. Within the apex of the gable was an oculus window. The windows were all located beneath brick soldier arches with the oculus being edged in bricks laid on edge (Pl. 3).

Within the southern façade were two further windows; the ground floor one set beneath a brick soldier arch and the first floor one left plain.

Outbuilding 2 (Pl. 5)

The building was brick built of English bond, bonded in lime mortar. The bricks measured 222mm x 108mm x 63mm (8 ¾" x 4 ¼" x 2 ½"). Within the western façade were a pair of casement windows either side of a central doorway on the ground floor with a further pair of dormer windows within the roof space. The brickwork around the ground floor windows and door had at a minimum been repointed or possibly infilled to accommodate smaller openings. The roof had been extended at the southern end to accommodate a modern glass wall with a door in the southern façade.

Outbuilding 3 (Pl. 5)

The building was brick built of English bond, bonded in cement mortar. The bricks themselves measured 210mm x 102mm x 63mm (8 ¼" x 4" x 2 ½"). Within the western façade was a sash window. There were no windows or doors etc. within the southern façade.

Internal

Internally the rooms were set over four floors including a cellar and a second floor. With the exception of the cellar each floor will be discussed as rooms within distinct ranges/sections, as the elevations were. The entire building had been subject to renovation in 1990 including plastering. All the floors were carpeted. The timber framing within the building was hand cut oak, with only a few identified exceptions and the majority of the jointing was of mortice and tenon, held together with round wooden pegs.

Cellar (Fig. 15)

The cellar was located in the north-west corner of the building and extended to the south, a narrow extension was also present along the Church Street frontage. It was located beneath part of the Church Street range and the rear extension. It was accessed down a concrete flight of stairs within the rear extension and beneath the stairs to the first floor. The floor was of concrete.

The cellar could be divided into two rooms (numbered 43 and 44), sub-divided by a corridor (numbered 42) in which the stairs were located. Room 42 was a narrow corridor with a door to room 44 to the north and room

43 to the south. Above the doorways were brick arches. The walls were constructed of a combination of brick and concrete blocks.

Room 43 was roughly square in shaped with structural support for a fireplace base within the south wall (Pl. 6), the majority of the room had been plastered over and painted white. Within the east wall was a blocked doorway, infilled with concrete blocks above which was a brick arch. Earlier plans show this to be the location of the barrel slide from the yard.

Room 44 was rectangular in shape with a 'corridor' extending along the street frontage to the east. It was constructed of a combination of brick and concrete blocks. The 'corridor' along the street frontage was largely of concrete construction with concrete lintels and supports present. The brickwork had been painted white and was of indeterminate bonding and mortar. The bricks measured 228mm x 108mm x 63mm (9" x 4 1/4" x 2 1/2"). A second beer chute was present beneath the ground floor bay window (Pl. 7). Plans for the 1990 renovation show that steel I-beams have been inserted into the four corners of the room and along the Church Street frontage, accounting for some of the concrete blockwork. It was not possible to determine if the corridor originally led into another room under Room 3 but it seems probable, and the corridor may have been designed to avoid undermining the fireplace and chimney block.

Ground Floor (Fig. 16)

Church Street Range

The Church Street range at ground floor level could be divided into six rooms (numbered 1–6). Room 1 was located at the western end of the building and was the entire width of the building. Within the western was were two timbers; consisting of a post and a rail. Much of the wall, however was obscured. A photograph from 1990 (Pl. 8) suggests that this may form part of a more extensive timber-framed wall. The same photograph also suggests that the southern wall is of timber frame construction, but no evidence of this was seen. Within the ceiling were five beams; two of which were chamfered (the middle one and that immediately in front of the bay window) (Pl. 9). The other beams were most likely encased steel work, supported on steel uprights located in each of the four corners of the room, forming the recessed areas on the east and west walls.

Room 2 (Pl. 10) was a small entrance lobby, into which the front door opened; access was available to rooms 1 and 3. Within the ceiling were two beams, likely to be encased steel RSJ's. The main door was opposite the jamb of the fireplace which had a recessed arch within it.

Room 3 was similar to room 1, but there was no evidence of timber framing. Within the east wall was access to rooms 4 and 5, and within the south wall was access to rooms 8 and 9. The central beam in the ceiling was chamfered, the other beams were likely to be enclosed steel RSJ's (Pl. 11). The one in front of the bay window was shaped to accommodate the bay. Like room 1 it is likely that within each of the corners were vertical, steel RSJ's which also formed the recessed areas within the east and west walls.

Rooms 4 and 5 were located in the easternmost bay of the Church Street frontage, with room 4 overlooking the street and room 5 to the south. No access was available to room 4; but looking through the glass door the beam at the north end of the room may have been chamfered. The other beam within the ceiling is likely to have been an encased RSJ. Room 5 (Pl. 12) did not appear to have anything of architectural interest; the beams most likely being encased RSJ's. The same design of steel framework was evident across rooms 4 and 5 as that found within rooms 1 and 3.

Room 6 was a small lobby area on the south side of the chimney. A small amount of timber framing, consisting of a post and rail was visible in the east wall (Pl. 13). The beam within the ceiling is likely to have been an enclosed RSJ. The jamb of the fireplace had a recessed arch within it; the same as that found within room 2.

The Rear Extension

The rear extension could be sub-divided into 11 rooms (numbered 7–17), consisting of cupboards, corridors, rooms, toilets and an entrance hallway. Room 7 was a corridor, running between rooms 6, 8 and 10, as well as stairs to the first floor and cellar. Within the north wall (the rear of the Church Street range) was timber framing consisting of two posts and a rail, tenoned into a beam (Pl. 14). The stairs, located on the southern wall of the corridor were modern. No other timber framing was seen within room 8, a small lobby which gave access to room 9, which was located immediately behind the eastern end of the Church Street range (Pl. 15).

Entrance lobby 10 was of modern construction with a glass frontage. It gave access to room 11 which contained a number of pictures from the 1990 renovation. Room 11 (Pl. 16), in turn accessed corridor 12 which gave access to rooms 14-18. There was nothing of architectural merit within rooms 10-17.

Outbuilding 1

Outbuilding 1 consisted of a single room numbered 18. It was accessed via corridor 12 within the rear extension or down a set of steps from outbuilding 2. The room had been completely plastered over and nothing of merit could be seen within the walls. A set of three floor joists were aligned north-south, the westernmost two of

which were possibly supported on a vertical post (now boxed in and plastered over). Each of the beams was chamfered and painted white (Pl.17).

Outbuilding 2

Outbuilding 2 could be sub-divided into four rooms (numbered 18-22) and a cupboard and small kitchen. It was accessed via a doorway from room 23, a pair of doors opening onto the yard or up a small set of steps from outbuilding 2 into room 19. The sub-divisions within the building were modern, dating to either the 1990 or 1996 renovations. The only features of merit were the three east-west aligned floor joists of squared timbers that were most likely supported on cast iron poles (Pl. 18). Metal straps were present around the timbers; the entirety had been painted white. Within room 22, at the south end of the building were a set of stairs giving access to the first floor.

Outbuilding 3

Outbuilding 3 was a ground floor only extension consisting of a single room (numbered 24). It was accessed off of corridor 23, a modern glass extension that joined outbuilding 2 and 3 together and forming an internal space. Internally it was entirely plastered and there were no features of merit. The ceiling was sloped on either side to raise the ceiling height with the eastern side being gentler than the northern (Pl. 19).

First Floor (Fig. 17)

Church Street Range

The first floor of the Church Street range consisted of rooms 26-29, a small corridor and part of corridor 25. Room 26 was located at the western end of the range, and was a copy of room 1, immediately below. It was accessed from corridor 25. Once again the central beam in the ceiling was chamfered whilst the others were not, suggesting that they were likely to be encased steel RSJ's. Steel verticals were evident in all four corners of the room, creating an alcove on the east and west walls. Within the west wall was timber framing with two empty mortices within the rail (Pl. 20). Within the north wall, with the bay window, a post is present either side of the bay window and it was clear that the rail had been cut to accommodate the window. In the north-west corner was most likely the principal post, though the upper part had been obscured by the steelwork and plastering (Pl. 21). Within the east wall was a large, brick fireplace with a timber lintel (Pl. 22). The lintel was slightly curved with a chamfer on the underside. Scratched into the timber were the initials 'AF' however these could be of any date, though likely to be more recent than historical. The bricks themselves measured 244mm x 114mm x 53mm (9 5/8" x 4 3/4" x 2 1/8"). Around three sides of the door, to the north of the fireplace was timber framing.

Through the door was a small passageway giving access to room 28. Within the passageway was extensive timber framing with a jowled principal post and a wind brace present in both the east and west walls (Pl. 23).

Room 28 was again similar to room 3 below, except that it had been sub-divided to create corridor 27. The central beam was again chamfered with all others likely to be encased steel RSJ's. As in room 26 there was timber framing in the wall with the bay window and the east wall. That within the north wall was extensive, consisting of rails and posts (Pl. 24), again the rail had been cut to accommodate the bay window (Pl. 25). Within the north-west corner was most likely a principal post, into which the wind brace seen in the corridor would have fitted.

Within the south wall of room 27 were posts, including a principal post in the south-east corner; this timber framing was better seen in room 30.

Accessed from corridor 27 was room 29, at the eastern end of the Church Street range. Within the north, east and west walls was timber framing. A substantial rail ran beneath the windows in the north wall. Large panel box framing was present in the east wall with a jowled post at either end. At the north end of the wall was a wind brace (Pl. 26); this was not reflected at the south end of the wall (Pl. 27), nor was there any evidence for one having been removed in either the principal post or the rail. Within the southern wall was a single post and a substantial horizontal timber at floor level.

To the south of the chimney breast were located the stairs to the second floor. These were steep and narrow and may reflect the original position of the stairs within the building. Within the walling of the staircase was seen a jowled principal post supporting the tie beam to the roof structure. These two were joined by a straight wind brace (Pl. 28). Similar framing was seen on opposite the stairs, with a jowled principal post supporting the tie beam. Within the principal post was an empty mortice, presumably for a wind brace (Pl. 29).

The Rear Extension

The upper floor of the rear extension could be divided into three rooms and a corridor (numbered 31-33 and 36). An extension located within the alley way between this building and next door contained rooms 34 and 35. Stairs to the ground floor were located within corridor 31 which gave access to the Church Street range, internal room 32, rooms 33-35 and outbuilding 1.

The corridor itself was 'L-shaped', along the rear of the building. Along the part of the corridor that forms the rear of the Church Street range vertical timbers were present within the wall. The rest of the corridor had been plastered and there were no architectural features. Room 32 was a kitchen, rooms 33 and 34 were toilets.

Room 33 had a dormer window overlooking the yard within a small extension to the room. A lintel was present within the ceiling (Pl. 30). Planning application plans show that this was part of the 1990 renovation.

Room 30 was accessed from corridor 27, located within the Church Street range. The room itself occupied the entirety of the east-west aligned section of the rear extension. Within the southern wall was disjointed section of wall at the point at which the original external wall had been removed (Pl. 31). Within the northern wall, forming the rear of the Church Street range was timber framing (Pls. 32 & 33). This consisted of post and rail construction at the western end of the room with a wind brace present in the principal post in the centre of the wall. A wind brace was also present at either end of the easternmost bay. The easternmost bay was of similar construction but with a higher rail and a more substantial horizontal timber at floor level. Part of the timber framing in this section may have been obscured by plaster. The framing itself contained a large quantity of scratched carpenters marks (Pl. 34).

Outbuilding 1

The upper floor of outbuilding 1 consisted of a single room numbered 36 and accessed from corridor 31 within the rear extension or down a set of stairs from room 37 within outbuilding 2. The walls contained nothing of architectural merit, however there were a pair of casement windows within the western gable wall.

The roof structure consisted of three trusses of varying design. The westernmost truss was of queen post construction (Pl. 35) supporting a raised collar, which in turn supported the upper purlin. The lower purlin was supported on a brace between the queen post and the principal rafter. The brace was in turn supported by a pair of princess posts. The principal rafters lay above the purlins. The other two roof trusses were significantly different in construction with no queen posts (Pl. 36). The principal rafters still lay above the purlins and the upper purlin was supported on the raised collar. However the lower purlin was supported on the knee of a cruck-type timber that tied into the main beam and the raised collar. On all three trusses there were carpenters marks present between the main beam and the cruck-type timber or the main beam and diagonal brace. On the north side of the truss these were all numbered 'I' and on the south side of the truss these were all numbered 'II'. They appeared to be incised.

Outbuilding 2

The upper floor of outbuilding 2 consisted primarily of a single room with a partition for the stairs to the ground floor. From planning application plans it would appear that the upper floor was added during the 1990

renovation. The upper floor itself was located within the roof trusses. There was nothing of architectural merit within the walls of the room.

The roof was constructed of three trusses, aligned east-west, with the partition for the stairs located at the southernmost truss (Pl. 37). The trusses themselves were of queen post construction which were bolted to the main beam. A pair of braces between the main beam and the queen post supported the lower purlin. Above the collar were two further vertical posts, presumably supporting a raised collar, however the upper part of the roof structure had been enclosed. Within the eastern roof two dormer windows had been inserted, cut through the lower purlin at the point of the truss (Pl. 38); the other side of the purlin was supported by a vertical timber.

Second Floor (Fig. 18)

The second floor was only present within the Church Street range and could be divided into four rooms (numbered 38-41). The second floor was accessed via a narrow, steep set of stairs winding around the chimney breast, from room 25 on the first floor giving access to room 38 on the second floor. The bannister rail was a modern metal pole and the newel post was a simple square post painted white. The stairs opened out straight onto the chimney stack, which was located within the centre of room 38. To the west was access to room 39 which contained a single casement window in the west wall. Part of the roof space had been enclosed. To the east of room 38 was room 40; it contained a skylight in the southern roof. Beyond it was access to room 41 which contained a casement window in the eastern gable end.

The second floor was situated within the roof trusses of the building, consisting of three trusses creating the three and a half bay space. The wall forming the division between rooms 38 and 39 was most likely modern as the truss was located within room 38. All other divisions were located at the point of the roof truss. In general the trusses were of queen strut type with a raised collar and two purlins. The purlins were tenoned into the principal rafter. Openings into each room were located between the queen struts. Curved wind braces were present between the upper purlin and the principal rafter. Beneath the lower purlin the roof space had been enclosed. Within each room there were small differences within the roof construction.

The gable end within room 39 contained additional timber framing around the window as well as two vertical timbers above the raised collar (Pl. 39). At the point of the enclosed space above the upper purlin was an additional collar.

Within room 38, and the only truss not to form part of a room division, the truss did not contain queen struts, but a pair of princess posts at the junction of the lower purlin with the principal rafter (Pl. 40). There was

also no evidence for the presence of wind braces within this truss. The upper purlin on the northern side had evidence of red paint; it is not known how old this was. An additional purlin and rafter could also be seen within the northern roof. Within this room, on both the north and south sides the joining of two pieces of the lower purlin could be seen (Pl. 41).

Within room 40 the western truss was more complex with an additional vertical timber forming the doorway and a pair of angled princess posts (Pl. 42). The doorway timber was set within the space for a much larger timber that would have formed a lap joint at the centre of the raised collar. At the southern end of the truss at the junction of the princess post and principal rafter the carpenter's mark 'III' was scratched into the wood. On the northern side, at the junction of the queen post with the raised collar carpenter's mark 'III' was chiselled into the wood (Pl. 43). The lower purlin, along the northern side of the roof was of pine, rather than oak. Two additional braces between the upper purlins were present within the room, of which one was of pine.

Within room 41, the western truss (Pl. 44) had an additional horizontal timber present between the queen strut and the principal rafter, beneath which was an additional vertical timber on the southern side. On the northern side, on the collar was a chiselled carpenter's mark 'IIII'. The purlins within this room had been jointed onto those present within room 40 just beyond the truss (within room 40). On the southern side of the roof, the lower purlin was of pine. The gable end (Pl. 45) was more complex with a single queen strut and horizontal timbers tied into that and possibly the lower purlin, beneath the window. One of the horizontal timbers was of pine. Beneath the horizontals were a number of vertical timbers as well as one above. Above the raised collar were two vertical timbers, the same as that found on the western gable end.

Access panels with the enclosed roof space suggested that a new roof with rafters laid on edge had been raised over the original roof line.

Interpretation (Fig. 12)

Phase 1

The first phase of the building consisted of a 2½ bay cottage with a large, central stone block (Pl. 46) back-to-back fireplace with brick quoins, heating both rooms. The building itself was two storeys, with further room(s) likely in the attic area. Brunskill suggests that dormer windows might be expected; though there was a window present in the gable end and no dormer windows were recorded prior to the 1990 renovation and the new roof. The building was of oak, box-frame construction with a queen strut roof. It is possible that the house was of baffle entry style with the doorway opposite the chimney and the stairs located to the rear of the chimney breast,

as they are from the first floor to the attic. However much of the ground floor has been plastered over both internally and externally and it is not possible to see much of the construction materials or detail. This type of house plan appeared in Oxford at least during the early 17th century and possibly elsewhere (Brunskill 1997, 128). Brick measurements taken around the first-floor fireplace within room 26 suggest a date between the 15th and 17th centuries. Brunskill suggests that, ‘

Early carpenters' marks were bold, rather sweeping scratches made with a special tool called a race knife, marks of the seventeenth century were more carefully made with a gouge and knife or chisel while those of the eighteenth and nineteenth centuries were small and neat and deep marks made with a chisel (Brunskill, 2007, 34).’

Thus a date in the 16th – early 17th centuries would appear reasonable. Yorke (2012, 33) would support such a date for a baffle entry house with back-to-back fireplaces, with the style falling in the second half of the Tudor period.

Phase 2

A third bay was added to the east end of the building. Photographs taken from renovation in 1990 suggest that, at least the rear and gable end, at ground floor level were of brick construction with timber (box?) framing forming the upper storeys. The roof construction was similar to the rest of the roof, however only one queen post was visible. An external chimney breast was removed in 1990. The bricks within the Church Street elevation, which may not be contemporary, suggest a date after the restoration period of 1660 and prior to the introduction of the brick tax in 1784. So possibly a date within the late 16th – mid 17th centuries would appear reasonable. At some point the front of the bay was probably converted to accommodate a large set of windows/door for a shop frontage. This may coincide with the references in the 1840s to the selling of sacks.

A photograph taken during renovation work in 1990 within room 1 (Pl. 8) appears to show further timber framing beyond the limit of the Church Street range and may be the wall the stairs are adjacent to within corridor 25. There are no photographs to show whether this is a single- or two-storey extension, though a simple explanation may be a 1½ storey outshot with a catslide roof. It is not known what date this extension is though it is likely to be later than phase 1 and of an unknown relationship with the third bay extension. If timber framing existed beyond the Church Street range it has been entirely plastered over.

Phase 3

Outbuilding 1 is likely to have been the next part of the complex of buildings constructed. Its original purpose is unknown but an outbuilding of some form is likely. Photographs from 1990 show the east end of the building being rebuilt and the bricks appear to be modern imperial bricks in a cement based mortar, so not useful for

dating the building (Pl. 47). No other bricks were accessible for measurement. The roof trusses were more complex than the phase 1 roof, comprising queen post construction or a variation of a raking queen post with common rafters laid over the top, and incised carpenters' marks. A more precise date than mid 17th – 18th centuries can not be established.

Phase 4

The date and phasing of the rear extension is again uncertain, due to not being able to see any detail internally and very little externally. It is possible that the rear extension was built in three phases with the first being infill between phase 1 and the phase 3 outbuilding. Photographs from 1990 are the only clues as to the date of the infill, with what must be assumed are the original windows – the clearest of which is an eight-over-eight pane sash window beside a smaller one on the first floor. From the photograph it would appear that the window frame was set into the brickwork, something that occurred after the 1774 Building Act to reduce fire risk. No access was available to the roof space.

The cellar appears to be later than the earlier phases of the building. Structurally it would make sense that the cellar was constructed at the same period as the infill, with only the room beneath the Church Street frontage having to be underpinned (room 44). Room 43 would therefore be located directly below room 11. As noted above it could not be established if the cellar ever extended below Room 3 as well. The brick sizes present within the cellar suggest a date of mid 18th–19th centuries. It is during this period that it would seem likely that the bay windows were added to the Church Street frontage.

The enclosure map is not very clear but suggests that the infill was present by 1806, so a date of late 18th century would be appropriate. This may coincide with the conversion from house to pub, which was established by 1844.

Phase 5

The east-west gable of the rear extension may be slightly later with different brick sizes than those found within the cellar. Photographs of the windows from 1990 show them to be of the same type as those that are currently present. The window frame is still recessed within the brickwork, however the panes of glass are much larger, indicative of a later date and popular by 1870. No access was available to the roof space but a photograph from the 1990 renovation suggests a common rafter type roof with the timbers laid on edge.

Mapping evidence shows that the rear extension was present by 1878 and the First Edition Ordnance Survey map.

Phase 6

Mapping evidence shows that outbuilding 2 was constructed between 1878 and 1899.

Phase 7

Outbuilding 3 is likely to have been slightly later than outbuilding 2, though the mapping evidence is less clear due to a large number of buildings present within the yard by 1899. The bricks are a slightly different size from those found in outbuilding 2 supporting a different date. The 1912 map does however clearly show, in the location of this building, a building separate from outbuilding 2. It is not, however, until the 1967 map that outbuilding 3 is definitely present. The cement mortar between the bricks could be from repointing in the 1990 renovation.

It is not known when the alleyway between the Woolpack and next door was added, and the mapping evidence is not clear. Application plans however show that it was present prior to the 1990 renovation.

Phase 8

Renovation work during 1990 entailed a two-storey extension to the east end of the rear extension, where once there was a single storey building, a glass entrance located between the rear extension and outbuilding 1, and the extension of the roof of outbuilding 2 to form a covered glass walkway between outbuildings 2 and 3.

Conclusion

The complex of buildings now known as 'The Woolpack' is actually formed of a number of different buildings and extensions over a long period of time. Much of the phasing has had to be inferred due to the plastered interior, with evidence taken from photographs dating from 1990 to aid in identification of the number of building phases and the dating. It is thought that there are at least six phases and may be as many as eight phases of building currently standing with the earliest phase possibly as early as the 16th century and the latest phase in 1990.

The first phase consisted of a 2½ bay timber box-framed building of two storeys with a garret and a substantial back-to-back stone fireplace located in the central half bay, likely to date to the 16th or early 17th centuries. Soon after a third bay was added to the east end, which was at least half timbered, likely to date from the late 16th to mid 17th centuries. Further timber framing of unknown date was possibly present to the rear of the building at the west end. The third phase consisted of a separate outbuilding within the yard area (outbuilding 1) containing two different types of trusses; only a date between phases two and four could be suggested. Phase

four consisted of the infilling of the gap between the rear of the house and outbuilding 1. It is likely the cellar was also added at this point and may reflect the change of use to a pub. A date of the mid 18th century to 1806 seems likely. It is thought that the range towards the east end, behind Church Street was slightly later than the infill, but present prior to 1878. Phase 6 consisted of the construction of outbuilding 2, which mapping evidence dated as to between 1878 and 1899. Phase 7 consisted of any other additions prior to 1990 and included outbuilding 3 and most likely the infill in the alley to the west of the main building, both of which are difficult to date from the mapping evidence. Plans from the 1990 renovation show the addition of glassed areas and the extension to the room behind the main Church Street range. A date stone was also added within the gable end.

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APPENDIX 1: Photographic Catalogue
A. Digital

	Scales	Location	Direction	Description
1	-	Exterior	SW	Exterior, front elevation
2	-	Exterior	SW	Exterior, front oblique
3	-	Exterior	W	Church Street range, gable end
4	-	Exterior	W	Rear extension, gable end
5	-	Exterior	W	Rear extension and outbuilding 1
6	-	Exterior	W	Outbuilding 2
7	-	Exterior	NW	Oblique, outbuildings 2 and 3
8	-	Exterior	NW	Oblique, outbuilding 3
9	-	Exterior	N	Rear extension, east end
10	-	Exterior	N	Rear extension, west end
11	-	Exterior	N	Outbuilding 1
12	-	Exterior	SE	Oblique front elevation
13	-	Exterior	SE	View down the alley way
14	-	Rm 1	N	To bay window
15	-	Rm 1	S	To south wall showing beams
16	-	Rm 6	E	Timber detail in ceiling
17	-	Rm 3	N	To bay window
18	0.5m	Rm 3	W	To west wall showing beams
19	0.5m	Rm 3	S	To south wall
20	0.5m	Rm 2	W	Oblique of hallway
21	-	Rm 4	NE	Oblique to window
22	-	Rm 4	NE	Oblique to window showing ceiling
23	0.5m	Rm 5	E	To window
24	0.5m	Rm 5	W	To west wall
25	0.5m	Rm 7	N	Along corridor
26	0.5m	Rm 8	E	General view
27	0.5m	Rm 9	E	To window
28	0.5m	Rm 9	SW	Oblique to window
29	0.5m	Rm 9	S	To window
30	0.5m	Rm 7	NW	Timber framing
31	0.5m	Rm 7	W	Along corridor
32	0.5m	Rm 7	NW	Timber framing
33	-	Rm 7	N	Carpenters mark detail
34	0.5m	Rm 10	SE	To modern windows and door
35	0.5m	Rm 11	W	General view
36				Not used
37	0.5m	Rm 13	SW	Toilet
38	-	Rm 15	NW	Toilet
39	0.5m	Rm 17	E	Toilet
40	0.5m	Rm 18	E	To windows
41	-	Rm 18	SW	General view
42	0.5m	Rm 19	S	General view
43	0.5m	Rm 19	E	To windows
44	0.5m	Rm 20	N	General view
45	0.5m	Rm 21	SW	To kitchen, showing post detail
46	0.5m	Rm 22	S	Corridor 22 into 23
47	0.5m	Rm 24	S	General view, including ceiling
48	0.5m	Rm 24	NE	To door and window
49	0.5m	Rm 7	E	Stairs to 1 st floor
50	0.5m	Rm 25	E	Timber framing detail
	Scales	Location	Direction	Description
51	0.5m	Rm 25	NE	Detail of timber framing
52	0.5m	Rm 26	N	To bay window

53	0.5m	Rm 26	S	To doorway showing beams
54	0.5m	Rm 26	NE	Oblique to fireplace
55	0.5m	Rm 26	E	Fireplace
56	0.5m	Rm 26	SW	Timber framing detail
57	-	Rm 26	NW	Principal post detail
58				Not used
59	0.5m	Corridor	NW	Timber detail
60	0.5m	Rm 27	E	Along corridor showing timber structure
61	0.5m	Rm 28	N	To bay window
62	0.5m	Rm 28	W	General view to wall and door
63	0.5m	Rm 28	E	Timber detail in wall
64	0.5m	Rm 29	N	To windows
65	0.5m	Rm 29	SE	Timber detail
66	0.5m	Rm 29	SE	Timber detail
67	0.5m	Rm 29	S	Timber detail
68	0.5m	Rm 30	SE	Along room to windows
69	0.5m	Rm 30	SE	To windows
70	0.5m	Rm 30	NW	Timber framing
71	0.5m	Rm 30	NE	Timber framing
-	-	Rm 30	NW	Carpenters mark VIII
-	-	Rm 30	NE	Carpenters mark VII
-	-	Rm 30	NE	Carpenters mark VI
-	-	Rm 30	NE	Carpenters mark VIII
-	-	Rm 30	NE	Carpenters mark VII and III
72	0.5m	Rm 25	SW	Along corridor
73	0.5m	Rm 32	E	General view of kitchen
74	0.5m	Rm 33	E	To dormer window
75	0.5m	Rm 33	SW	General view
76	0.5m	Rm 34	NE	Toilet
77	0.5m	Rm 35	SW	Toilet
78	-	Rm 36	S	To stairs and door
79	0.5m	Rm 36	SE	View to windows
80	0.5m	Rm 36	E	View to door showing trusses
81	0.5m	Rm 36	W	View to windows showing trusses
82	-	Rm 36	E	Roof trusses
83	0.5m	Rm 37	S	General view showing roof structure
84	0.5m	Rm 37	N	General view showing roof structure
85	0.5m	Rm 37	NE	To dormer window showing cut purlin
86	0.5m	Stairwell	SW	General view
87	-	Stairwell	E	Floor joists
87a	0.5m	Rm 28	E	Detail of cut rail in window area
88	0.5m	Rm 25	W	Detail of timber framing
89	0.5m	Rm 38	NE	To chimney
90	0.5m	Rm 38	NW	Detail of roof structure
91	0.5m	Rm 38	S	Detail of roof structure
92	0.5m	Rm 38	W	Detail of purlin jointing
93	0.5m	Rm 39	NW	Gable end
94	-	Rm 39	W	Detail of upper gable end
95	0.5m	Rm 39	SW	Detail of purlin and eaves
96	0.5m	Rm 39	NE	Detail of purlin and eaves
97	0.5m	Rm 40	SE	Detail of timber framing
98	0.5m	Rm 40	S	To skylight and wind brace
99	0.5m	Rm 40	NE	Detail of timber framing
100	-	Rm 40	NW	Detail of carpenters mark (III)
101	0.5m	Rm 41	SE	Gable end
102	0.5m	Rm 41	NE	Oblique to purlins
103	0.5m	Rm 41	NW	Detail of timber framing
104	-	Rm 41	W	Detail of carpenters mark (III)

105	-	Rm 39	SE	Detail of roof apex
106	0.5m	Rm 42	NW	View down the stairs
107	0.5m	Rm 43	SW	View to fireplace base
108	0.5m	Rm 43	N	View to doorway
109	0.5m	Rm 44	NE	General view to beer slide
110	0.5m	Rm 44	SE	General view
111	-	-	-	Progress photos from 1990
112	-	-	-	Progress photos from 1990
113	-	-	-	Progress photos from 1990
114	-	-	-	Progress photos from 1990
115	-	-	-	Progress photos from 1990
116	-	-	-	Progress photos from 1990
117	-	-	-	Progress photos from 1990
118	-	-	-	Progress photos from 1990
119	-	-	-	Progress photos from 1990
120	-	-	-	Progress photos from 1990
121	-	-	-	Progress photos from 1990
122	-	-	-	Progress photos from 1990
123	-	-	-	Progress photos from 1990
124	-	-	-	Progress photos from 1990
125	-	-	-	Progress photos from 1990
126	-	-	-	Progress photos from 1990
127	-	-	-	Progress photos from 1990
128	-	-	-	Progress photos from 1990
129	-	-	-	Progress photos from 1990

B. Colour Prints

Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
	Scales	Location	Direction	Description
1	-	Exterior	SW	Exterior, front elevation
2	-	Exterior	SW	Exterior, front oblique
3	-	Exterior	W	Church Street range, gable end
4	-	Exterior	W	Rear extension, gable end
5	-	Exterior	W	Rear extension and outbuilding 1
6	-	Exterior	W	Outbuilding 2
7	-	Exterior	NW	Oblique, outbuildings 2 and 3
8	-	Exterior	NW	Oblique, outbuilding 3
9	-	Exterior	N	Rear extension, east end
10	-	Exterior	N	Rear extension, west end
11	-	Exterior	N	Outbuilding 1
12	-	Exterior	SE	Oblique front elevation
13	-	Exterior	SE	View down the alley way
14	-	Rm 1	N	To bay window
15	-	Rm 1	S	To south wall showing beams
16	-	Rm 6	E	Timber detail in ceiling
17	-	Rm 3	N	To bay window
18	0.5m	Rm 3	W	To west wall showing beams
19	0.5m	Rm 3	S	To south wall
20	0.5m	Rm 2	W	Oblique of hallway
21	-	Rm 4	NE	Oblique to window
22	-	Rm 4	NE	Oblique to window showing ceiling
23	0.5m	Rm 5	E	To window
24	0.5m	Rm 5	W	To west wall
25	0.5m	Rm 7	N	Along corridor
26	0.5m	Rm 8	E	General view

Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
27	0.5m	Rm 9	E	To window
28	0.5m	Rm 9	SW	Oblique to window
29	0.5m	Rm 9	S	To window
30	0.5m	Rm 7	NW	Timber framing
31	0.5m	Rm 7	W	Along corridor
32	0.5m	Rm 7	NW	Timber framing
33	-	Rm 7	N	Carpenters mark detail
34	0.5m	Rm 10	SE	To modern windows and door
35	0.5m	Rm 11	W	General view
36	-	Rm 12	S	Along corridor
37	0.5m	Rm 13	SW	Toilet
38	-	Rm 15	NW	Toilet
39	0.5m	Rm 17	E	Toilet
40	0.5m	Rm 18	E	To windows
41	-	Rm 18	SW	General view
42	0.5m	Rm 19	S	General view
43	0.5m	Rm 19	E	To windows
44	0.5m	Rm 20	N	General view
45	0.5m	Rm 21	SW	To kitchen, showing post detail
46	0.5m	Rm 22	S	Corridor 22 into 23
47	0.5m	Rm 24	S	General view, including ceiling
48	0.5m	Rm 24	NE	To door and window
49	0.5m	Rm 7	E	Stairs to 1 st floor
50	0.5m	Rm 25	E	Timber framing detail
51	0.5m	Rm 25	NE	Detail of timber framing
52	0.5m	Rm 26	N	To bay window
53	0.5m	Rm 26	S	To doorway showing beams
54	0.5m	Rm 26	NE	Oblique to fireplace
55	0.5m	Rm 26	E	Fireplace
56	0.5m	Rm 26	SW	Timber framing detail
57	-	Rm 26	NW	Principal post detail
58	-	Corridor	E	Timber detail
59	0.5m	Corridor	NW	Timber detail
60	0.5m	Rm 27	E	Along corridor showing timber structure
61	0.5m	Rm 28	N	To bay window
62	0.5m	Rm 28	W	General view to wall and door
63	0.5m	Rm 28	E	Timber detail in wall
64	0.5m	Rm 29	N	To windows
65	0.5m	Rm 29	SE	Timber detail
66	0.5m	Rm 29	SE	Timber detail
67	0.5m	Rm 29	S	Timber detail
68	0.5m	Rm 30	SE	Along room to windows
69	0.5m	Rm 30	SE	To windows
70	0.5m	Rm 30	NW	Timber framing
71	0.5m	Rm 30	NE	Timber framing
72	0.5m	Rm 25	SW	Along corridor
73	0.5m	Rm 32	E	General view of kitchen
74	0.5m	Rm 33	E	To dormer window
75	0.5m	Rm 33	SW	General view
76	0.5m	Rm 34	NE	Toilet
77	0.5m	Rm 35	SW	Toilet
78	-	Rm 36	S	To stairs and door
79	0.5m	Rm 36	SE	View to windows
80	0.5m	Rm 36	E	View to door showing trusses
81	0.5m	Rm 36	W	View to windows showing trusses
82	-	Rm 36	E	Roof trusses

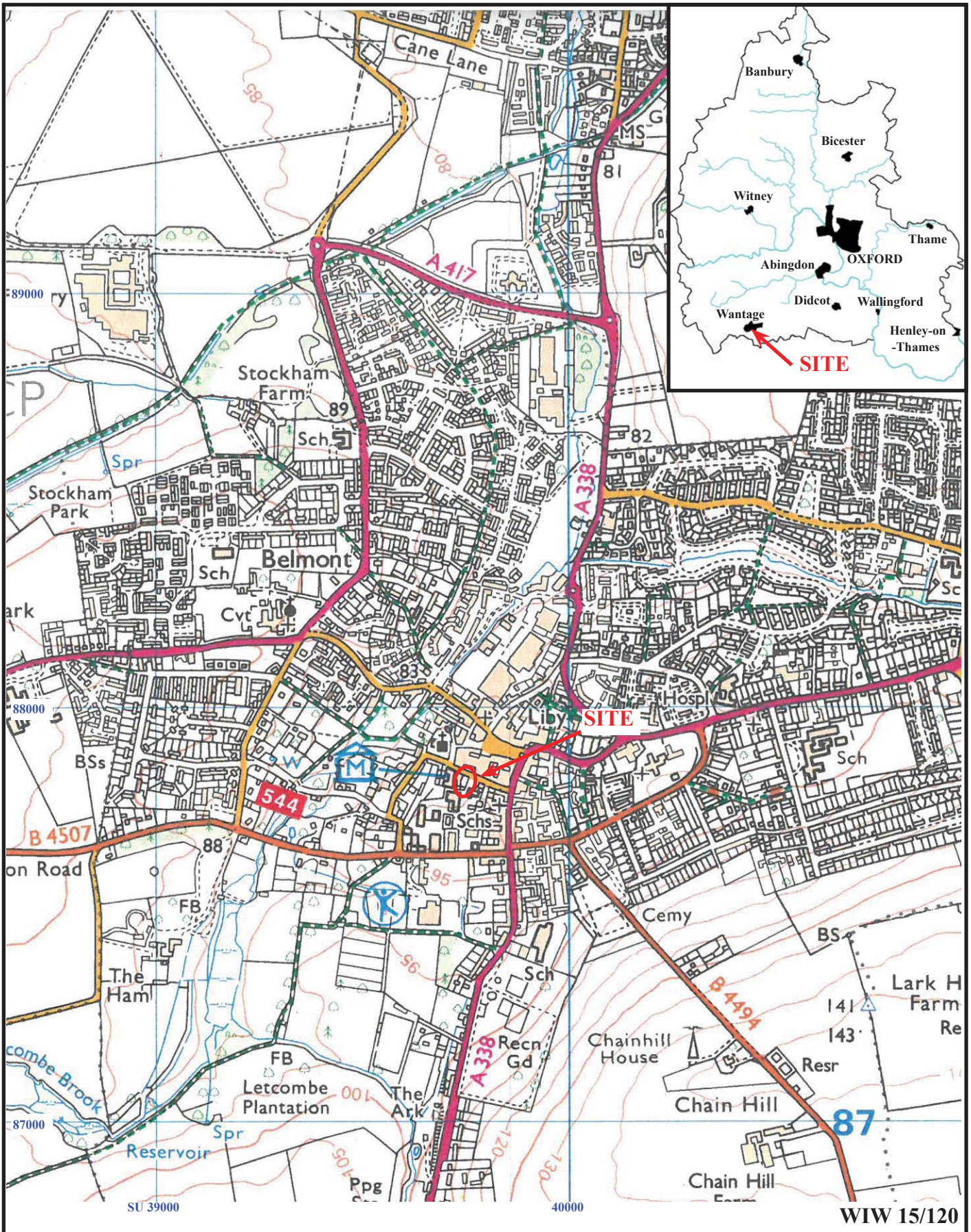
Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
	Scales	Location	Direction	Description
83	0.5m	Rm 37	S	General view showing roof structure
84	0.5m	Rm 37	N	General view showing roof structure
85	0.5m	Rm 37	NE	To dormer window showing cut purlin
86	0.5m	Stairwell	SW	General view
87	-	Stairwell	E	Floor joists
87a	0.5m	Rm 28	E	Detail of cut rail in window area
88	0.5m	Rm 25	W	Detail of timber framing
89	0.5m	Rm 38	NE	To chimney
90	0.5m	Rm 38	NW	Detail of roof structure
91	0.5m	Rm 38	S	Detail of roof structure
92	0.5m	Rm 38	W	Detail of purlin jointing
93	0.5m	Rm 39	NW	Gable end
94	-	Rm 39	W	Detail of upper gable end
95	0.5m	Rm 39	SW	Detail of purlin and eaves
96	0.5m	Rm 39	NE	Detail of purlin and eaves
97	0.5m	Rm 40	SE	Detail of timber framing
98	0.5m	Rm 40	S	To skylight and wind brace
99	0.5m	Rm 40	NE	Detail of timber framing
100	-	Rm 40	NW	Detail of carpenters mark (III)
101	0.5m	Rm 41	SE	Gable end
102	0.5m	Rm 41	NE	Oblique to purlins
103	0.5m	Rm 41	NW	Detail of timber framing
104	-	Rm 41	W	Detail of carpenters mark (III)
105				Not used
106	0.5m	Rm 42	NW	View down the stairs
107	0.5m	Rm 43	SW	View to fireplace base
108	0.5m	Rm 43	N	View to doorway
109	0.5m	Rm 44	NE	General view to beer slide
110	0.5m	Rm 44	SE	General view

C. Monochrome Images

Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
	Scales	Location	Direction	Description
1	-	Exterior	SW	Exterior, front elevation
2	-	Exterior	SW	Exterior, front oblique
3	-	Exterior	W	Church Street range, gable end
4	-	Exterior	W	Rear extension, gable end
5	-	Exterior	W	Rear extension and outbuilding 1
6	-	Exterior	W	Outbuilding 2
7	-	Exterior	NW	Oblique, outbuildings 2 and 3
8	-	Exterior	NW	Oblique, outbuilding 3
9	-	Exterior	N	Rear extension, east end
10	-	Exterior	N	Rear extension, west end
11	-	Exterior	N	Outbuilding 1
12	-	Exterior	SE	Oblique front elevation
13	-	Exterior	SE	View down the alley way
14	-	Rm 1	N	To bay window
15	-	Rm 1	S	To south wall showing beams
16	-	Rm 6	E	Timber detail in ceiling
17	-	Rm 3	N	To bay window
18	0.5m	Rm 3	W	To west wall showing beams
19	0.5m	Rm 3	S	To south wall
20	0.5m	Rm 2	W	Oblique of hallway
21	-	Rm 4	NE	Oblique to window

Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
22	-	Rm 4	NE	Oblique to window showing ceiling
23	0.5m	Rm 5	E	To window
24	0.5m	Rm 5	W	To west wall
25	0.5m	Rm 7	N	Along corridor
26	0.5m	Rm 8	E	General view
27	0.5m	Rm 9	E	To window
28	0.5m	Rm 9	SW	Oblique to window
29	0.5m	Rm 9	S	To window
30	0.5m	Rm 7	NW	Timber framing
31	0.5m	Rm 7	W	Along corridor
32	0.5m	Rm 7	NW	Timber framing
33	-	Rm 7	N	Carpenters mark detail
34	0.5m	Rm 10	SE	To modern windows and door
35	0.5m	Rm 11	W	General view
36	-	Rm 12	S	Along corridor
37	0.5m	Rm 13	SW	Toilet
38	-	Rm 15	NW	Toilet
39	0.5m	Rm 17	E	Toilet
40	0.5m	Rm 18	E	To windows
41	-	Rm 18	SW	General view
42	0.5m	Rm 19	S	General view
43	0.5m	Rm 19	E	To windows
44	0.5m	Rm 20	N	General view
45	0.5m	Rm 21	SW	To kitchen, showing post detail
46	0.5m	Rm 22	S	Corridor 22 into 23
47	0.5m	Rm 24	S	General view, including ceiling
48	0.5m	Rm 24	NE	To door and window
49	0.5m	Rm 7	E	Stairs to 1 st floor
50	0.5m	Rm 25	E	Timber framing detail
51	0.5m	Rm 25	NE	Detail of timber framing
52	0.5m	Rm 26	N	To bay window
53	0.5m	Rm 26	S	To doorway showing beams
54	0.5m	Rm 26	NE	Oblique to fireplace
55	0.5m	Rm 26	E	Fireplace
56	0.5m	Rm 26	SW	Timber framing detail
57	-	Rm 26	NW	Principal post detail
58	-	Corridor	E	Timber detail
59	0.5m	Corridor	NW	Timber detail
60	0.5m	Rm 27	E	Along corridor showing timber structure
61	0.5m	Rm 28	N	To bay window
62	0.5m	Rm 28	W	General view to wall and door
63	0.5m	Rm 28	E	Timber detail in wall
64	0.5m	Rm 29	N	To windows
65	0.5m	Rm 29	SE	Timber detail
66	0.5m	Rm 29	SE	Timber detail
67	0.5m	Rm 29	S	Timber detail
68	0.5m	Rm 30	SE	Along room to windows
69	0.5m	Rm 30	SE	To windows
70	0.5m	Rm 30	NW	Timber framing
71	0.5m	Rm 30	NE	Timber framing
72	0.5m	Rm 25	SW	Along corridor
73	0.5m	Rm 32	E	General view of kitchen
74	0.5m	Rm 33	E	To dormer window
75	0.5m	Rm 33	SW	General view
76	0.5m	Rm 34	NE	Toilet
77	0.5m	Rm 35	SW	Toilet

Cat. No.	Comments (cut, deposit, trench, or test pit no., description, scale, etc.)			
78	-	Rm 36	S	To stairs and door
79	0.5m	Rm 36	SE	View to windows
80	0.5m	Rm 36	E	View to door showing trusses
81	0.5m	Rm 36	W	View to windows showing trusses
82	-	Rm 36	E	Roof trusses
83	0.5m	Rm 37	S	General view showing roof structure
84	0.5m	Rm 37	N	General view showing roof structure
85	0.5m	Rm 37	NE	To dormer window showing cut purlin
86	0.5m	Stairwell	SW	General view
87	-	Stairwell	E	Floor joists
87a	0.5m	Rm 28	E	Detail of cut rail in window area
88	0.5m	Rm 25	W	Detail of timber framing
89	0.5m	Rm 38	NE	To chimney
90	0.5m	Rm 38	NW	Detail of roof structure
91	0.5m	Rm 38	S	Detail of roof structure
92	0.5m	Rm 38	W	Detail of purlin jointing
93	0.5m	Rm 39	NW	Gable end
94	-	Rm 39	W	Detail of upper gable end
95	0.5m	Rm 39	SW	Detail of purlin and eaves
96	0.5m	Rm 39	NE	Detail of purlin and eaves
97	0.5m	Rm 40	SE	Detail of timber framing
98	0.5m	Rm 40	S	To skylight and wind brace
99	0.5m	Rm 40	NE	Detail of timber framing
100	-	Rm 40	NW	Detail of carpenters mark (III)
101	0.5m	Rm 41	SE	Gable end
102	0.5m	Rm 41	NE	Oblique to purlins
103	0.5m	Rm 41	NW	Detail of timber framing
104	-	Rm 41	W	Detail of carpenters mark (III)
105				Not used
106	0.5m	Rm 42	NW	View down the stairs
107	0.5m	Rm 43	SW	View to fireplace base
108	0.5m	Rm 43	N	View to doorway
109	0.5m	Rm 44	NE	General view to beer slide
110	0.5m	Rm 44	SE	General view



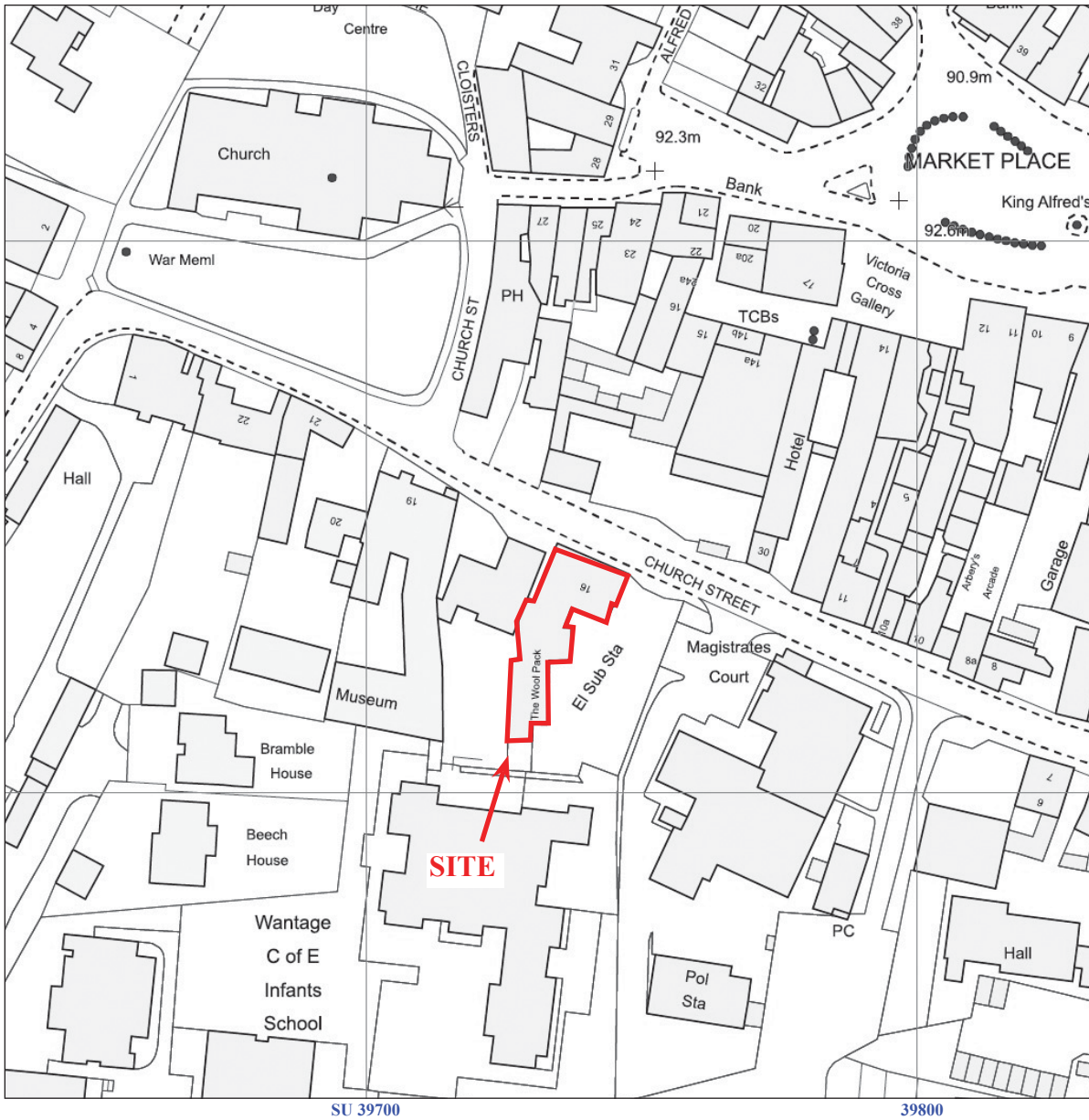
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Figure 1. Location of site within Wantage and Oxfordshire

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Figure 2. Detailed location of site within Wantage

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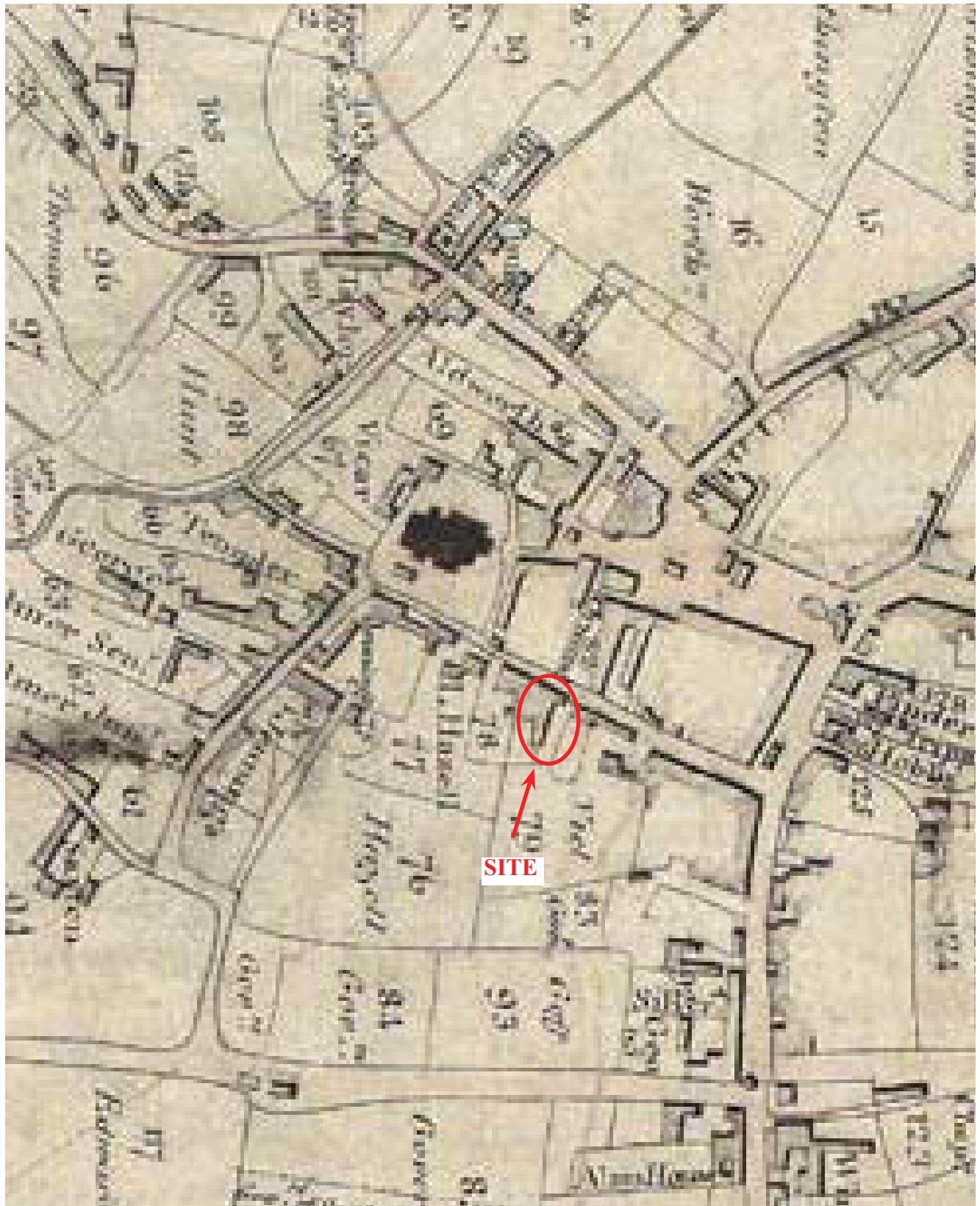


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Figure 3. Roque's Map of Berkshire, 1761

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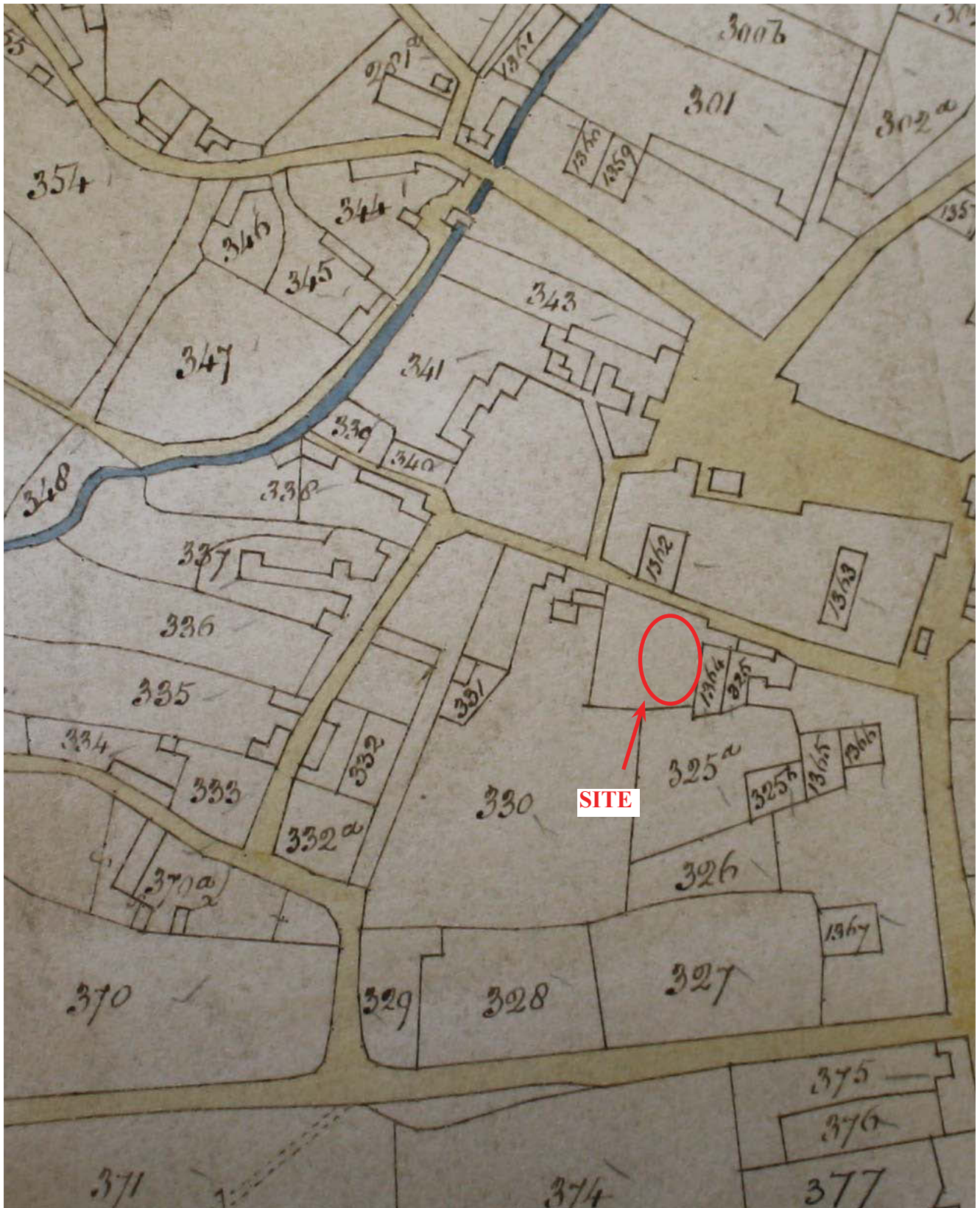
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Figure 4. Wantage Enclosure Map, 1806

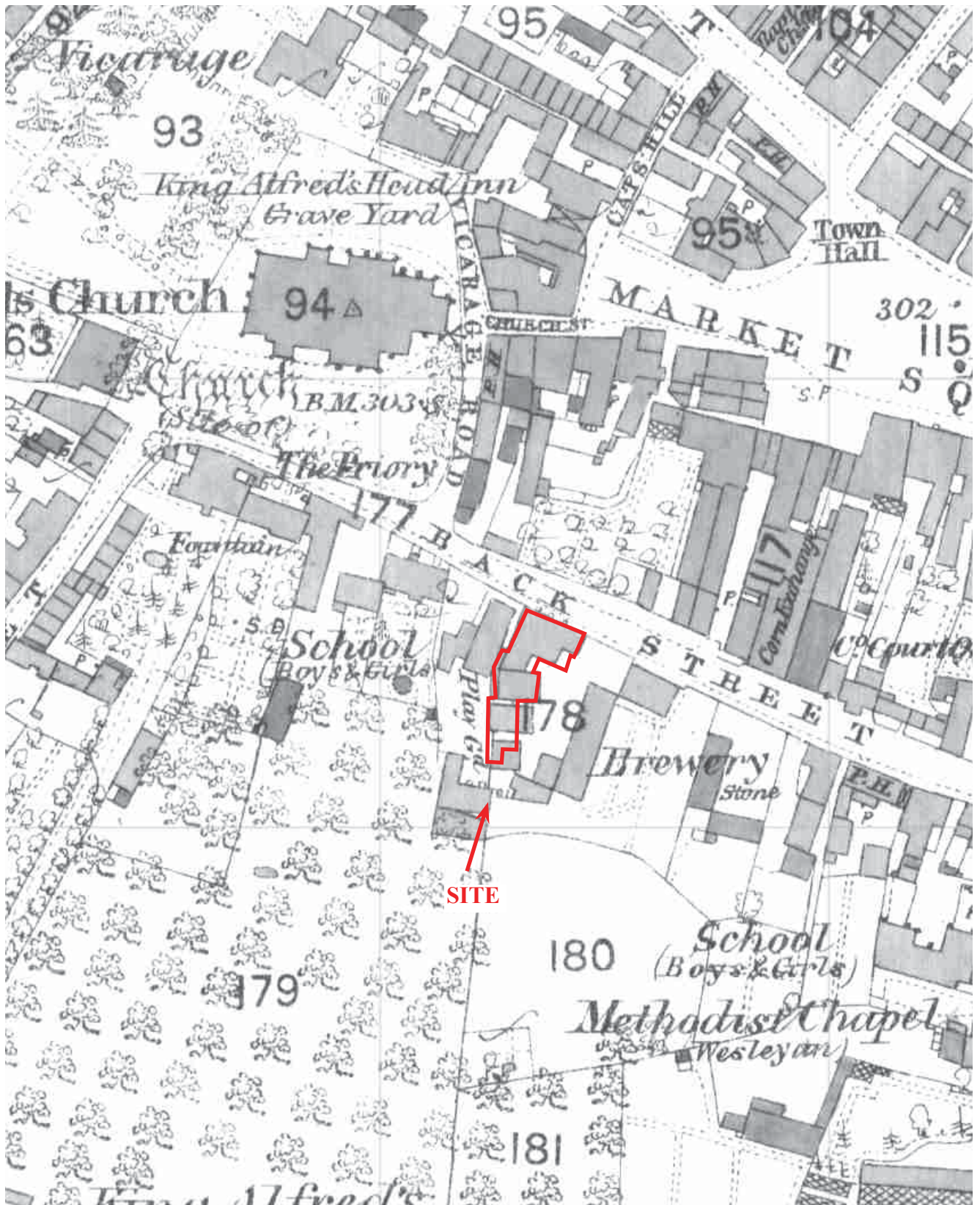
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Figure 5. Wantage Tithe Map, 1846



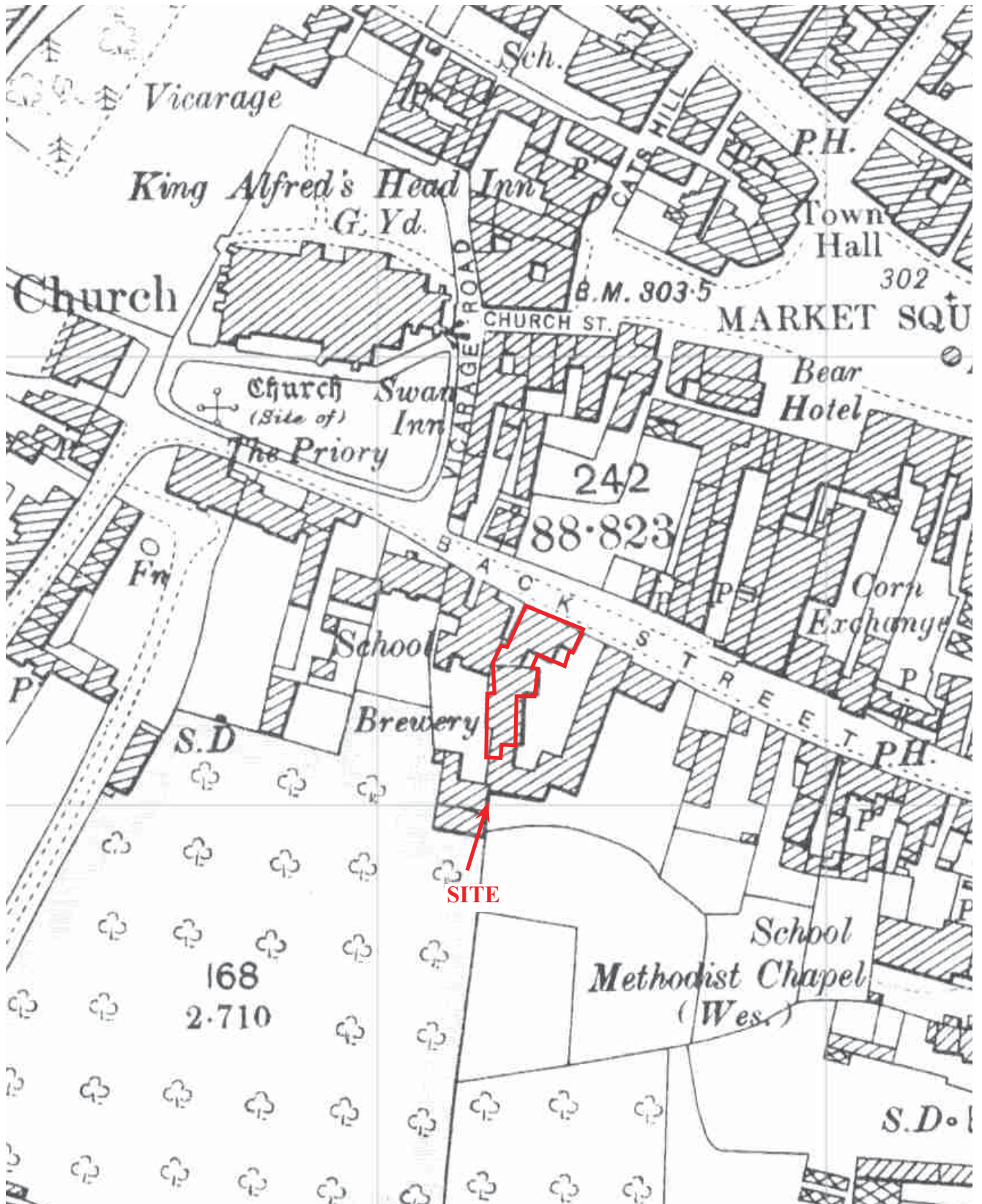
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Figure 6. First Edition Ordnance Survey, 1878

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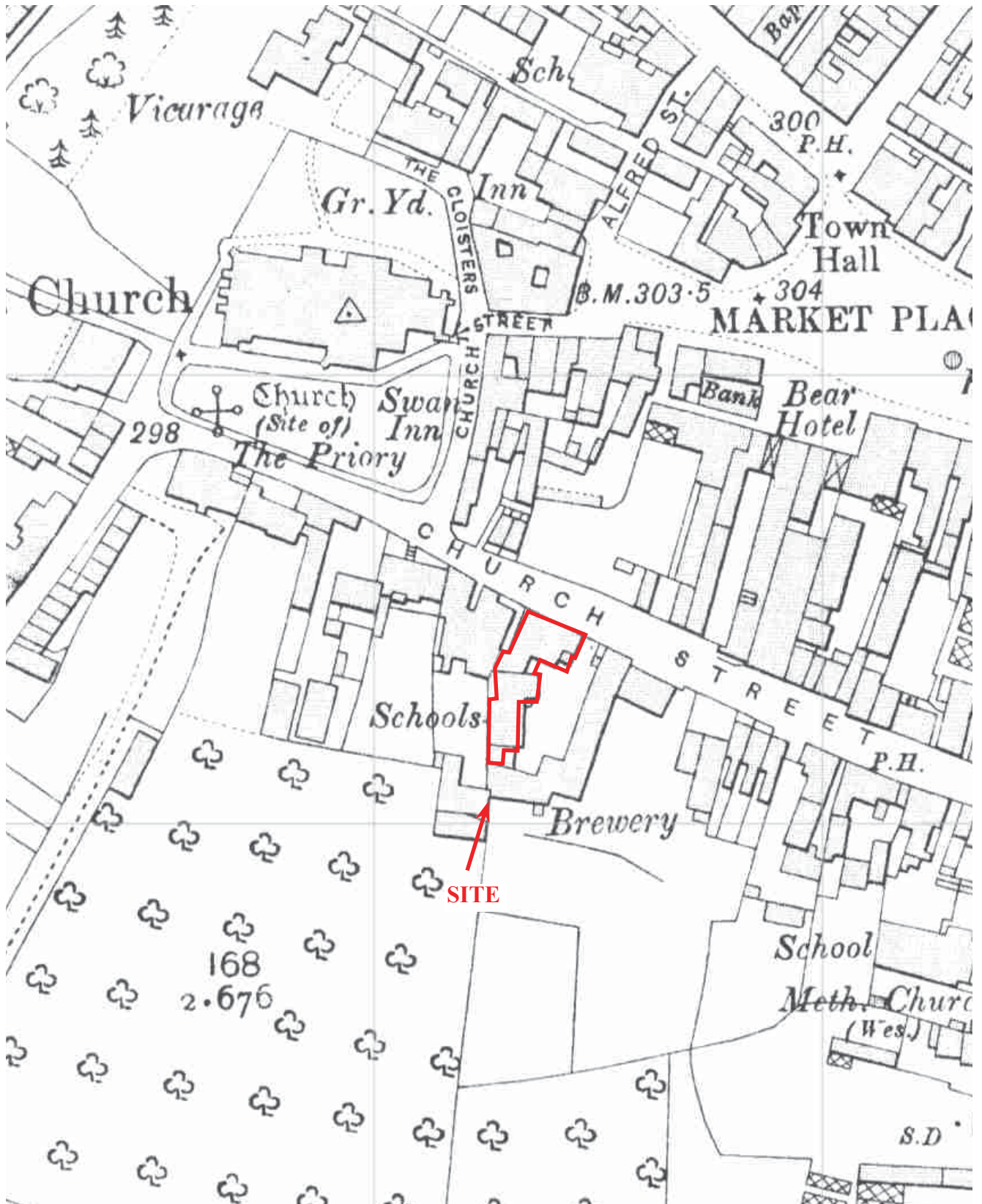


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 Figure 7. Second Edition Ordnance Survey, 1899





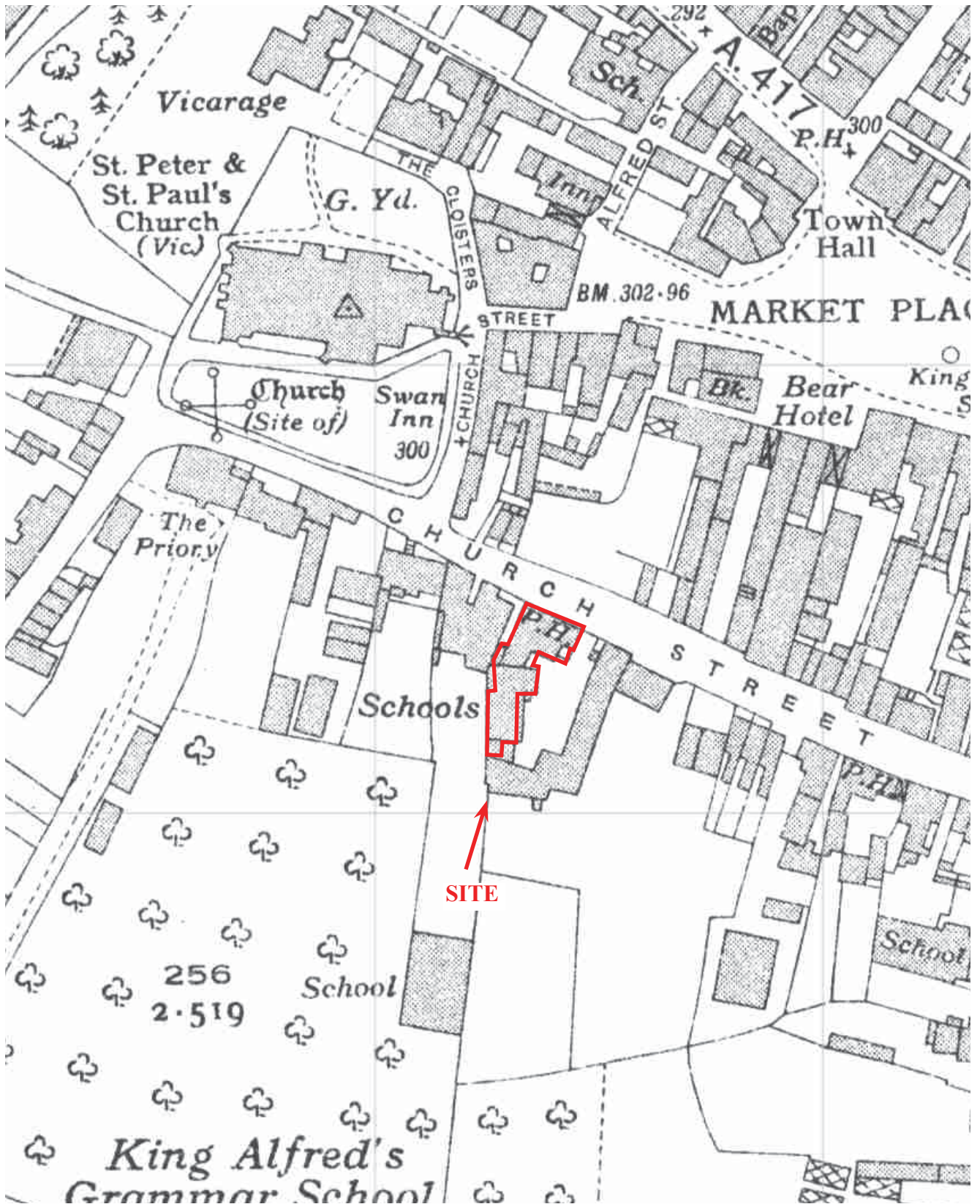
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Figure 8. Third Edition Ordnance Survey, 1912

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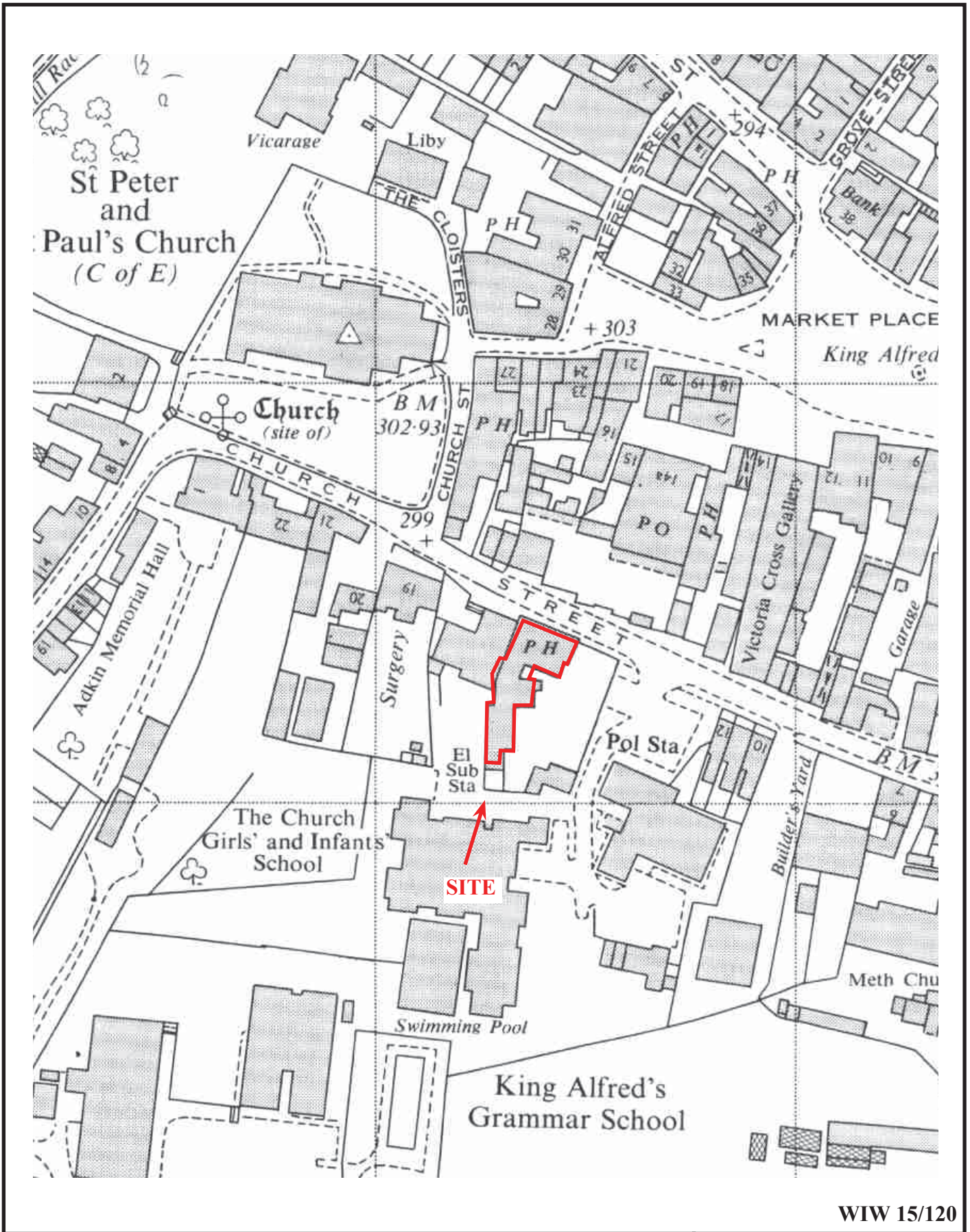
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Figure 9. Ordnance Survey, 1937

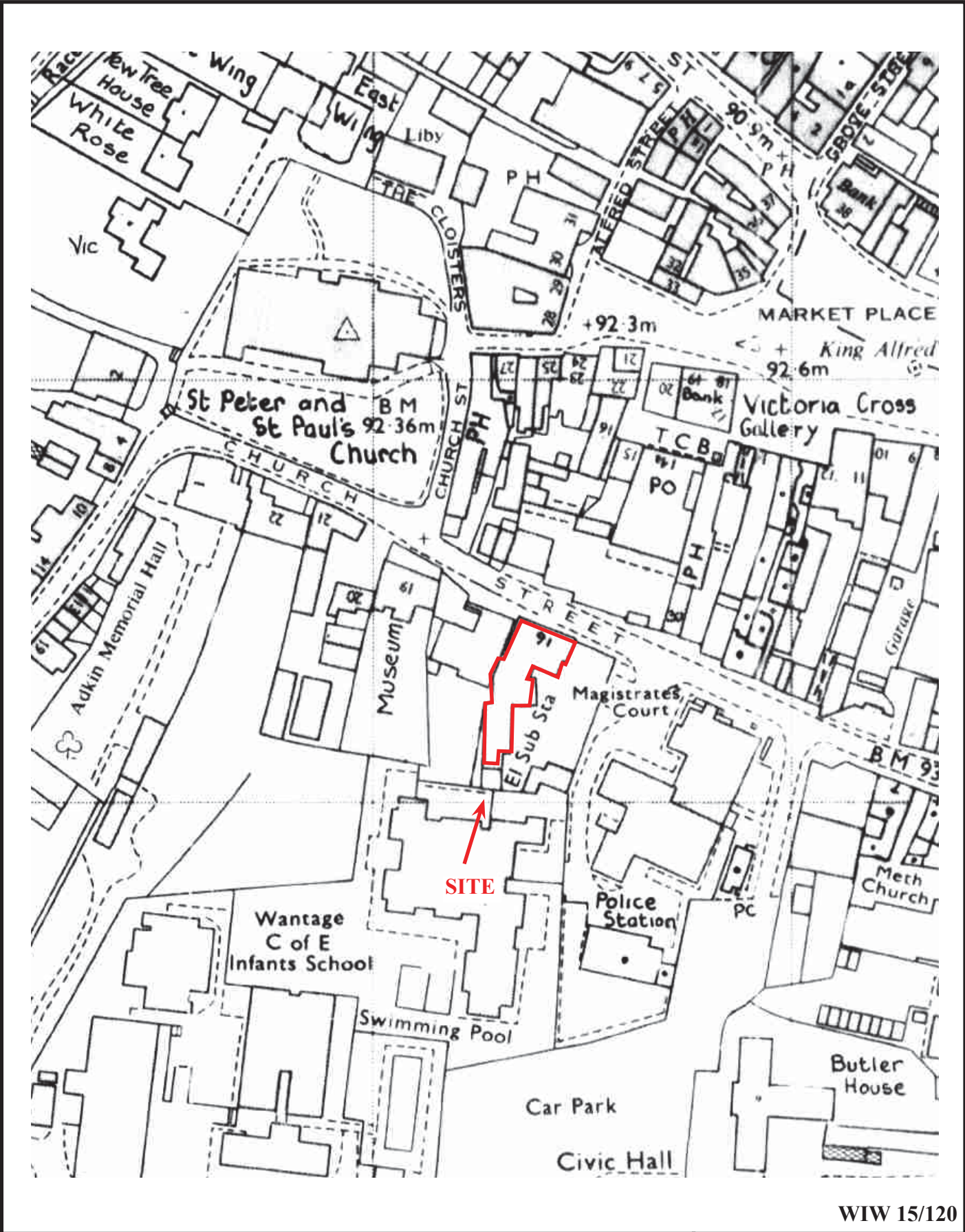
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 Figure 10. Ordnance Survey, 1967



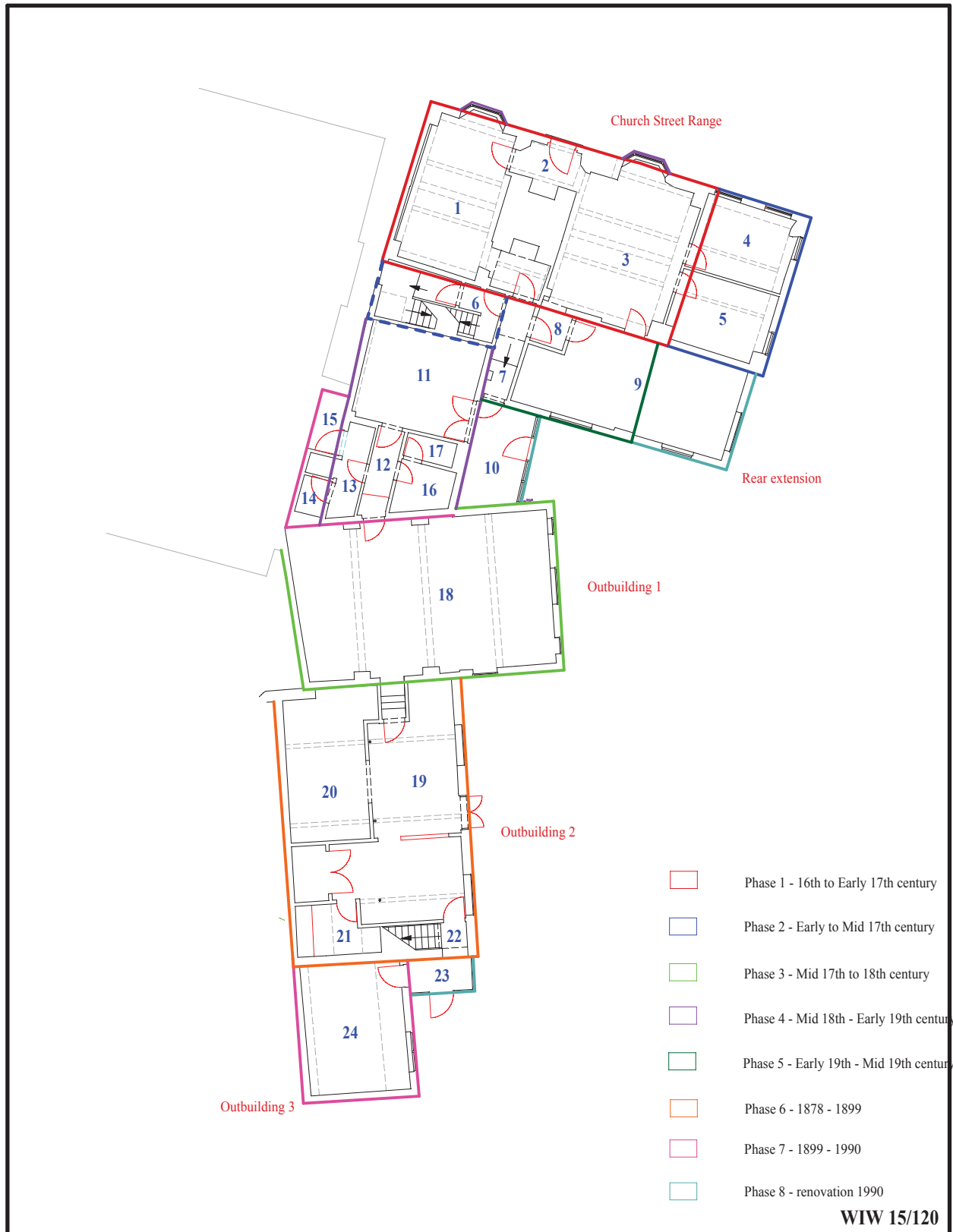
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Figure 11. Ordnance Survey, 1991

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Figure 12. Block plan of Ground Floor.





Outbuilding 3 Outbuilding 2 Outbuilding 1

South facing rear elevation



Outbuilding 3

Outbuilding 2

Outbuilding 1

East facing rear elevation



South facing rear extension elevation



Gable end of Church Street Range (East facing)

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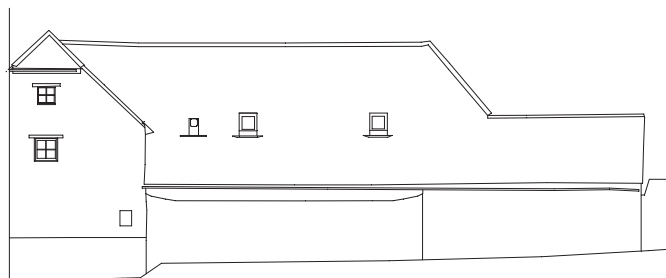
Figure 13. Elevation.



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Church street frontage (North facing)



West facing rear elevation

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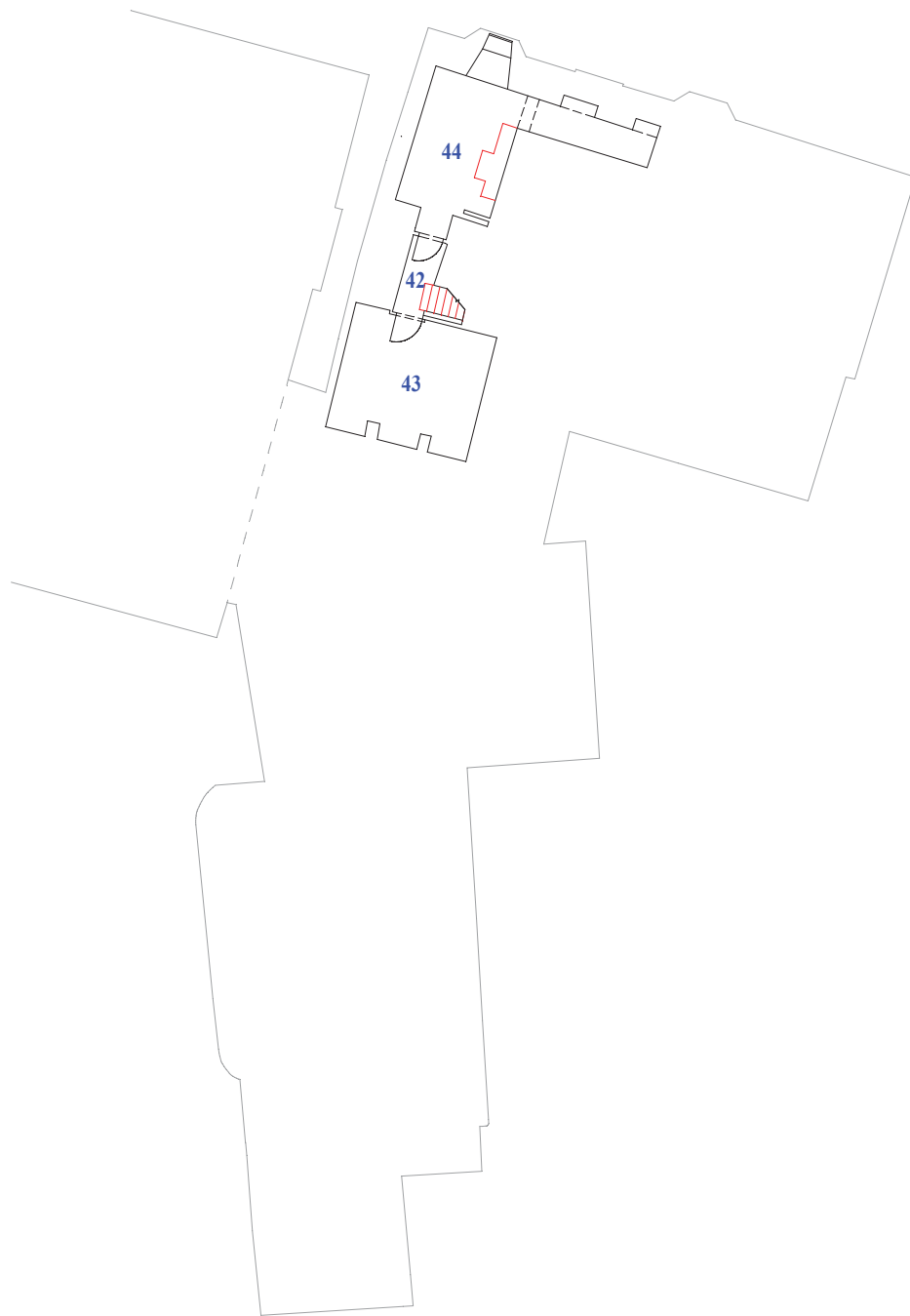


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Figure 14. Elevation.



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Figure 15. Cellar Plan



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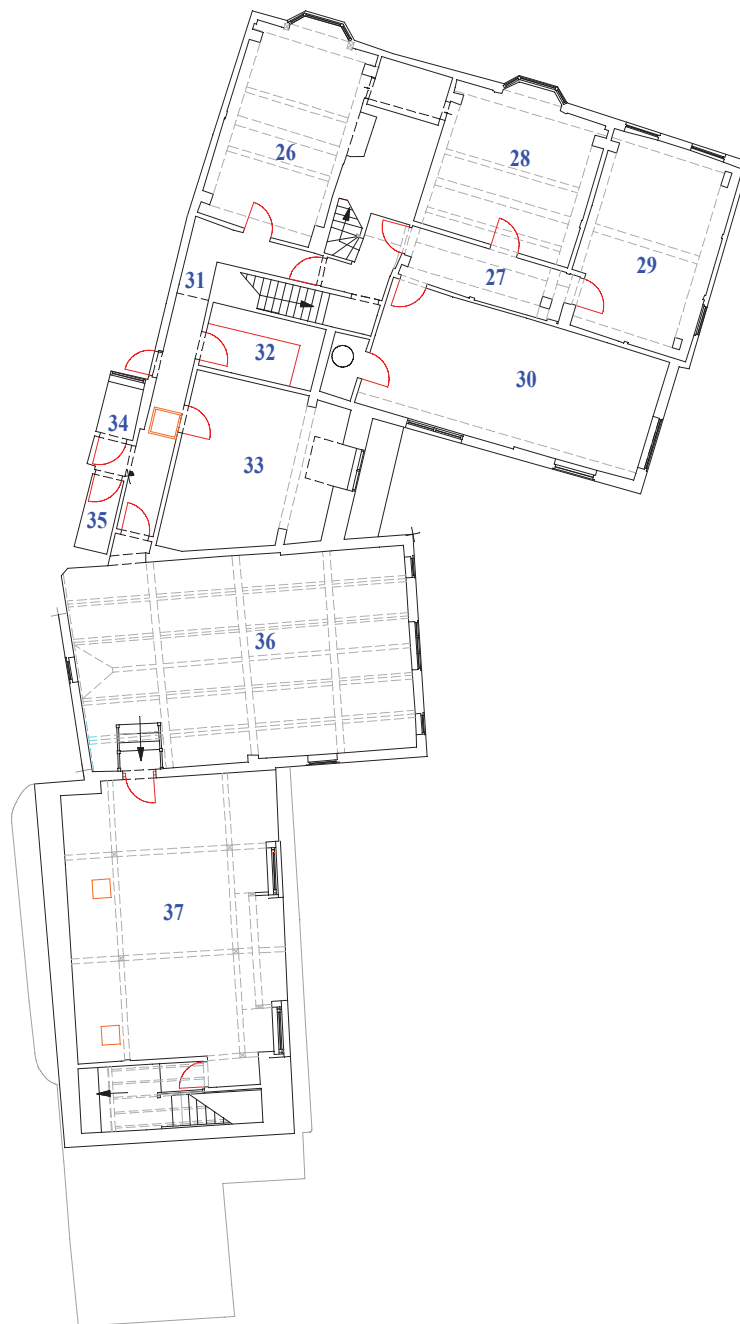
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Figure 16. Ground Floor Plan



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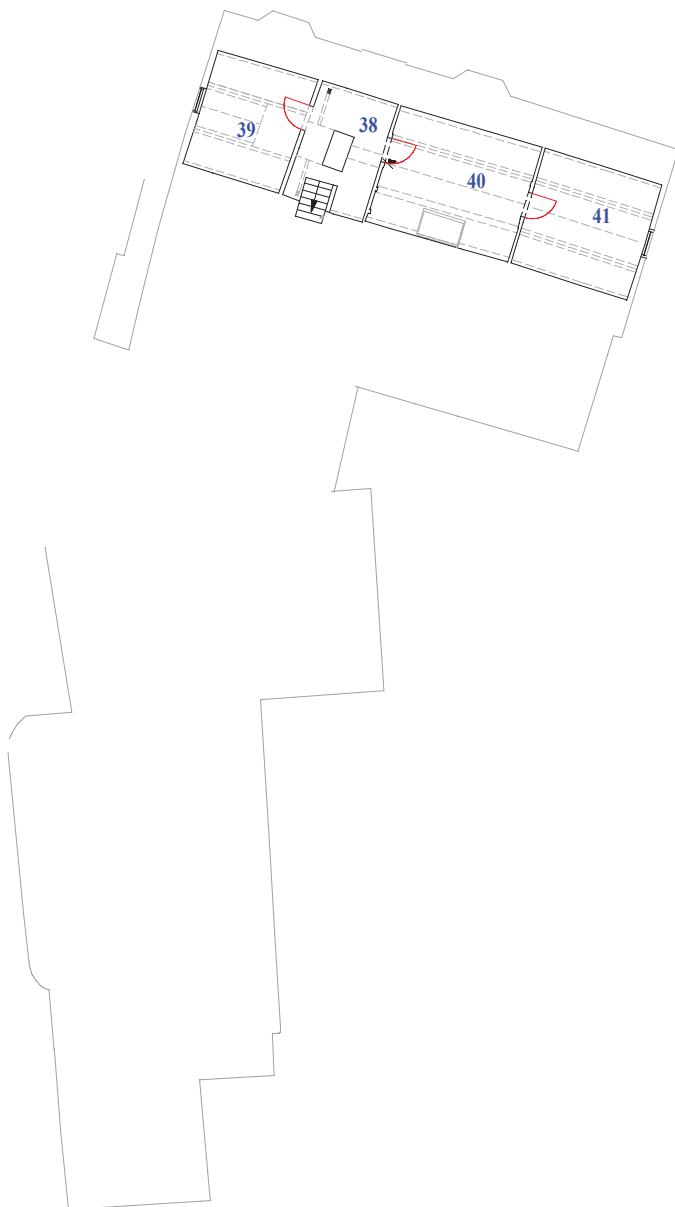
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Figure 17. First Floor Plan



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Figure 18. Second Floor Plan



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Plate 1. Exterior, front elevation (Church Street), looking south.



Plate 2. Exterior, gable, east facing.



Plate 3. Exterior, east facing rear extension elevation and outbuilding 1.



Plate 4. Exterior, window detail on frontage (north western corner), looking south east.

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Plates 1 - 4.

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Plate 5. Exterior, rear extension, looking north west.



Plate 6. Room 43, view to fireplace base, looking southwest. Scale 0.5m.



Plate 7. Room 44, view to beer slide, looking northeast. Scale 0.5m.



Plate 8. Room 1, looking north (1990 renovation).

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Plates 5 - 8.**

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Plate 9. Room 1, view to bay window, looking north.

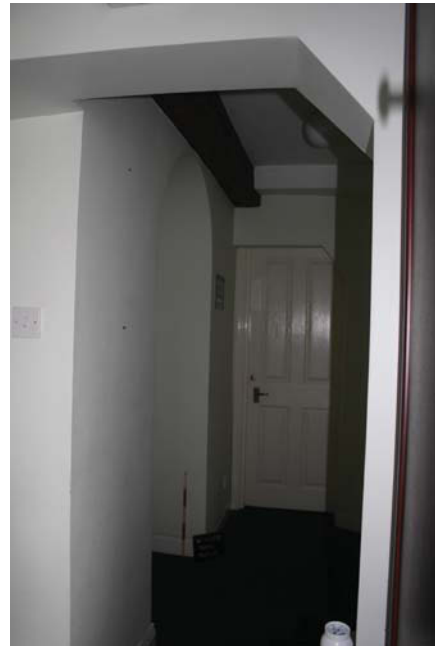


Plate 10. Room 2, oblique of hallway looking west.
Scale 0.5m.



Plate 11. Room 3, to west wall showing beams,
looking west. Scale 0.5m.



Plate 12. Room 5, To west wall. Scale 0.5m.

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Plates 9 - 12.**

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Plate 13. Room 6, timber detail in ceiling, looking east.



Plate 14. Room 7, timber framing, looking northwest.
Scale 0.5m.



Plate 15. Room 9, to window, looking east. Scale 0.5m.



Plate 16. Room 11, to west wall. Scale 0.5m.

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Plates 13 - 16.**

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Plate 17. Room 8, general view, looking southwest.



Plate 18. Room 19, general view, looking south.
Scale 0.5m.



Plate 19. Room 24, general view, including ceiling,
looking south. Scale 0.5m.



Plate 20. Room 26, timber framing detail,
looking southwest. Scale 0.5m.

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Plates 17 - 20.**

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Plate 21. Room 26, principal post detail, looking northwest.



Plate 22. Room 26, fireplace detail, looking east.
Scale 0.5m.



Plate 23. Timber detail within the corridor, looking northwest. Scale 0.5m.



Plate 24. Room 28, bay window and timber framing detail, looking north. Scale 0.5m.

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Plates 21 - 24.**

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Plate 25. Room 28, detail of cut rail in window area , looking east. Scale 0.5m.



Plate 26. Room 29, timber detail, looking southeast. Scale 0.5m.



Plate 27. Room 29, timber detail, looking southeast. Scale 0.5m.



Plate 28. Room 25, detail of timber framing, looking west. Scale 0.5m.

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Plates 25 - 28.**

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Plate 29. Room 25, timber framing detail, looking east. Scale 0.5m.



Plate 30. Room 33, view to dormer window, looking east. Scale 0.5m.



Plate 31. Room 30, along room to windows, looking southeast. Scale 0.5m.



Plate 32. Room 30, detail of timber framing, looking northwest. Scale 0.5m.

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Plates 29 - 32.**

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Plate 33. Room 30, timber framing detail, looking northeast. Scale 0.5m.



Plate 34. Room 30, carpenter's mark 'VIII', looking northeast.



Plate 35. Room 36, view to windows showing trusses, looking west. Scale 0.5m.



Plate 36. Room 36, roof trusses, looking east.

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Plates 33 - 36.

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Plate 37. Room 37, General view showing roof structure, looking south. Scale 0.5m.



Plate 38. Room 37, To dormer window showing cut purlin, looking northeast. Scale 0.5m.



Plate 39. Room 39, gable end, looking northwest. Scale 0.5m.



Plate 40. Room 38, detail of roof structure, looking northwest. Scale 0.5m.

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Plates 37 - 40.**

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Plate 41. Room 38, detail of purlin jointing, looking west. Scale 0.5m.



Plate 42. Room 40, detail of timber framing, looking northwest. Scale 0.5m.



Plate 43. Room 40, detail of carpenter's mark (III), looking northwest.



Plate 44. Room 41, detail of timber framing, looking northwest. Scale 0.5m.

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Plates 41 - 44.**

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Plate 45. Room 41, gable end, looking southeast. Scale 0.5m.

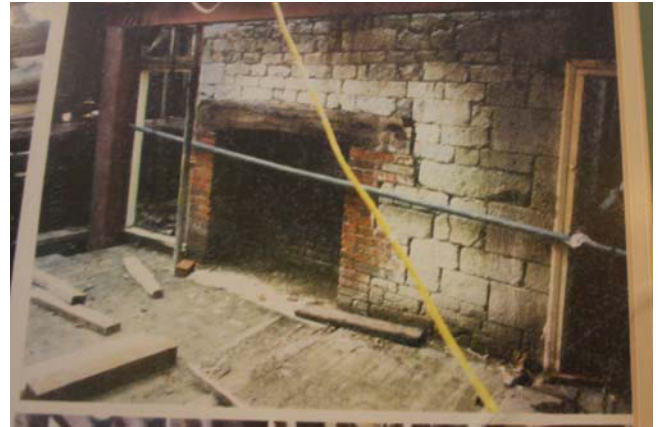


Plate 46. Room 1?, detail of the fireplace (1990 renovation), looking northeast.



Plate 47. The rear extension and outbuilding 1 (1990 renovation), looking northwest.

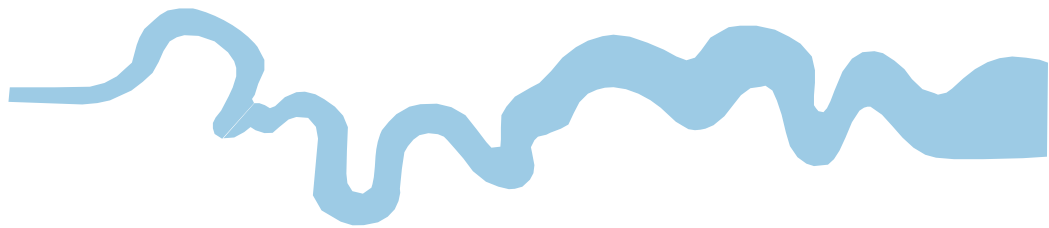
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Plates 45 - 47.

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TIME CHART

	Calendar Years
Modern _____	AD 1901
Victorian _____	AD 1837
Post Medieval _____	AD 1500
Medieval _____	AD 1066
Saxon _____	AD 410
Roman _____	AD 43
Iron Age _____	BC/AD 750 BC
Bronze Age: Late -----	1300 BC
Bronze Age: Middle -----	1700 BC
Bronze Age: Early -----	2100 BC
Neolithic: Late	3300 BC
Neolithic: Early	4300 BC
Mesolithic: Late	6000 BC
Mesolithic: Early	10000 BC
Palaeolithic: Upper	30000 BC
Palaeolithic: Middle	70000 BC
Palaeolithic: Lower	2,000,000 BC
↓	↓



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