

# birmingham archaeology

The Old School House,  
Seaton, Rutland, Leicestershire.

An Historic Building  
Photographic Survey  
2006

**The Old School House, Seaton, Rutland.**

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*Appendix 1*

## SUMMARY

*In August 2006, Birmingham Archaeology undertook an historic building photographic survey of the Old Schoolhouse, Seaton, Rutland, Leicestershire. Mr and Mrs Williams, the present owners, commissioned the work, in order to fulfil a condition attached to a planning application to make alterations to this Grade II listed mid-Victorian schoolhouse. A detailed photographic record of the structure, using a SLR high resolution digital camera, was carried out with the specific intention of compiling a photographic record of the specific areas that will be affected by the proposed alterations, and a general record of the building and its context. Each photograph was recorded on pro forma record sheets, which are included in the report as a photographic register.*

THE OLD SCHOOL HOUSE, SEATON, RUTLAND  
**AN HISTORIC BUILDING PHOTOGRAPHIC SURVEY, 2006**

## **1 INTRODUCTION**

In August 2006 Birmingham Archaeology carried out an historic building photographic survey of the Old School House, Seaton, Rutland (NGR SP90419817). The work was commissioned by Mr and Mrs Williams in advance of proposed alterations to the structure (Planning Application Number FUL/2006/0362/DTR).

This report outlines the results of the photographic survey, which was carried out on the 31<sup>st</sup> of August, 2006, and which was prepared in accordance with PPG 15 *Planning and the Historic Environment*.

The survey conformed to a brief produced by Leicestershire County Council and a Written Scheme of Investigation (Birmingham Archaeology 2006), which was approved by the Local Planning Authority prior to implementation, in accordance with guidelines laid down in Planning Policy Guidance Note 15 (DoE 1994).

## **2 LOCATION**

The site is located at Church Lane, Seaton, Rutland, Leicestershire, which is five miles north of Corby.

## **3 OBJECTIVE**

The main objective was to make a record of the buildings, paying specific attention to those elements where demolition/conversion and/or alteration are proposed.

## **4 METHODS**

### Written Account

Written notes taken during the fieldwork.

### Photographic Survey

The photographic record was made using a SLR high-resolution digital camera (Nikon D50) mounted on a tripod, and includes appropriate scales. The accompanying photographic register was compiled on *pro forma* record sheets detailing subject, orientation, scales used, photographer and date.

- General views of the exterior
- General views of the principal rooms and circulation areas
- Detailed coverage of the exterior
- Significant external details as appropriate

- Significant internal details as appropriate
- Coverage of the building's relationship to its surroundings

## 5 BRIEF DESCRIPTION AND PROPOSED ALTERATIONS

This former school and schoolmaster's house was constructed in 1858 with minor alterations carried out in 1872. It is a grade II listed building and is 'T'-shaped in plan with the schoolmaster's house to the west, and the gabled schoolroom projecting to the east. It is constructed of coursed limestone rubble with limestone dressings. It has a Collyweston slate roof and ashlar chimneys.

The schoolmasters house is of one and a half storeys and has two bays. Each bay has a wooden ground floor window of three arched lights with a relieving arch above, and a two-light wooden casement in a gabled semi-dormer. To the centre are an arched four-panelled door and a smaller two light casement below the eaves.

The gable end of the schoolroom has a triple lancet stone window with a taller central light and arched surround. Above this are a small quatrefoil window and a tall gabled bellcote. Each of the gables has shaped kneelers.

The west side of the schoolroom has a gabled porch with a board door in a chamfered stone arch, and a two light side window with shaped arches. The remainder of this west side was altered in the mid 20<sup>th</sup>-century to incorporate fenestration and an inserted attic storey. There is evidence here of timber framing.

The fenestration scheme of the south façade of the schoolmaster's house is similar to that of the north apart from the flat-headed central doorway and a patio door to the east. To the rear of the schoolroom is a mid/late 19<sup>th</sup>-century addition, which has a mid 20<sup>th</sup>-century flat roof structure to the east.

It is proposed that a new two-storey extension will be built to the west of the current dining room. The current kitchen will be converted for use as a dining room with the doorway in the east wall widened to accommodate double doors. The existing dining room will be converted for use as a kitchen with the new two-storey extension extending off this to the west with a new opening in the existing wall. The two-light ogee type window to the west is to be removed and reused elsewhere in the building. The mid 20<sup>th</sup>-century one-storey flat roof extension to the south is to be demolished and removed. The mid 20<sup>th</sup>-century windows in the existing sitting room are to be replaced with ones more sympathetic to the structure. The ceiling added above the sitting room in the mid-20<sup>th</sup> century, which converted the schoolroom for domestic purposes, is to be partially removed. The south portion of this is to be retained to form a gallery overlooking the sitting room. To the south of this, at first-floor level, is to be remodelled to include a new bathroom. The mid 20<sup>th</sup> –century window on the west wall, which will not be blocked by the new extension, is to be replaced with a window more sympathetic to the building.

## 6 INTRODUCTION TO AND INDEX OF THE PHOTOGRAPHS

As noted above, each photograph was recorded on *pro forma* record sheets. These record sheets have been included as appendix 1. The photographs were chosen to include specific details such as the internal and external areas affected by the proposed additions and alterations. They were also chosen to record the building and its general context as it currently stands prior to these proposed works being carried out.

## 7 THE PHOTOGRAPHIC RECORD

### *Plates*

1. The Old School House from north.
2. The Old School House from north and west.
3. West façade lower.
4. West façade upper.
5. Porch west façade.
6. 19<sup>th</sup>-century extension from west.
7. Timber framing west façade.
8. West porch south return.
9. North Façade of schoolroom.
10. North façade of schoolmaster's house.
11. North doorway.
12. East façade.
13. Old School House from south.
14. South façade (east).
15. South façade (west).
16. 20<sup>th</sup>-century extension from east.
17. 19<sup>th</sup>-century extension from south.
18. Window 19<sup>th</sup>-century extension.
19. Blocked doorway 19<sup>th</sup>-century extension.
20. Hallway from south.

21. Hallway from north.
22. Kitchen east wall.
23. Kitchen north wall.
24. Kitchen west wall.
25. Living room from south.
26. Living room from north.
27. Living room ceiling.
28. North window from living room.
29. Living room first floor.
30. Dining room east wall.
31. Dining room north wall.
32. Dining room west wall.
33. Landing from north.
34. Landing from south.
35. First floor corridor (1) from east.
36. First floor corridor (1) from west.
37. First floor corridor (2) from south.
38. Bedroom 1 from south.
39. Bedroom 1 from east.
40. Master bedroom from south.
41. Master bedroom from north.
42. Master bedroom from east.
43. *En suite* from south.
44. *En suite* from north.
45. Ashlar chimney.
46. View to south.
47. All Hallows Church from south.

## **8 ACKNOWLEDGEMENTS**

The project was commissioned by Mr and Mrs Williams. Thanks are due to Mr and Mrs Williams for their co-operation and assistance throughout the project. Thanks also go to the County Planning Archaeologist, who monitored the project on behalf of Leicestershire County Council. The survey was undertaken by Shane Kelleher. Shane Kelleher produced the written report, which was edited by Malcolm Hislop who also monitored the project for Birmingham Archaeology.

## **9 SOURCES**

Department of the Environment (DoE) 1994 *Planning Policy Guidance Note 15: Planning and the Historic Environment*.



<b>SITE:</b> Old School House, Seaton		<b>PROJECT No:</b> PN 1499		<b>FILM No:</b>	
<b>FILM TYPE:</b> B&W <input type="checkbox"/>		C-slide <input type="checkbox"/>		C-print <input type="checkbox"/>	
		Digital <input checked="" type="checkbox"/>		A.S.A:	
No.	Description	Scales	Or	Photo by	Date
1	Old school room, north wall	2m	S	Shane Kelleher	31/08/06
2	Old School room, east wall (N)	2m x 2m	W		
3	Old School room, east wall (S)	2m x 2m	W		
4	Old School room, south wall	2m x 2m	N		
5	Old School Room, door (S)	2m	N		
6	Old School Room west wall (S)	2m x 2m	E		
7	Old School Room west wall (N)	2m x 2m	E		
8	Old School Room N window	none	S		
9	Old School Room east ceiling	none	W		
10	Old School Room west ceiling	none	E		
11	Old School Room ceiling (S)	none	N		
12	Kitchen north wall	2m x 2m	S		
13	Kitchen east wall (N)	2m x 2m	W		
14	Kitchen east wall (S)	2m x 2m	W		
15	Kitchen south wall	2m x 2m	N		
16	Kitchen west wall (S)	2m x 2m	E		
17	Kitchen west wall (N)	2m x 2m	E		
18	Hallway north wall	2m x 2m	S		
19	Hallway south wall	2m x 2m	N		
20	Hallway west wall	2m x 2m	E		
21	Hallway east wall	none	W		
22	Study north wall	2m x 2m	S		
23	Study south wall	2m x 2m	S		
24	Study east wall	2m x 2m	W		
25	Landing from south	2m x 2m	N		
26	Landing from north	2m x 2m	N		
27	Bathroom from west	2m x 2m	W		
28	Upstairs hallway from west	2m x 2m	W		
29	Upstairs hallway from east	2m x 2m	E		
30	Other upstairs hallway from north	2m x 2m	N		
31	Other upstairs hallway from south	2m x 2m	S		
32	Bedroom 1 from west	2m	W		
33	Bedroom 1 from north	2m	N		
34	Bedroom 1 from south	2m	S		
35	Master bedroom from north	2m	N		
36	Master bedroom from east	2m	E		
37	Master Bedroom from south	2m	S	Shane Kelleher	31/08/06

SITE: Old School House, Rutland

PROJECT No: 1499

FILM No:

FILM TYPE: B&amp;W

C-slide

C-print

Digital

A.S.A:

No.	Description	Scales	Or	Photo by	Date
38	Master bedroom from west	2m	W	Shane Kelleher	31/08/06
39	Master bedroom from North	2m	N		
40	Master bedroom from south	2m	S		
41	North window from south	none	S		
42	Spare room from south	none	S		
43	Bedroom 3 from south	2m	S		
44	Bedroom 3 from north	2m	N		
45	Dining room from south	2m	S		
46	Dining room from west	2m	W		
47	Dining room from east	2m	E		
48	Dining room from north	2m	N		
49	Extension from north	2m	N		
50	Extension from south	2m	S		
51	Extension exterior from west	2m x 2m	W		
52	West wall exterior	2m x 2m	W		
53	South wall exterior (1)	2m	S		
54	South wall exterior (2)	2m	S		
55	South wall exterior	2m	S		
56	South wall victorian extension	2m x 2m	S		
57	South wall vict ext. doorway	2m x 2m	S		
58	South wall vict ext. upper window	none	S		
59	West wall vict ext.	2m	W		
60	West wall ground floor	2m	W		
61	West wall first floor	none	W		
62	West wall porch	2m x 2m	W		
63	West wall porch south return	2m	S		
64	North and west facades	2m x 2m	N		
65	North facade	2m	N		
66	Schoolmasters window north	2m x 2m	N		
67	Schoolhouse return east	2m x 2m	E		
68	School masters door	2m x 2m	N		
69	School masters windows	2m x 2m	N		
70	North and west walls	none	N		
71	West wall above	none	W		
72	West wall	2m	W		
73	South wall schoolroom	none	S		
74	North wall schoolroom	none	N		

**SITE:** Old School House, Seaton**PROJECT No:** PN 1499**FILM No:****FILM TYPE:** B&W

C-slide

C-print

Digital

**A.S.A:**

No.	Description	Scales	Or	Photo by	Date
75	Relieving arch	none	N	Shane Kelleher	31/08/06
76	Eaves	none	N		
77	Curved kneeler	none	N		
78	South facade	none	S		
79	Relieving arch	none	S		
80	Victorian ext. window	none	S		
81	Dining room window from ext.	none	S		
82	West wall detail	none	W		
83	West wall timber frame	none	W		
84	West wall timber frame	none	W		
85	West wall timber frame	none	W		
86	Garden shed	none	E		
87	South facade from gaRden	none	S		
88	View to south	none	N		
89	View to west	none	E		
90	North facade	none	N		
91	North facade	none	N		
92	Church	none	S		
93	View to east	none	W		
94	East wall and garden	none	E		
95	20th century extension	none	E		
96	Ashlared chimney	none	W		
97	Living room from south	none	S		
98	Flat roof extension	none	N		
99	View from window	none	S		
100	View from window	none	N		
101	Stairway	none	S		
102	Stairway	none	S		
103	Stairway	none	E		
104	Alcove cupboard dining room	none	S		



Plate 1



Plate 2



Plate 3



Plate 4



Plate 5



Plate 6



Plate 7



Plate 8



Plate 9



Plate 10





Plate 11

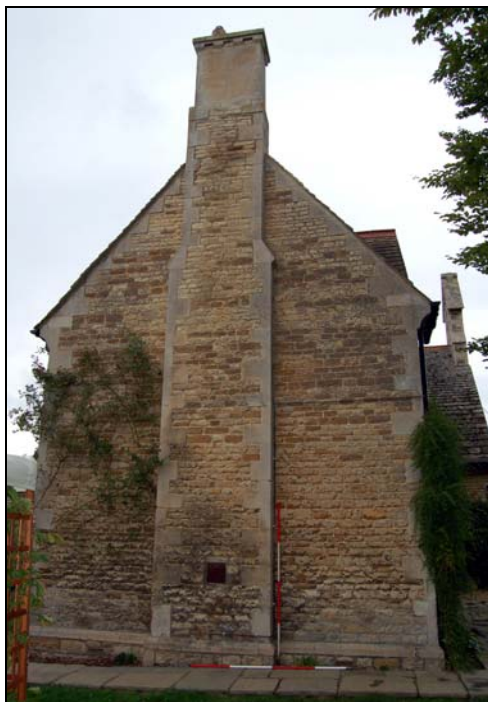


Plate 12



Plate 13



Plate 14



Plate 15



Plate 16



Plate 17



Plate 18



Plate 19



Plate 20



Plate 21



Plate 22



Plate 23

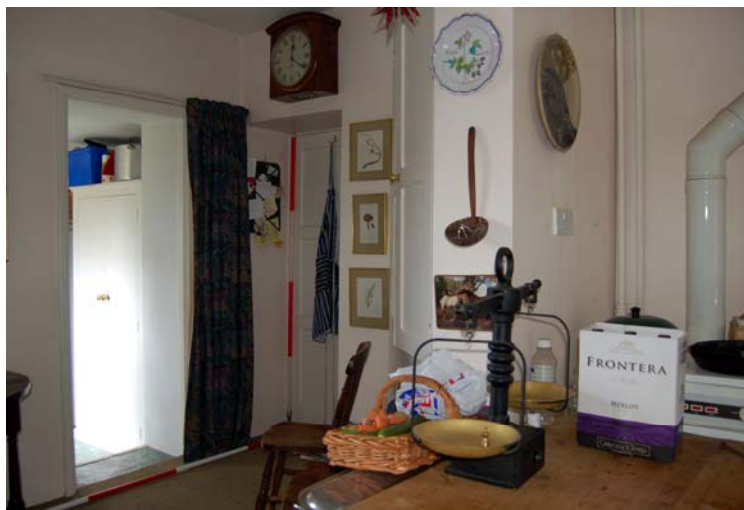


Plate 24



Plate 25



Plate 26



Plate 27



Plate 28



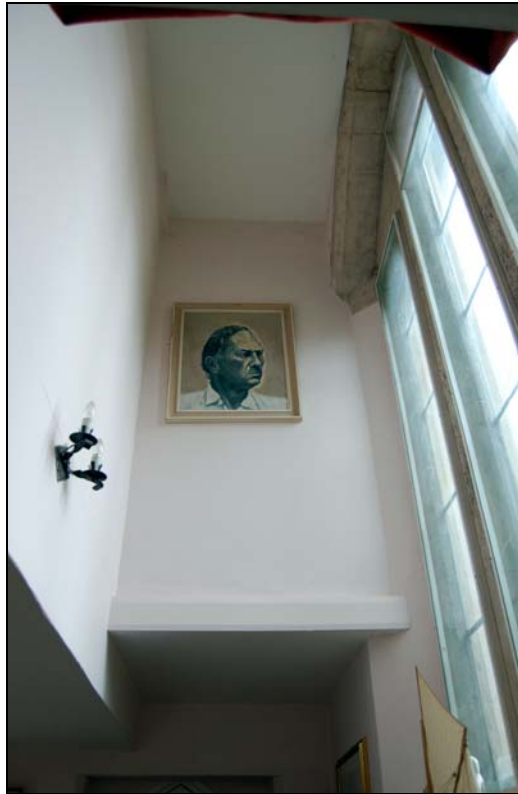


Plate 29



Plate 30



Plate 31



Plate 32



Plate 33



Plate 34

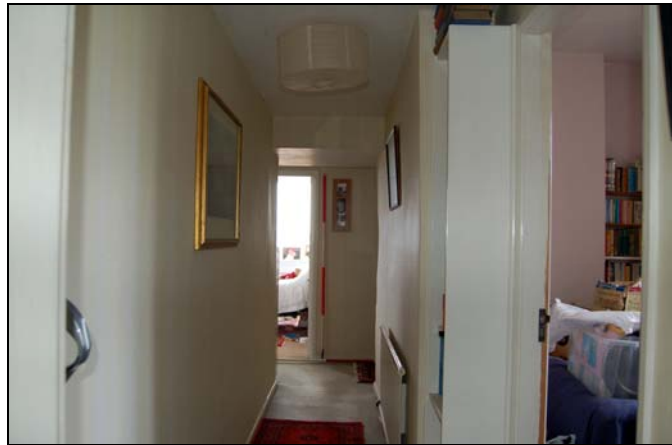


Plate 35



Plate 36



Plate 37



Plate 38



Plate 39



Plate 40



Plate 41



Plate 42



Plate 43



Plate 44



Plate 45



Plate 46



Plate 47