

STANDING BUILDING RECORDING SURVEY

11 Load Street
Bewdley
Worcestershire
DY12 2AF

NGR: SO 78654 75334
Job No: BA1206LSB
HER Ref. WSM 46445



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1. Non-Technical Summary

This programme of standing building recording undertaken on a Grade II Listed house and outbuildings at No. 11 Load Street, Bewdley, has identified four principal phases of building activity, extending from the late 18th century through to the late 20th century.

- Documentary evidence suggests that No. 11 and the adjacent property at No. 10 were used as commercial premises from the early 19th century onwards. Both properties had a long-established association with the printing industry dating back to around 1820 (and possibly earlier). A printer named Samuel Danks is recorded as occupying the property as early as 1820 and it is likely that he was responsible for the two-storey building to the rear of the street frontage, which appears to have remained in use as a printing works until the late 20th century.*
- The earliest phase of construction dating to the late 18th-early 19th century is represented by the street frontage at first- and second-floor level, with its dentilled eaves cornice and sash windows under gauged brick arches, which is characteristic of a late Georgian date. The broad, round-arched door with fanlight and wrought-iron scrollwork in the NE-facing elevation may represent the original entrance to the house (distinct from the shopfront) and appears to be an original feature, as does the box-sash window with thick glazing bars above it at first-floor level.*
- A secondary phase of construction, which may be dated to the early to mid-19th century, is represented by the partial reconstruction of the SE gable end of the three-storey house, indicated by the vertical construction break visible at the SE end of the NE-facing elevation. This rebuilding of the gable end appears to have been occasioned by the construction of the two-storey building attached to the SE end of the house, which housed the former printing works.*
- Internally, although there has been a considerable degree of modern alteration throughout, a proportion of the surviving features and architectural detailing on the first and second floors appears to date from the early to mid-19th century. The most noteworthy feature is the dog-leg staircase leading from first to second floor, with its restrained classical detailing characteristic of the Regency or early Victorian period (c.1820-40).*
- Later phases of building activity are represented by the two-bay gabled extension at the SE end of the printing works and the insertion of several fireplaces in the first- and second-floor rooms, which may be dated to the mid to late 19th century, and a phase of substantial modern alterations, including the existing shopfronts and fascia of mid to late 20th century date, and extensive late 20th century external and internal refurbishment at ground- and first-floor level within the main house and two-storey outbuilding.*

2. Introduction

Border Archaeology was instructed by Ray Wassall Esq. on behalf of Mrs E. Dalley to carry out an historic building recording programme to RCHME Level 3 of a Grade II listed building at No. 11 Load Street, Bewdley, Worcestershire (NGR SO 78654 75334), prior to the proposed conversion and extension of the existing building to create a single dwelling, as stipulated in the brief issued on 14th February 2012 by E. Hancox on behalf of M. Glyde Esq., Historic Environment Planning Advisor, Historic Environment & Archaeology Service, Worcestershire County Council detailing *Requirements for Historic Building Recording Work at 11 Load Street Bewdley Worcestershire* (Planning Ref. 09/0113/LIST condition no. 15).

This report is part of a comprehensive programme of recording works that includes archaeological observation of development work, this being the subject of a separate report.

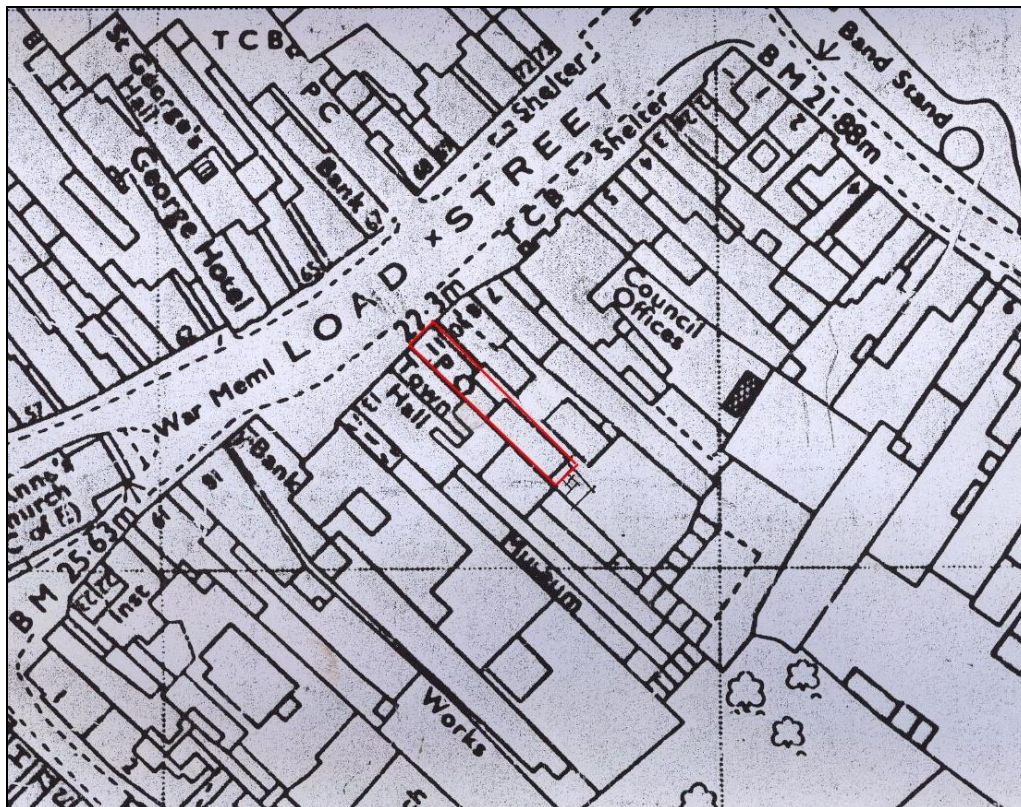


Fig. 1 Plan showing location of site

The buildings in question are shown on proposed conversion plans dated May 2008 submitted to Border Archaeology for information by Robert Swan Architects.

Copies of the report will be submitted to the client, Mike Glyde Esq. and the Worcestershire County Council Historic Environment Record.

3. Standing Building Recording Methodology

This standing building recording survey was carried out to RCHME Level 3 as defined within *Understanding Historic Buildings - A guide to good recording practice* (English Heritage, 2006), comprising a detailed photographic and descriptive survey of No.11 Load Street and a measured survey at a scale of 1:20 of those parts of the building to be affected by the proposed development.

This programme of work was undertaken in accordance with the *Requirements and Guidelines for Archaeological Projects in Worcestershire* and in compliance with the Institute for Archaeologists' *Code of conduct* (2010) and *Code of approved practice for the regulation of contractual arrangements in field archaeology* (2008). The aim of the programme of standing building recording was to allow for the preservation by record of all standing building fabric of historical interest that will be destroyed or substantially altered by the development.

Primary and secondary documentary sources (where available) have been used in order to assess the historic importance of the building(s). Copies of relevant information, including historic mapping and HER data, were obtained from the Worcestershire County Council Historic Environment Record.

It should be noted that it was not possible to consult certain original documents and historic mapping relating to the study area held at the Worcestershire Record Office (including a plan of the manor of Bewdley dated 1785), due to the closure of the County Hall branch. Copies of the Ribbesford tithe map and apportionment (including Bewdley borough) dated 1845 and Ordnance Survey mapping, along with census returns (1841-1901) and trade directories (dating back to 1791), were consulted at the National Archives.

Building phases were established prior to the photographic recording of the building, with each phase being discussed in detail. The survey combined a written, drawn and photographic record of all standing walls likely to be affected by the proposed development. This included a detailed written description of original features and a photographic survey of all significant internal and external features (including all door and window openings and external elevations).

This programme of building recording followed guidelines set out within Planning Policy Statement 5 (DCLG, 2010), *Standard and Guidance for the archaeological investigation and recording of standing buildings or structures* (Institute for Archaeologists, 2001) and standards defined by English Heritage/RCHME in *Understanding Historic Buildings – A guide to good recording practice* (English Heritage, 2006).

The photographic record was made using a high-resolution colour digital camera of 12MP capacity. Individual features were photographed as separate items and in detail. Each feature was also photographed and placed into a wider context (i.e. the surrounding elevation).



4. Historical and Archaeological Background

4.1 General

The site is located at No. 11 Load Street, Bewdley, lying on the south side of Load Street within the centre of the historic market town of Bewdley. It comprises a Grade II Listed, three-storey brick building of late 18th–early 19th century date, with 19th and mid-20th century alterations (WSM 10726), which currently consists of two shops and flats (listed collectively as Nos. 9 to 11 Load Street) and outbuildings to the rear.

The origin of urban settlement at Bewdley appears to date back to the mid to late 14th century and was apparently associated with a ferry across the Severn first recorded in 1336. Further development appears to have occurred during the late 14th century, with the grant of a market and fair at Bewdley by Edward III to Philippa Countess of March in 1376 (Buteux 1995, 2). The original site of the market place appears to have been located on Wyre Hill; however, it appears that the settlement layout was substantially reorganized in the mid-15th century (under the auspices of Richard Duke of York, lord of Bewdley), when a planned town was laid out, focused on the river, with a new market place established at Load Street and a new bridge being built across the Severn in 1447.

Bewdley continued to flourish during the early post-medieval period, in spite of damage to the town during the Civil War. By the mid-18th century, it had become one of the most important inland ports in the country, functioning as a collection centre and transshipment point for bar-iron and other goods from Wales and the West, which were sent either to Birmingham or Bristol, although its prosperity declined with the development of the canal network in the late 18th century and increasing competition from the nearby commercial centre of Stourport (Buteux 1995, 3). Nevertheless, the preponderance of fine 18th century townhouses in Bewdley attests to its considerable wealth and importance during this period.

3.2 Site Specific Historical Background

According to the Central Marches Historic Towns Survey, the site of No. 11 Load Street lies within a medieval tenement plot probably laid out in the mid to late 15th century (Buteux 1995, 6). There is potential for the survival of archaeological evidence in the form of outbuildings, pits, tenement boundary features and buried occupation deposits of medieval date, as well as structural elements of earlier date incorporated into the existing late 18th-century building (Hancox 2012, 3; WAAS 2012, 5).

It is unclear precisely when the existing building at No. 11 Load Street was first built; the two houses on either side (Nos. 8 & 12 Load Street) have been dated on architectural grounds to the early 18th century, which would appear to indicate that they respected the boundaries of an existing property (or properties) occupying the site. However, the existing building at No. 11 Load Street is certainly of a later date than the two flanking it. The listed building description dates it to the late 18th century; it is possible that it may have been built shortly after a large-scale clearance of medieval timber buildings along Load Street took place in 1783 (Burton, 1883). Although the present structure appears to date from no earlier than the late 18th century, its layout, consisting of two elongated properties flanking a narrow central passageway, could well have been influenced by a medieval predecessor.



The property at Nos. 10-11 Load Street appears to have had a long association with the printing industry, being occupied by a succession of printers and booksellers from the early 19th century until well into the 20th century. In 1820, the property at Nos. 10 & 11 Load Street was occupied by one Samuel Danks, described as a printer (Lewis's Worcestershire Directory). It is possible that Danks may have been established in Load Street before 1820; an advertisement in the Worcester Herald dated 2nd November 1816 refers to 'Danks's Circulating Library' at Bewdley, although it is not stated whether this library was located in Load Street. An engraved view of Load Street by J. Wood was published by Samuel Danks in 1823, although regrettably it mostly shows the north side of the street (*Plate A*).

Danks appears to have been a versatile character; he is listed in Pigot's Commercial Directory for 1828-9 as a 'bookseller and stationer' and as a 'Fire Office Agent'; however, by 1835 he appears as an actuary in charge of a local savings bank, as well as being listed as a 'printer, bookseller, stationer and sub-distributor of stamps'. It would appear from these references in various trade directories that the premises at Nos. 10 & 11 Load Street were being used as commercial premises as early as c.1820 (possibly earlier); certainly, part of the building was in use as a bank by the mid-1830s. The census return for 1841 lists Samuel Danks, then aged 40, as a printer, occupying the property together with his wife Elizabeth, one male servant and three female servants. In the tithe apportionment for Ribbenhall parish (including Bewdley borough), Nos. 10 & 11 Load Street are grouped together with several other properties along the S side of Load Street as Plot No. 25; Danks appears as the occupier while the owner of the plot is listed as George Baker (a wealthy tanner who held several properties in Load Street and Severn Side).



Plate A: View looking SW along Load Street, Bewdley, engraved by J. Wood and published by Samuel Danks in 1823

Samuel Danks is still recorded as occupying premises at Load Street in the Post Office Directory of 1850, described as a 'printer and stationer and registrar of births and deaths'. By no later than 1851, he was succeeded as occupant of the premises at Nos. 10 & 11 Load Street by Thomas Edward Dalley. The 1851 census return listed Thomas Dalley in



occupation, described as a 'printer master employing 2 men and one boy', together with his wife, sister-in-law and daughter (employed as a 'shop woman') and one general servant. Slater's Worcestershire Directory of 1851 lists Dalley's premises in somewhat grandiose terms, as the 'Bewdley & Wribbenhall Literary Institution & News Room'.

Dalley was still in occupation at Nos. 10 & 11 Load Street in 1861, together with his wife Frances, three sons, three daughters, one stationer's assistant and two house servants (*Plate B*). The census return for 1871 records Thomas Dalley still residing at Nos. 10 & 11 Load Street, together with his second wife Fanny (his first wife having died in 1862), together with five sons (the two eldest being employed as a stationers assistant and telegraphist) and one house servant. In addition to his printing works, Dalley appears to have entered into business as a spirit merchant; the 1876 Post Office Directory lists him as 'a printer and bookseller and agent for Henry Brett & Co's 'Eau de vie' pure brandy'.

The image shows a handwritten census return for Bewdley, Worcestershire, in 1861. The document is titled 'The undermentioned Houses are situate within the Boundaries of the Municipal Borough of Bewdley'. It lists several houses, with the first one being 'Load Street'. The table columns include: No. of Schedule, House, Street, No., and Name of House; Name and Surname of each Person; Relation to Head of Family; Condition; Age of Person; Rank, Profession, or Occupation; Where Born; and Whether Married or Single and Date of Birth. The first household listed is at Load Street, No. 10, headed by Thomas Edward Dalley, a 25-year-old printer master. His family includes his wife Frances, three sons (ages 10, 8, and 6), three daughters (ages 4, 3, and 2), and two house servants. The total number of houses in the area is 3, and the total population is 10 males and 15 females.

*Plate B: Extract from the census return for 1861 showing Thomas Edward Dalley and his family in residence at Load Street
(Reproduced by courtesy of the National Archives)*

Thomas Edward Dalley died on 5 December 1877; however, his widow Fanny appears to have continued in occupation at Nos. 10 & 11 Load Street, the 1881 census listing her as a 'stationer, wine and spirit merchant', together with four sons, one daughter and a 'stationer's assistant'. By 1891, it appears that Thomas Dalley's eldest surviving son, Thomas Caldwell Dalley, had taken over the premises at Load Street; the census for that year describes him as a 'wine merchant and stationer'. His wife Sophia and four daughters were also in residence, together with his brother Frederick, employed as a 'printer's compositor' and a 'stationer's assistant'.

Although Thomas C. Dalley still owned the shop at No. 10 & 11 Load Street in the 1901 census, it appears that he no longer lived at the premises. Shortly after he appears to have vacated the premises and Nos. 10 & 11 Load Street were subsequently occupied as two shops. The 1911 census return records No. 11 as being occupied by Arthur Whitehurst, a draper, while No. 10 was occupied by a shoemaker, Thomas Hunt. However, Kelly's Post Office Directory for 1912 lists No. 11 Load Street as being occupied by a printer and stationer's company, Shepherd and Perkins, while Mr Whitehurst appears to have relocated



to the adjacent shop at No. 10. The premises at No. 11 Load Street appear thereafter to have remained in use as a print works until the 1970s.

4.3 Map Regression

The earliest available map to show the properties along Load Street is the tithe map for Ribbesford parish (including Bewdley borough) dated 1845 (NA IR30/39/18). This map shows the plan of the property at No. 11 Load Street in a somewhat schematic form (no internal divisions are shown), although in many respects it resembles the existing layout. The narrow passageway separating No. 11 and the neighbouring property, No. 10, is not explicitly delineated, although the map does depict an axial boundary running NW-SE dividing the two properties, which may well represent the line of the passageway.

It would appear from the evidence of the tithe map that the division between Nos. 10 and 11 was already established by 1845 (although both premises appear to have been occupied as a single commercial premises until 1900), which suggests that either 1/Nos. 10 & 11 were built as a single townhouse which was substantially reorganized and rebuilt in the early to mid-19th century, or 2/Nos. 10 & 11 were constructed in a single building campaign but were always conceived as two separate properties. The latter explanation appears to be the more likely, although further documentary evidence would be required to confirm or disprove this hypothesis.



*Fig. 2: Extract from the Ribbesford tithe map of 1845 showing No. 11 Load Street (marked in red)
(Reproduced by courtesy of the National Archives)*

The map depicts a rectangular structure extending SE to the rear of the street frontage, which may be identified with the existing house at No. 11. The tithe map shows the rear wall of the house as staggered in plan with a small T-shaped yard immediately to the NE; this probably represents the projecting bay and bow window on the NE-facing elevation (which appear to be slightly later additions to the original building), both of which are still visible today. Attached to the rear of the house, an elongated rectangular structure is shown,



aligned NW-SE; this can be identified with the existing two-storey outbuilding which was presumably built by Samuel Danks (occupant of the premises from c.1820 to 1850) to house his printing works.

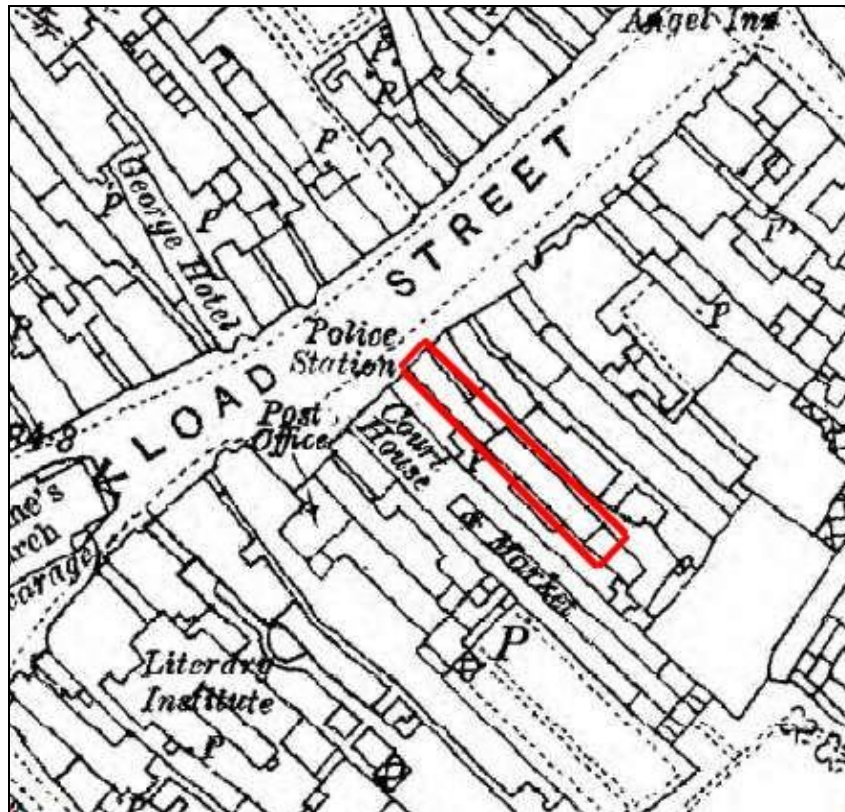


Fig. 3: Extract from the OS 1st edition 25 inch map of 1884
(Reproduced by courtesy of the National Archives)

The OS 1st edition 25 inch map of 1884 (*fig. 3*) shows the house and outbuilding at No. 11 Load Street had changed relatively little since 1845. The rear of the main house is not shown in as much detail as on the tithe map; in particular, the staggered rear wall visible on the tithe map is not shown on the OS 1st edition. However, the passageway dividing Nos. 10 and 11 Load Street is shown much more clearly on the 1884 map, which suggests that it had been widened by the late 19th century.

The OS 2nd edition 25 inch map of 1903 (*fig. 4*) shows the basic plan of the house and outbuilding at No. 11 Load Street to have remained unchanged; however, there appears to have been some building activity at the SE end of the passageway, where another outbuilding had been erected in the space between Nos. 10 and 11, while further outbuildings had been constructed in the large walled garden/yard area to the SE of the property. The purpose of these additional outbuildings is unclear; it is possible that they may have been built as warehousing in connection with the use of the premises as a wine merchants as well as a printing works.

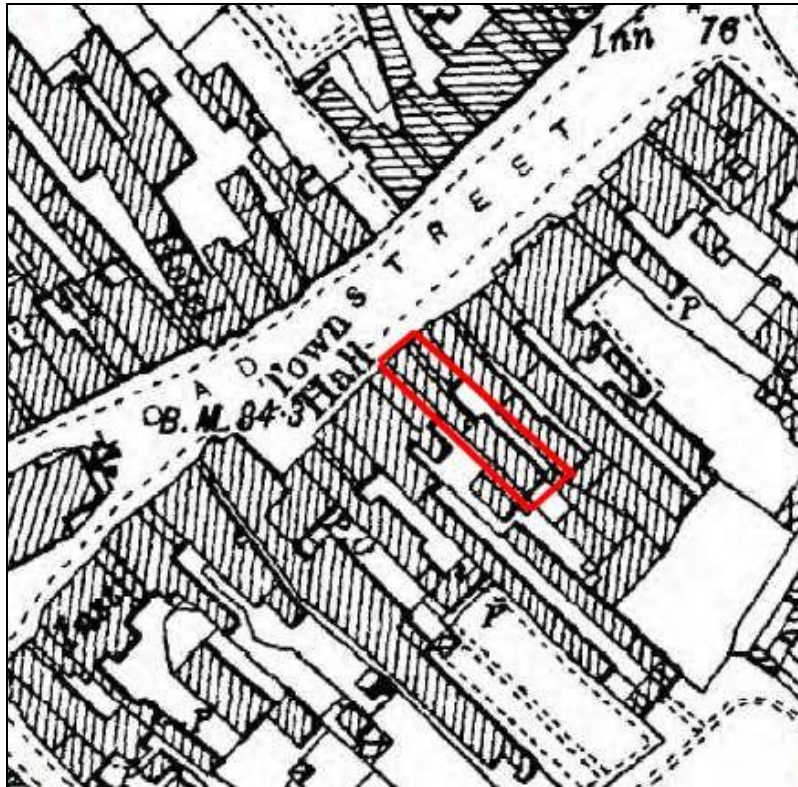


Fig. 4: Extract from the OS 2nd edition map of 1903
(Reproduced by courtesy of the National Archives)

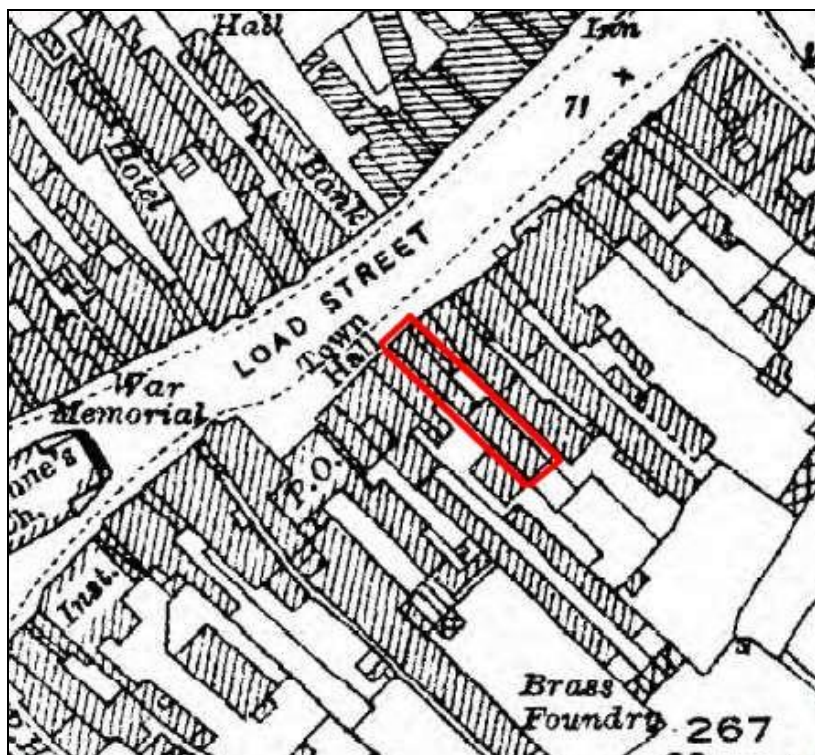


Fig. 5: Extract from the OS 3rd edition 25 inch map of 1927
(Reproduced by courtesy of the National Archives)



The OS 3rd edition map of 1927 (*fig. 5*) shows little change to the house and outbuilding at No. 11; however, the additional outbuildings at the SE end of the passageway shown on the 1903 map appear to have been removed. Photographs of the S side of Load Street, dated 1938 and 1950, show the shop-front at No. 10 closely resembling its present-day counterpart; however, the adjacent shop front at No. 11 is somewhat different in appearance.

5. Structural Description and Phasing

5.1 Building Description

No. 11 Load Street, which forms the subject of this detailed programme of standing building recording, is located on the SE side of Load Street in the centre of the historic market town of Bewdley. No. 11 constitutes the SW portion of the property; the NE half comprises what is now Nos. 9 & 10 Load Street, with a narrow central passageway bisecting the two components.

The property comprises two main components: the main house fronting onto Load Street (three storeys in height), a two-storey outbuilding to the rear (formerly a print works, the ground floor of which is now used for storage and staff offices by the pharmacy occupying No. 11, while the upper floor is a disused workshop, currently serving as storage).



Plate 1: View SE showing principal (NW-facing) elevation of No 10 and No. 11 Load Street (to the left and right, respectively)

5.1.1 External Description

The existing street frontage (including Nos. 9 & 10) is four bays long and three storeys in height, of red-brick construction laid in Flemish bond, with a hipped slate roof (double-pitched to the rear) and a stuccoed, dentilled brick cornice at eaves level with a string-course immediately below the cornice (*Plate 1*).

The fenestration at first-floor level consists of four 12-pane glazing bar sash windows under flat, gauged-brick heads, while at second-floor level there are four 9-pane sashes, again under gauged brick heads. At ground floor level, a flat-arched central gateway with a 3-panel blind overlight, a wooden architrave and a 20th century wrought-iron gate provides access to the passageway between the two properties.



Plate 2: View NW showing NE-facing elevation to the rear of the house, with 16-pane bow window in foreground and casement window above, with cobbled passageway to right

Flanking the gateway are two shopfronts, both evidently of modern date, each of which is surmounted by a plain moulded fascia board. The shopfront to the left (Nos. 9-10, currently occupied by a florist's shop) has a flat-arched doorway with a 3-panel glazed overlight above, to the left of which is a glazed window with Gothic-style glazing bars. The shopfront to the

right (No. 11, currently occupied by a pharmacy) consists of a slightly recessed, flat-headed glazed doorway with overlight, flanked by two slightly projecting bay windows resting on dwarf brick walls.

To the left of No. 11, the central doorway at ground-floor level provides access to the brick cobbled passageway which runs directly through the centre of the property to a walled garden situated at the rear. The cobbling of the passageway exhibits evidence of extensive repair and renewal (much of it evidently recent) along its entire length. Within a short covered section of the passageway, a low broad-arched window opening with lintel is visible, inserted into the thickness of the wall of No. 11.

The NE-facing external elevation of the main house at No. 11 (*fig. 6*) is of brick construction (laid in an irregular English Garden Bond consisting of five or six rows of stretchers with intervening rows of headers) almost completely whitewashed, apart from the dentilled brick cornice with string course at eaves level and a stepped, pedimented gable immediately above the guttering. At the NW end of this elevation is a rectangular projecting bay set at right angles to the main block which is stepped-in at both first- and second-floor level. The projection at first-floor level appears to be a later insertion, indicated by a vertical construction break visible to the right of the casement window and a marked difference in brick bonding visible at this point (*Plate 2*).

In the right angle formed by the projecting bay and the main building at ground level is a bow window with a moulded cornice and surround; the glazing consists of a 16-pane fixed sash window with thick glazing bars (*Plate 3*). This bow window (which one would normally associate with a shopfront) appears to be a later insertion, possibly of early to mid-19th century date, with evidence for a vertical construction break visible in the wall immediately to the right of the window. The brick coursing immediately beneath the bow window is rendered.

11 Load Street Bewdley Worcestershire



Fig. 6: NE-facing external elevation of main house and two-storey outbuilding at No. 11 Load Street



Plate 3: View looking SW showing detail of 16-pane bow window in NE-facing elevation

Immediately to the left of the bow window is a segmental-arched window with a moulded wooden surround and sill; the glazing (which appears to be recent in date) consists of a multi-pane fixed casement window. To the left of this window is a broad, round-arched doorway flanked by two drainpipes which appear to be of 19th century date. A vertical construction break is visible above the drainpipe to the right of the doorway, extending from first floor to eaves level, and a clear difference in brick bonding was also noted. However, this construction break did not appear to continue down to ground level.



Plate 4: View looking SW showing NE-facing elevation with round-arched doorway and casement window to right

The round-headed doorway comprises a pair of 6-panelled doors with a well-preserved 5-pane radial fanlight above containing wrought-iron external scrollwork, suggestive of a late 18th or early 19th century date (*Plate 5*). The quality of the wrought-iron scrollwork is particularly noteworthy and may suggest that this was originally the principal entrance to the house (rather than the shopfront); this side-entrance arrangement is reflected in several other properties along the S side of Load Street, as in the case of the neighbouring property at No. 12 (of early 18th century date) the main entrance to which is located in the arcade under the Town Hall.



Plate 5: View SW showing detail of wrought-iron scrollwork in front of fanlight above doorway in NE-facing elevation

At first-floor level, there is a flat-headed, 6-pane casement window inserted in the SE face of the projecting bay. At right angles to the projecting bay is a segmental-arched 12-pane box-framed sash window with thick glazing bars; the box-framing and the thickness of the bars is suggestive of a late 18th or early 19th century date for this window (*Plate 6*). To the left of this window, a vertical construction break, extending up to second-floor level, is clearly discernible, as is the difference in brick bonding. To the left of this construction break is a flat-headed 12-pane sash window under a gauged-brick head.

The fenestration at second-floor level consists of a flat-headed casement window (the glazing of which appears to have been altered at a later date) inserted in the SE face of the projecting bay. Immediately set at right angles to this casement, inserted in the thickness of the NE-facing elevation, is a rectangular splay. It initially appeared that this was a blocked opening that had been truncated by the casement; however, there appears to be no discernible difference between the brickwork of the splay and the surrounding brickwork, suggesting that the casement and the somewhat incongruous splay were, in fact, part of the same phase of construction.

To the left of this splay is a small multi-pane casement window under a gauged brick segmental arch, inserted in the NE-facing elevation immediately below eaves level. The gauged-brick segmental arch is identical in form to that used for the box-framed sash immediately below this window at first-floor level, which suggests that these two windows may well be of the same date.



Plate 6: View looking S showing fenestration of NE-facing elevation at first- and second-floor level, with a segmental-arched box-framed sash window and segmental-arched casement window above, and a vertical construction break visible to the left of these windows at first- and second- floor level



Plate 7: Detail showing second-floor casement window in SE-facing elevation with splay to left

Attached to the SE end of the main, three-storey building is a two-storey block which appears to have housed the former printing works. This building is also of brick construction (laid in an irregular English garden bond with noticeably fewer rows of headers compared to the main house), four bays long (NW-SE) and two bays wide (NE-SW), with a gabled, tiled roof and a dentilled brick eaves cornice with string course similar in detail to that of the main house (*Plate 8*). The NW-facing gable elevation of the block has ornate wooden scrollwork decoration at eaves level, with a plain, flat-headed 2-light window at ground-floor level (*Plate 9*).



Plate 8: View looking SSE showing NE-facing elevation of printing works with dentilled eaves cornice and chamfer at the NW gable end of the building

The NE-facing elevation of the two-storey block is chamfered at its NW end, tapering outwards just below eaves level. The fenestration at ground-floor level consists of three rectangular windows with large concrete lintels. The central window has evidently been blocked in recent years, indicated by the marked difference in brickwork where the window has been bricked up in contrast to the surrounding elevation (*Plate 10*).



Plate 9: View SE showing NW-facing gable elevation of printing works with ornate scrollwork decoration at eaves level

Flanking this blocked opening are two other rectangular windows of similar dimensions; the opening to the left consists of a glazed 6-light window, the corresponding window to the right is of a similar form but the lower part has been blocked up. At first-floor level, the fenestration consists of three flat-headed 9-pane sash windows with wooden lintels and brick sills (*Plate 10*).

Two iron ties have been inserted into the thickness of the wall at first-floor level, presumably to provide additional support (it is noticeable that the wall tapers inwards slightly along the entire elevation, which may be a result of the somewhat weakly bonded brickwork, mostly consisting of rows of stretchers). Due to access restrictions, it was not possible to view the SW-facing external elevation: there is no indication of glazing on the ground floor, however, two casement windows appear to have been inserted in the middle and the NW end of the elevation at first-floor level.



Plate 10: View looking SW showing blocked window opening in centre of NE elevation of printing works, with 19th century sash window visible at first-floor level



Plate 11: View NNW showing gabled extension at SE end of printing works (with cross ties inserted in the NE-facing elevation at eaves level)

Attached to the SE gable end is a two-storey gabled extension, two bays long and a single bay wide, of brick construction (laid in an irregular Flemish bond with rows of stretchers and irregularly spaced, intervening headers) with a tiled roof and a flight of timber stairs (covered by a corrugated iron roof) leading up to a first-floor entrance at the SE end of the building (*Plate 11*). Evidence for a blocked rectangular doorway is visible in the centre of the elevation at ground-floor level (partially concealed by the external staircase). The roofline is noticeably lower than that of the two-storey gabled block to which it is attached.

The exterior is again completely whitewashed, apart from the upper part of the SE gable elevation and an exposed horizontal timber wall-plate, which marks the division between the ground and upper floors (*Plate 12*). Two wrought-iron cross ties have been inserted in the NE-facing elevation at eaves level. Part of the wall-plate in the NE-facing elevation appears to have been replaced recently, contemporary with the remodelling of the ground-floor level. The fenestration at ground-floor level consists of a flat-headed, 3-pane glazed door with a 2-pane overlight (extending up to wall-plate level), immediately to the left of which is a flat-headed, 6-pane glazed window. Both the doorway and the window, in this present form, appear to be late 20th century additions (*Plate 13*).



Plate 12: View looking NW showing SE-facing gable elevation of gabled extension to printing works, with wooden stair leading to entrance at first-floor level.



Plate 13: View looking SSE showing modern glazed doorway and window in NE-facing elevation of gabled extension

5.1.2 Internal Description

Main House (Pharmacy and Flats)

The ground floor of No. 11 Load Street is currently occupied by a pharmacy; an inspection of the interior revealed little evidence for features and fittings predating the existing chemist's premises. For instance, the bow window and adjacent casement window, which are visible externally, were completely concealed from view internally by modern laminated chipboard partition walls or plaster. The only visible internal feature at ground-floor level definitely predating the chemist's premises was the round-headed doorway located in a lobby area behind the shop counter, with its 5-pane fanlight and external wrought-iron scrollwork. In view of the almost complete absence of any other visible architectural features earlier than the late 20th century in the interior of the shop or the storage area to the rear, it was deemed inappropriate to undertake further detailed photography of these areas.

Immediately opposite the round-headed doorway was a short flight of stairs running up to a plain flat-headed doorway, which in turn gave access to a dog-leg staircase leading to the first floor. The staircase and flat-headed doorway were evidently of modern date and probably associated with the existing chemist's premises, although it appears likely that they replaced an earlier staircase in this approximate location.



Plate 14: Internal view looking NE showing the round-headed door in the ground floor lobby with 5-pane fanlight and external wrought iron scrollwork



Fig. 7: Internal cross-section of first and second floors of main house looking NW showing dog-leg staircase and blocked doorway on half-landing

The first floor exhibits evidence of several phases of extensive reorganization and repair from the 19th century through to the late 20th century. The dog-leg staircase from the ground floor leads to a narrow, cross-axial corridor, entered through a flat-headed, plain-reeded architrave, which, in turn, runs NW to a landing with a dog-leg staircase leading up to the second floor. The alignment of the corridor and the floor at first-floor level is noticeably lop-sided (*Plate 15*).



Plate 15: Internal view looking NW along corridor at first-floor level towards staircase to second floor

On the NE side of the corridor are three rooms, the layout of which exhibits evidence of extensive modern alteration and reorganization; consequently, it is difficult to reconstruct their original appearance and plan. The water closet immediately next to the landing is evidently of late 20th century date in its present form; the presence of a sash window of mid to late 19th century date appears to be the only diagnostic architectural feature. Similarly, the L-shaped bathroom/shower-room immediately adjacent to the water closet is largely devoid of architectural features, with the solitary exception of the 12-pane box-framed sash window (of probable late 18th-early 19th century date) in the NE elevation (**Plate 16**).



Plate 16: Internal view looking E showing box-framed sash window in bathroom/shower-room on first floor surrounded by modern ceramic panels

Immediately to the NW of the bathroom/shower-room is a smaller room with a flat ceiling, rectangular in plan, accessed by a flat-headed, 6-pane door located just before the staircase leading to the second floor. A fireplace is inserted in the SE-facing wall of the room, with recesses on either side, presumably for bookcases or shelving (*Plate 17*). Although the fireplace surround has been removed, the cast-iron grate (*Plate 18*) has survived in a reasonably well-preserved state, with acanthus leaf foliage detailing in relief in the panels and the crosspiece, possibly suggestive of a late Regency or early Victorian date (c.1820-40). To the left of the doorway are two parallel horizontal mouldings running across the SW wall of the room, the function of which is unclear (possibly inserted to support the partition wall). The room is lit by a solitary 6-light casement window set into a rectangular projection in the SE corner of the room.



Plate 17: Internal view looking NW showing first-floor room with fireplace (with intact iron grate in the SE-facing wall) flanked by recesses



Plate 18: Detail of iron fireplace grate in first-floor room showing acanthus leaf detailing in panels and crosspiece



Plate 19: Internal view looking NW showing 12-pane sash windows in first-floor room overlooking Load Street

Immediately to the left of the staircase, on the same alignment as the corridor, is a panelled door set within a flat-headed, reeded architrave, providing access to a large rectangular room with a flat, unmoulded ceiling, lit by two 12-pane glazed-bar sash windows set within plain moulded architraves with stepped sills (*Plate 19*). To the right of the door is an Art Deco-style ceramic tiled fireplace surround of 1930s date (the grate having been removed). To the left of the fireplace is a tall, recessed semicircular arched opening, presumably intended for a bookcase or shelving. No other diagnostic architectural features were noted but the walls and ceiling had been thoroughly wallpapered and painted in recent years, which may account for the lack of visible features.



Plate 20: Internal view SE showing Art Deco fireplace in first-floor room and arched recess to left



The dog-leg staircase leading from the first to the second floor (*Plate 21; fig. 7*) is the most prominent architectural feature at first-floor level, constructed of oak with plain stick balusters and a moulded-oak handrail. The tread ends have applied brackets with plain Vitruvian scroll mouldings (*Plate 22*).

At the point where the stairs ascend to a half-landing, a blocked flat-headed doorway is visible set into the thickness of the SE-facing wall. A small cupboard appears to have been inserted into the foot of the blocked doorway. Examination of the cupboard revealed two wooden stairs on a steep, slightly curving alignment; the rest of the staircase had been blocked by a wooden partition and was not accessible (*Plate 23*). Evidently the doorway concealed a staircase; however, it is unclear precisely to where this staircase led. The most plausible explanation is that it led to the large room at second-floor level fronting onto Load Street, which is further suggested by the presence of a corresponding blocked-up doorway in this room, to the left of the fireplace. Another possibility is that it could have linked No. 11 with the neighbouring property at No. 10; however, no other visible evidence has been found for an internal connection between Nos. 10 and 11, on the first or second floors.

At the point where the staircase changes direction and ascends from the half-landing to the second floor, two newel posts have been inserted, below which are three iron rods linking the treads to the opposite balusters and hand rail (*Plate 24*). It is also noticeable the detailing of the landing tread on the second floor is a much simpler, wavy moulding compared to the scrollwork on the stair treads leading up to it (*Plate 25*).



Plate 21: Internal view looking NE showing dog-leg staircase leading from first to second floor with 'Vitruvian Scroll' decoration on brackets to tread ends



Plate 22: Detail showing plain 'Vitruvian Scroll' detailing of brackets to tread ends of dog-leg staircase to second floor



Plate 23: Internal view looking NW showing blocked doorway and stairs in SE-facing wall on half-landing between first and second floors



Plate 24: Internal view looking up first-floor staircase to half-landing showing newel posts and iron rods connecting the treads to the opposite handrail and balusters



Plate 25: Internal view looking SW showing second-floor landing

The second floor displays some evidence of modern alteration (in particular, the skylight inserted above the second-floor landing), although this appears to be much less extensive compared to the first floor. The plan of the second floor represents a much better preserved example of what the first-floor must originally have looked like (before extensive late 20th century remodelling), with a narrow cross-axial corridor leading SE from the landing to three rooms, one lying immediately NE of the corridor while the other two rooms are located at the SE end of the house. It is noticeable, however, that the ceiling above the second-floor corridor is distinctly coved, compared to its counterpart at first-floor level (*Plate 26*).



Plate 26: Internal view looking SE along second-floor corridor, showing coved ceiling

Immediately NW of the second-floor landing is a large rectangular room identical in plan and size to that on the first floor; however, the ceiling is slightly coved. The room is lit by two 9-pane sash windows set within plain reeded architraves with stepped sills which differ slightly in design from those on the first floor (*Plate 27*). A large fireplace is set into the NW-facing wall of the room (in an identical location to its first-floor counterpart); in this case, the surround has been removed, although part of the iron grate has survived; the foliage decoration in relief in the right-hand panel is suggestive of a mid to late 19th century date (*Plate 28*). To the left of the fireplace is a flat-headed doorway concealed behind a modern partition wall; it is likely that this doorway is associated with the staircase leading up from the landing between the first and second floors (*Plate 29*).



Plate 27: Internal view looking NW showing 9-pane sash windows with reeded architraves in second floor room overlooking Load Street



Plate 28: Internal view looking SE showing detail of fireplace grate with foliage decoration in second-floor room overlooking Load Street



Plate 29: Internal view looking SE showing fireplace and blocked-up doorway in second-floor room overlooking Load Street

The remaining rooms on the second floor appear likely to have been utilised as servants' lodgings (which would typically have been on the upper floor of a late Georgian or Victorian townhouse) comprising a probable bedroom with fireplace lying to the NE of the corridor and a larger rectangular room at the SE end of the corridor (without a fireplace) which may have been used as a bedroom or living room.

The room to the NE of the corridor is similar in plan to its counterpart at first-floor level, lit by a single casement window, with a fireplace projecting from the SE-facing wall with recesses for cupboards or shelving on either side. The fireplace (*Plate 30*) has survived in reasonably good condition; the wooden surround and mantelpiece have survived intact, as well as the iron grate with its painted surround, decorated with a simple geometric foliage motif. The ceiling, as with all the other rooms on the second floor, is noticeably coved (*Plate 31*).



Plate 30: Internal view looking NW showing fireplace in SE-facing wall of second-floor bedroom



Plate 31: Internal view looking SE showing coved ceiling & casement window in second-floor bedroom



Plate 32: View looking NW showing interior of second-floor room at SE end of corridor

The large rectangular room at the SE end of the corridor appears probably to have been used as a bedroom, judging from the indentation for a large cupboard or wardrobe left in the SE-facing wall (*Plate 32*). No fixtures, fittings or architectural detailing were noted, apart from the casement window in the NE elevation, set within a rectangular moulded architrave (*Plate 33*). A door in the SE corner of the room leads to a small oblong storeroom lined with shelves (*Plate 34*). No other features of interest were noted.



Plate 33: Internal view looking NE showing casement window in SW-facing wall of room to SE of corridor



Plate 34: Internal view looking SE showing shelving in storeroom adjacent to second-floor room at SE end of corridor

Two Storey Outbuilding (Printing Works)

The ground floor of the two-storey block to the rear of the shop is now used as a storage area and offices for the pharmacy occupying No. 11. An inspection of the interior revealed no evidence for internal features, fittings or architectural details associated with its original usage, the walls having been completely concealed by modern panels and shelving associated with its current use as a pharmacy.



Plate 35: Internal view looking NW showing first floor of two-storey outbuilding (printing works) with segmental-arched door opening

The first-floor of the print works, presently accessed from ground level by a covered flight of timber stairs attached to the SE gable end of the building, has been recently used as a workshop and general storage area for building materials (a significant quantity of which was still stored in the building at the time of viewing).

The interior, which is mostly whitewashed, is arranged into four separate compartments with a wooden planked floor. The compartment at the SE end is lit by three modern rectangular glazed skylights, two inserted along the ridgeline while the remaining window is inserted into the slope of the roof. A wooden-framed doorway set within a broad segmental-arched opening provides access from this room into the main printing works/workshop area (*Plate 35*).

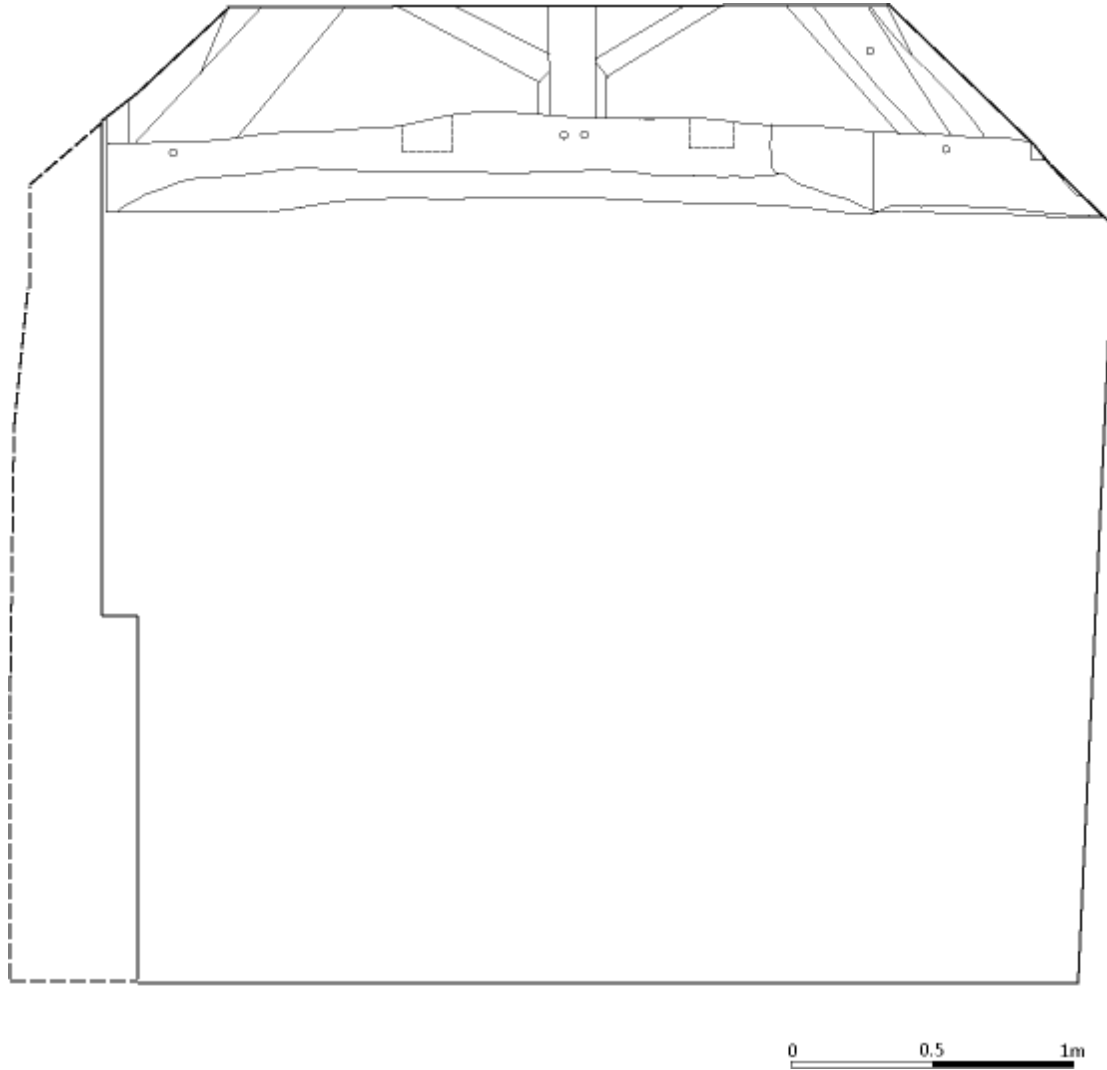


Fig.8 Internal cross-section of central compartment of printing works/workshop looking NW showing kingpost roof truss partially concealed by plaster coved ceiling

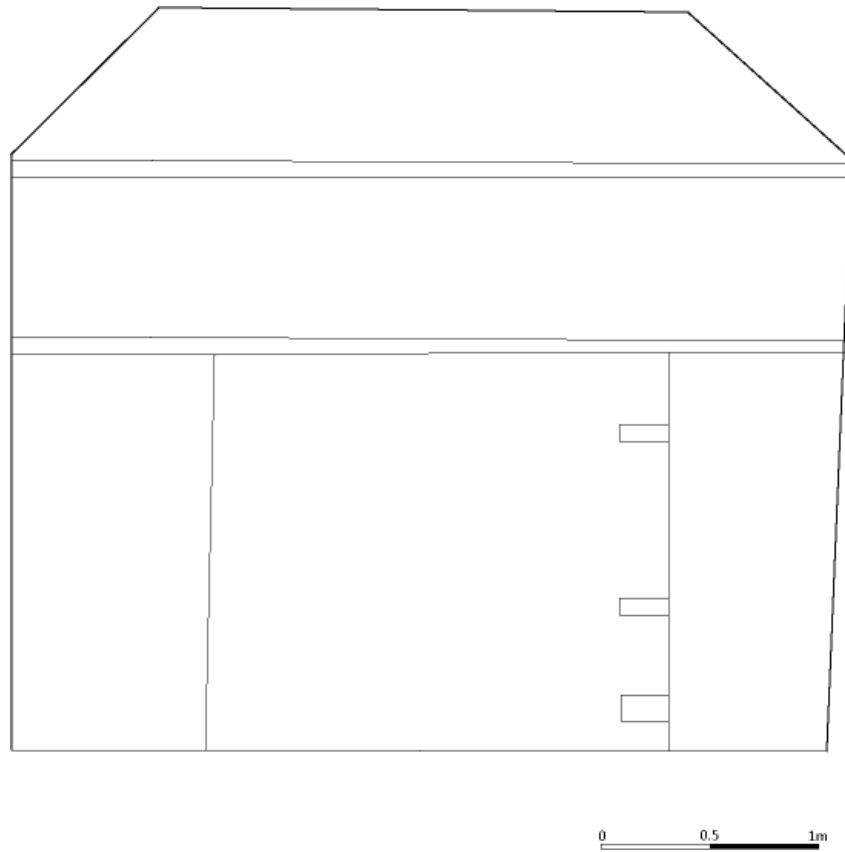


Fig. 9: Internal cross-section of central compartment of printing works/workshop looking NW showing partition wall and flanking doorways



Plate 36: Internal view looking NW showing kingpost roof truss (partially concealed by a coved plaster ceiling) in central compartment of printing works/workshop

The central compartment at first-floor level is two bays wide and two bays in length, with a coved plaster ceiling and a partially exposed, central kingpost roof truss with angled struts

(the uppermost part of the truss is concealed by the plaster ceiling) (*Plate 36; fig. 8*). Two 9-pane sash windows with thick glazing bars, set within plain moulded architraves, are inserted into the SW-facing wall of the room (*Plate 37*), while on the opposite side of the room, to the right of the fireplace, a flat-headed, multi-pane casement window with a wooden lintel has been inserted (the original glazing of the casement appears partly to have been replaced).



Plate 37: Internal view looking N showing 9-pane sash windows in SW-facing wall

A plain, flat-headed brick fireplace (the iron grate having been removed) is set within a projection of the NE-facing wall, roughly in the centre of the elevation. At the NW end of the room is a thin, brick-built partition wall. Set into the thickness of this partition wall, just below eaves level, is a horizontal timber wall-plate. No evidence for fixtures, fittings or machinery associated with its usage as a printing works was noted.

At either end of the partition wall are two flat-headed doorways, immediately above which is another horizontal timber wall-plate set into the thickness of the wall (*Fig. 9*). The right-hand doorway provides access to a narrow compartment containing a water closet (with sink), while the left-hand doorway leads directly to another room at the NW end of the building.

This room is lit by a 9-pane sash window within a moulded wooden architrave in the SW-facing wall of the building (identical to the two sashes in the print works/workshop area) (*Plate 39*), while on the opposite side of the room is a fixed casement window set within a square wooden frame and surmounted by a wooden lintel. Immediately below and to the left of this window is another projecting brick fireplace and chimney flue (*Plate 40*); the fireplace is smaller and differs slightly in design from its counterpart in the print works/workshop area (having a low segmental-arched opening).



Plate 38: Internal view looking SW showing fireplace in NE-facing wall

This room appears to have been used to store shelving and internal fittings and a quantity of old newspapers (dating back to *c.*1960) probably belonging to the former print works; however, no evidence of *in-situ* fixtures or machinery associated with printing activity was identified.



Plate 39: Internal view looking NE showing sash window in SW-facing wall of compartment at NW end of printing works/workshop



Plate 40: View looking SW showing brick fireplace and casement window in NE-facing wall of compartment at NW end of printing works/workshop

5.2 Discussion of Phasing

Four principal phases of construction were noted at No. 11 Load Street, extending from the late 18th century through to the late 20th century.

The earliest phase of construction (*Phase 1*), dating to the late 18th-early 19th century, is represented by the three-storey house fronting onto Load Street; the street frontage at first- and second-floor level, with its dentilled eaves cornice and sash windows under gauged brick arches, is certainly characteristic of a late Georgian date.

The broad, round-arched door with fanlight and wrought-iron scrollwork in the NE-facing elevation may represent the original entrance to the house (distinct from the shop front) and appears to be an original feature, as does the box-sash window with thick glazing bars above it at first-floor level. Internally, there are few visible internal features, fittings or architectural detailing which can be confidently assigned to the late 18th-early 19th century. The dog-leg staircase leading from first- to second-floor level, in its present form, appears to be of a slightly later date, probably c.1820-40.

A secondary phase of construction (*Phase 2*), which may be dated to the early to mid-19th century, is represented by the partial reconstruction of the SE gable end of the three-storey house, indicated by the vertical construction break visible at the SE end of the NE-facing elevation. This rebuilding of the gable end appears to have been occasioned by the construction of the gabled two-storey building attached to the SE end of the house, which housed the former print works.

Documentary evidence indicates that a bookseller and printer, Samuel Danks, was occupying the property at No. 11 Load Street by no later than c.1820 and the tithe map of 1845 clearly depicts a long rectangular outbuilding located to the rear of the street frontage. It appears likely that the print works was established by c.1820 and that the existing two-storey structure was in existence by no later than 1845. There is a noticeable similarity in external detail between the print works and the adjacent three-storey house (in particular the dentilled eaves cornice and the sash windows at first-floor level) suggesting that the print works was built only a short time after the main house was constructed.

Other external features which have been assigned to this secondary phase of building activity are the bay projecting from the NE-facing elevation of the main house at first-floor level and the large bow window located on the ground floor. This bow window may be regarded as a characteristic feature of an early to mid-19th century commercial premises and may suggest that this area was as much a focus of commercial activity as the street frontage at that time.

Internally, although there has been a considerable degree of modern alteration (especially at ground- and first-floor levels), nevertheless, a proportion of the surviving features and architectural detailing on the first and second floors appears to date from this period. Undoubtedly, the most notable feature is the dog-leg staircase leading from first to second floor, with its restrained classical detailing characteristic of the Regency or early Victorian period (c.1820-40). The iron fireplace grate in the room adjoining the first-floor staircase, with its 'Vitruvian Scroll' detailing, can also be assigned to this period. Several of the doorways at first- and second-floor levels, with their plain reeded architraves and 6-panelled doors, may also date from this phase of activity. In the former print works, the most notable



surviving feature is the kingpost roof truss on the first floor; regrettably, no evidence of fittings or machinery associated with printing appears to have survived intact.

A tertiary phase of building activity (*Phase 3*) is represented by the two-bay gabled building at the SE end of the print works, which appears to be a reconstruction of a structure which is depicted on the 1845 tithe map. That this probably represents a later rebuilding is indicated by the vertical construction break between the print works and the gabled extension and the marked difference in brick bonding between the two buildings, as well as the fact that the distinctive eaves cornice of the print works (with its dentilled decoration) is not continued by the gabled extension.

It is difficult to determine when this reconstruction took place as the OS 1st edition map and later OS mapping do not indicate a structural division between the print works and the adjacent gabled extension. A late 19th century date is suggested by the brickwork bonding, although this identification must remain tentative in the absence of any further documentary evidence. There are few internal details which can be definitely assigned to this phase of activity; however, two of the fireplaces in rooms on the second floor of the main house appear likely, in their present form, to be of mid-late 19th century date.

The fourth and final phase of activity represents the extensive alterations made to the house and the print works during the 20th century (*Phase 4*). Externally, this encompasses 1/the mid to late 20th century shop fronts, 2/the large rectangular windows inserted in the ground floor of the NE-facing elevation of the printing works, 3/ the partial reconstruction of the NE-facing elevation of the gabled extension at the SE end of the print works, including the glazed door and window inserted at ground level and 4/extensive late 20th century refurbishment at ground- and first-floor level in the main house and the conversion of the ground floor of the printing works into storage and offices associated with the chemist's shop.

Internally, the ground floor of No. 11 has been extensively refurbished in connection with its use as a chemist's shop; almost no architectural detailing or features associated with earlier phases of use were visible, either in the shop or the offices/storage area to the rear, being largely concealed by modern wall panels.

The stairway leading from the ground-floor lobby to first floor, in its present form, also appears to be a modern replacement, while the layout of several of the rooms at first-floor level appears to have been significantly reorganized to provide a bathroom/shower and water closet. The two large rooms at the NW end of the first and second floors, overlooking Load Street, appear to have been extensively refurbished in recent years and relatively little evidence of earlier features or decorative schemes was visible in either of these rooms. The Art Deco ceramic tiled fireplace in the large room at first-floor level can probably be dated to the 1930s and presumably replaced an earlier fireplace in the same location.

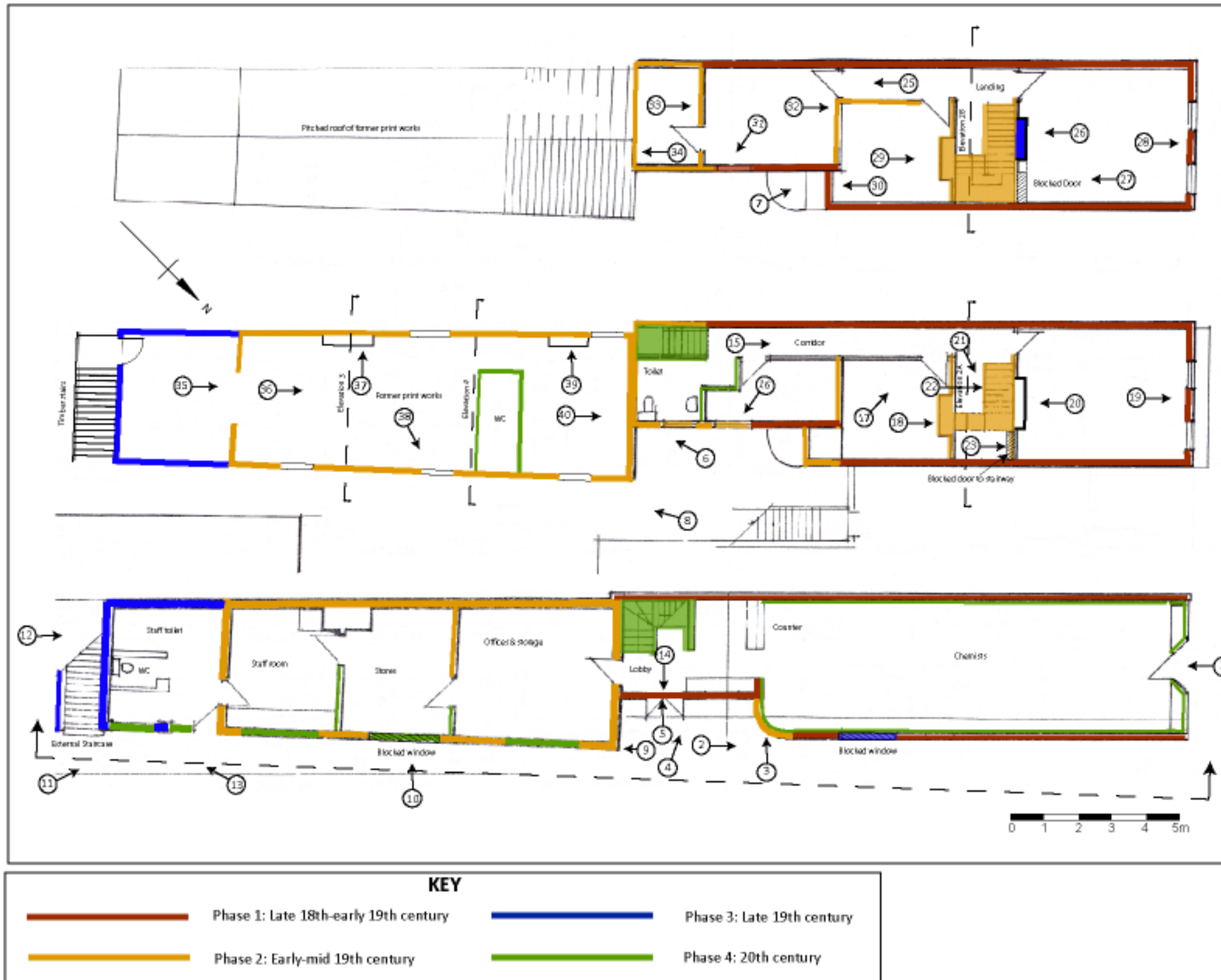


Fig. 10: Phased plan of house and two-storey outbuilding (former printing works) at No. 11 Load Street

Key to photo annotations on phased plan (Fig. 10)

1/ View looking SE showing principal (NW-facing) elevation of No 10 and No. 11 Load Street (to the left and right respectively)

2/ View looking NW showing NE-facing elevation to the rear of the house with 16-pane bow window in foreground and casement window above, with cobbled passageway to right

3/ View looking SW showing detail of 16-pane bow window in NE-facing elevation

4/ View SW showing NE-facing elevation with round-arched doorway and casement window to right

5/ View SW showing detail of wrought iron scrollwork in front of fanlight above doorway in NE-facing elevation

6/ View looking S showing fenestration of NE-facing elevation at first- and second-floor level with a segmental-arched box-framed sash window and segmental-arched casement window above, and a vertical construction break visible to the left of these windows at first- and second-floor level

7/ Detail showing second-floor casement window in SE-facing elevation with splay to left

8/ View looking SSE showing NE-facing elevation of printing works with dentilled eaves cornice and chamfer at the NW gable end of the building

9/View looking SE showing NW-facing gable elevation of printing works with ornate scrollwork decoration at eaves level

10/ View looking SW showing blocked window opening in centre of NE elevation of printing works, with 19th century sash window visible at first-floor level

11/ View looking NNW showing gabled extension at SE end of printing works (with cross-ties inserted in the NE-facing elevation at eaves level)

12/ View looking NW showing SE-facing gable elevation of gabled extension to printing works, with wooden stair leading to entrance at first-floor level

13/ View SSE showing modern glazed doorway and window in NE-facing elevation of gabled extension

14/ Internal view looking NE showing the round-headed door in the ground floor lobby with 5-pane fanlight and external wrought iron scrollwork

15/ Internal view looking NW along corridor at first-floor level towards staircase to second floor

16/ Internal view looking E showing box-framed sash window in bathroom/shower-room on first floor surrounded by modern ceramic panels

17/ Internal view looking NW showing first-floor room with fireplace (with intact iron grate in the SE-facing wall) flanked by recesses

18/ Detail of iron fireplace grate in first-floor room showing acanthus leaf detailing in panels and crosspiece

19/Internal view NW showing 12-pane sash windows in first-floor room overlooking Load Street

20/Internal view SE showing Art Deco fireplace in first-floor room and arched recess to left



- 21/ Internal view looking NE showing dog-leg staircase leading from first to second floor with 'Vitruvian Scroll' decoration on brackets to tread ends
- 22/ Detail showing plain 'Vitruvian Scroll' detailing of brackets to tread ends of dog-leg staircase to second floor
- 23/ Internal view looking NW showing blocked-up doorway and stairs in SE-facing wall on half-landing between first and second floors
- 24/ Internal view looking up first-floor staircase to half-landing showing newel posts and iron rods connecting the treads to the opposite handrail and balusters
- 25/ Internal view looking SW showing second-floor landing
- 26/ Internal view looking SE along second-floor corridor, showing coved ceiling
- 27/ Internal view looking NW showing 9-pane sash windows with reeded architraves in second-floor room overlooking Load Street
- 28/ Internal view looking SE showing detail of fireplace grate with foliage decoration in second-floor room overlooking Load Street
- 29/ Internal view looking SE showing fireplace and blocked-up doorway in second-floor room overlooking Load Street
- 30/ Internal view looking NW showing fireplace in SE-facing wall of second-floor bedroom
- 31/ Internal view looking SE showing coved ceiling and casement window in second-floor bedroom
- 32/ Internal view looking NW showing interior of second-floor room at SE end of corridor
- 33/ Internal view looking NE showing casement window in SW-facing wall of room to SE of corridor
- 34/ Internal view SE of shelving in storeroom adjacent to second-floor room at SE end of corridor
- 35/ Internal view looking NW showing first-floor of two-storey outbuilding (printing works) with segmental-arched door opening
- 36/ Internal view looking NW showing kingpost roof truss (partially concealed by a coved plaster ceiling) in central compartment of printing works/workshop
- 37/ Internal view looking N showing 9-pane sash windows in SW-facing wall
- 38/ Internal view looking SW showing fireplace in NE-facing wall
- 39/ Internal view looking NE showing sash window in SW-facing wall of compartment at NW end of printing works/workshop
- 40/ Internal view looking SW showing brick fireplace and casement window in NE-facing wall of compartment at NW end of printing works/workshop

6. Conclusions

The programme of building recording undertaken on the Grade II Listed house and outbuilding at No. 11 Load Street, Bewdley, has identified four principal phases of building activity extending from the late 18th century through to the late 20th century.

Although no documentary evidence has been found to confirm precisely when No. 11 Load Street was built, the architectural detailing of the street frontage would appear to indicate a probable late 18th century date. Although the listed building description of Nos. 10 & 11 Load Street refers to the building as having originally been a single townhouse, the evidence of the Ribbesford tithe map of 1845 (which shows a boundary running between the two properties) suggests that there may always have been a division between Nos. 10 & 11, represented by the central passageway separating the two properties.

It is likely that the narrow, elongated layout of Nos. 10 & 11 was influenced by earlier property boundaries dating back to the late medieval period, although no evidence of structural features predating the late 18th century was identified during this programme of historic building recording.

An assessment of the available documentary evidence and historic mapping (dating back to the late 18th century) has established that both Nos. 10 and 11 Load Street were used as commercial premises from a very early date; indeed, it is possible that the ground floor of the street frontage was always utilised as shops, rather than being a townhouse which was subsequently converted into shops at a later date.

By no later than 1820, documentary records show that the premises at Nos. 10 and 11 Load Street were occupied by a firm of printers and booksellers. It is probable that the two-storey outbuilding to the rear of No. 11 was built at some time between 1820 and 1845 by Samuel Danks, then occupant of the premises, to accommodate his printing works.

The earliest phase of building activity is represented by the street frontage at first- and second-floor level, with its dentilled eaves cornice and sash windows under gauged brick arches, together with the broad, round-arched door in the NE-facing elevation with fanlight and wrought-iron scrollwork. It is likely that the box-sash window with thick glazing bars above the round-arched doorway also belongs to this phase of activity, which can be dated to the late 18th or early 19th century.

The building of the printing works in the early to mid-19th century appears to have occasioned a reconstruction of the rear wall of the main house and the insertion of a large bow window (characteristic of a late 18th-19th century shop front) in the NE-facing elevation. Several internal features at first- and second-floor level also appear to date from the early to mid-19th century, including the dog-leg staircase leading from the first to second floor, a well-preserved iron fireplace grate with acanthus leaf decoration in one of the first-floor rooms and several of the doors at first- and second-floor level.

It is possible that the parallel outbuilding range to the rear of No. 10 was built at the same time or shortly after its counterpart at No. 11; both ranges share similarities in terms of plan and proportion, although the architectural detailing differs somewhat. The evidence of the 1845 tithe map indicates that both sets of outbuildings to the rear of Nos. 10 & 11 were already in existence by that date.



A later phase of building work and repair dated to the mid to late 19th century is represented by the two-bay gabled extension at the SE end of the print works, which appears to be a reconstruction of a structure depicted on the 1845 tithe map.

Extensive alterations to the house and premises appear to have taken place during the mid to late 20th century, represented by 1/the insertion of the existing shop fronts and fascia, 2/the large rectangular windows inserted in the ground floor of the NE-facing elevation of the print works, 3/ the partial reconstruction of the NE-facing elevation of the gabled extension at the SE end of the print works and 4/the substantial refurbishment of the interior of the house and outbuilding at ground- and first-floor level.

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Document Control

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