

STRAND MEWS THE STRAND BARNSTAPLE

Results of a Desk-Based Assessment
Archaeological Monitoring
&
Historic Building Recording



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Strand Mews, The Strand, Barnstaple

Results of a Desk-based Study Archaeological Evaluation & Historic Building Assessment

For

Maria Bailey

Of

GM Planning Services

On behalf of

Mr Terry Daniels

By



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Summary

The project undertaken by South West Archaeology comprised a predetermination assessment of the standing buildings on the site of Strand Mews and a below-ground archaeological evaluation prior to a planning application to develop the derelict buildings. The site is situated directly behind the formal 19th century street frontage and open riverside area known as The Strand, within the bounds of the medieval walls of the town and the historic riverside quarter. Accessed from the main thoroughfare up a wide cobbled alleyway, possibly a former slipway to the historic riverfront, the Strand Mews building is of various levels, built across and between the large stone walls lining the medieval burgage plots which project from the High Street. The structure has some historic elements, built in stone rubble and brick, probably warehouses or wharf buildings which have been truncated and extended substantially in the 20th centuries to form the current building which has been redundant since its sale in 2006/07 and is now in a state of disrepair.

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1.0 Introduction

Location: Strand Mews, The Strand, Barnstaple
Parish: Barnstaple
District: North Devon
County: Devon

1.1 Background

South West Archaeology Limited (SWARCH) were commissioned by Maria Bailey of GM Planning Services (the Agent) on behalf of Terry Daniel (the Client) to undertake a desk-based study, historic building assessment and archaeological evaluation of the site and standing buildings at Strand Mews, Barnstaple (Figures 1 & 2) to be included as part of a planning application to re-develop the site and build residential flats. The work was carried out in accordance with a predetermination Project Design (Appendix 2) and the schedule of work it proposed conformed to a brief supplied by Stephen Reed, Archaeological Officer, Devon County Council Historic Environment Service (DCCHEs) (Appendix 1).

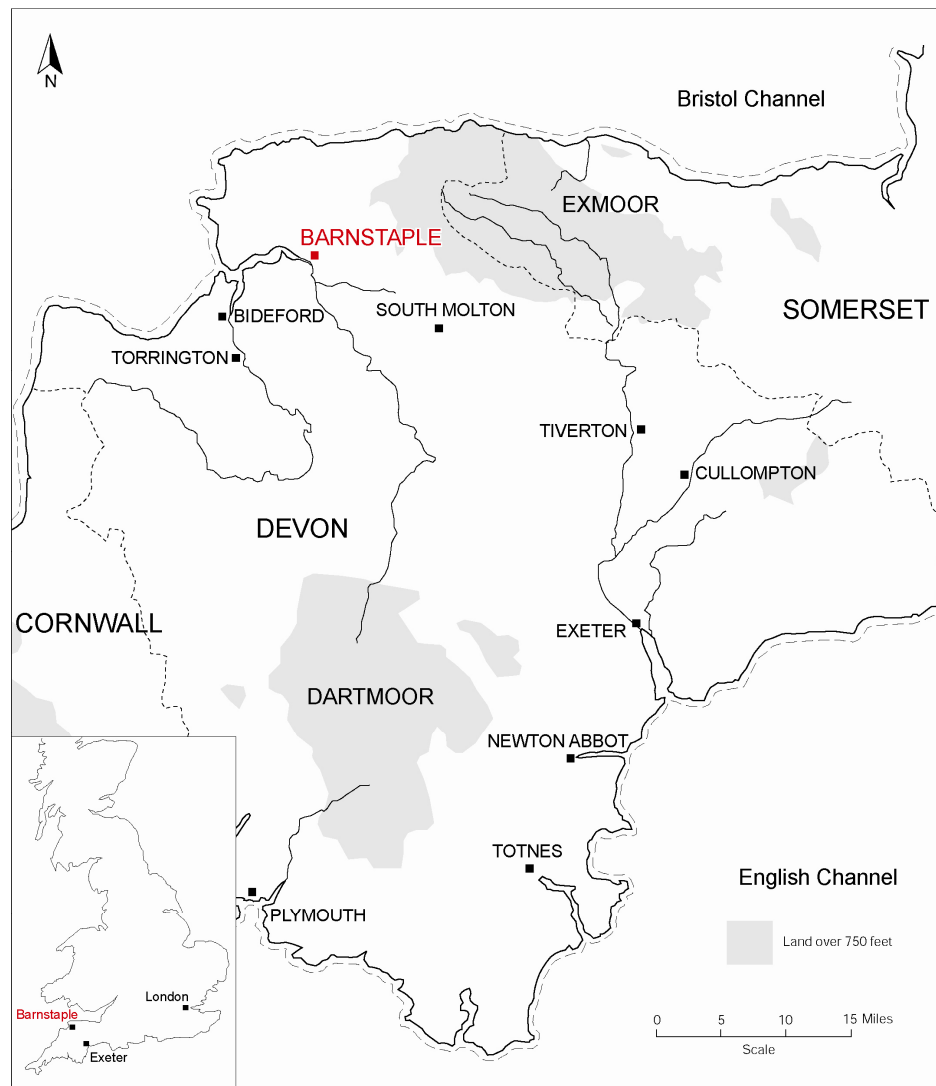


Figure 1: Regional location.

The area at the time was owned by Sir John Chichester, who was lord of the manor and it was already referred to as the 'Strande' and became the focus of the trade for the town with development continuing accordingly through the 17th and 18th centuries. Much of the area would have had an industrial or commercial appearance, with a fish market, railway and later a bus station. The Strand has been formalised in the 20th century with several archaeological evaluations conducted (see Humphreys 2000; Exeter Archaeology 1998) and the area is now pedestrianised with a café in the former bus station and public gardens.

2.0 Results of the Desk-based Study

2.1 Map regression

The early maps of Barnstaple, such as Donn's 1765 map of Devon (Figure 3) and other 16th century maps suggest the presence of structures (docks?) along the Taw, with a road (The Strand) and possible buildings located to the north-east of these. The Ordnance Survey Old Series map provides slightly more detail and it indicates the presence of several blocks of buildings along the Strand (Figure 4).

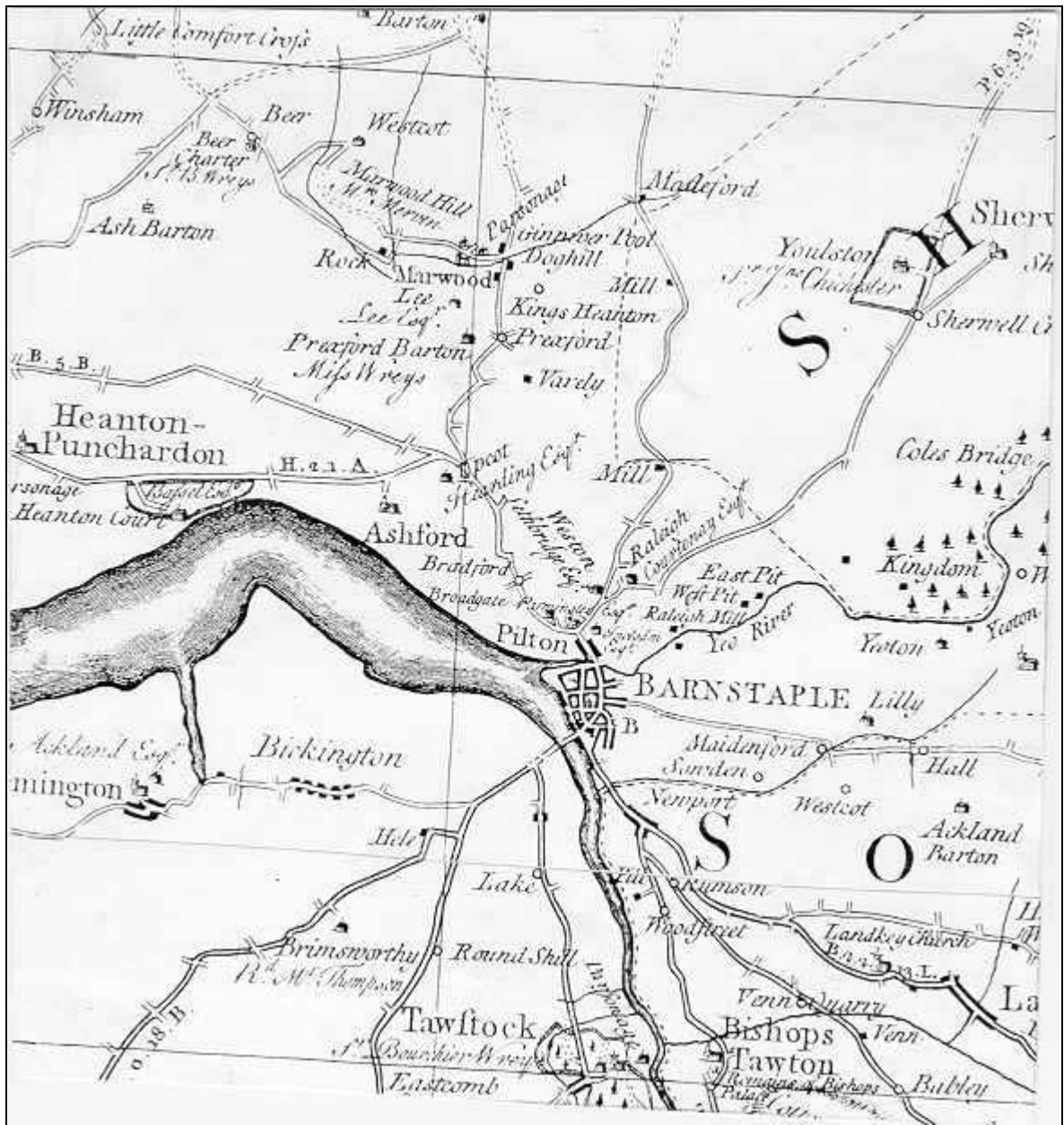


Figure 3: Extract from Benjamin Donn's 1765 map.

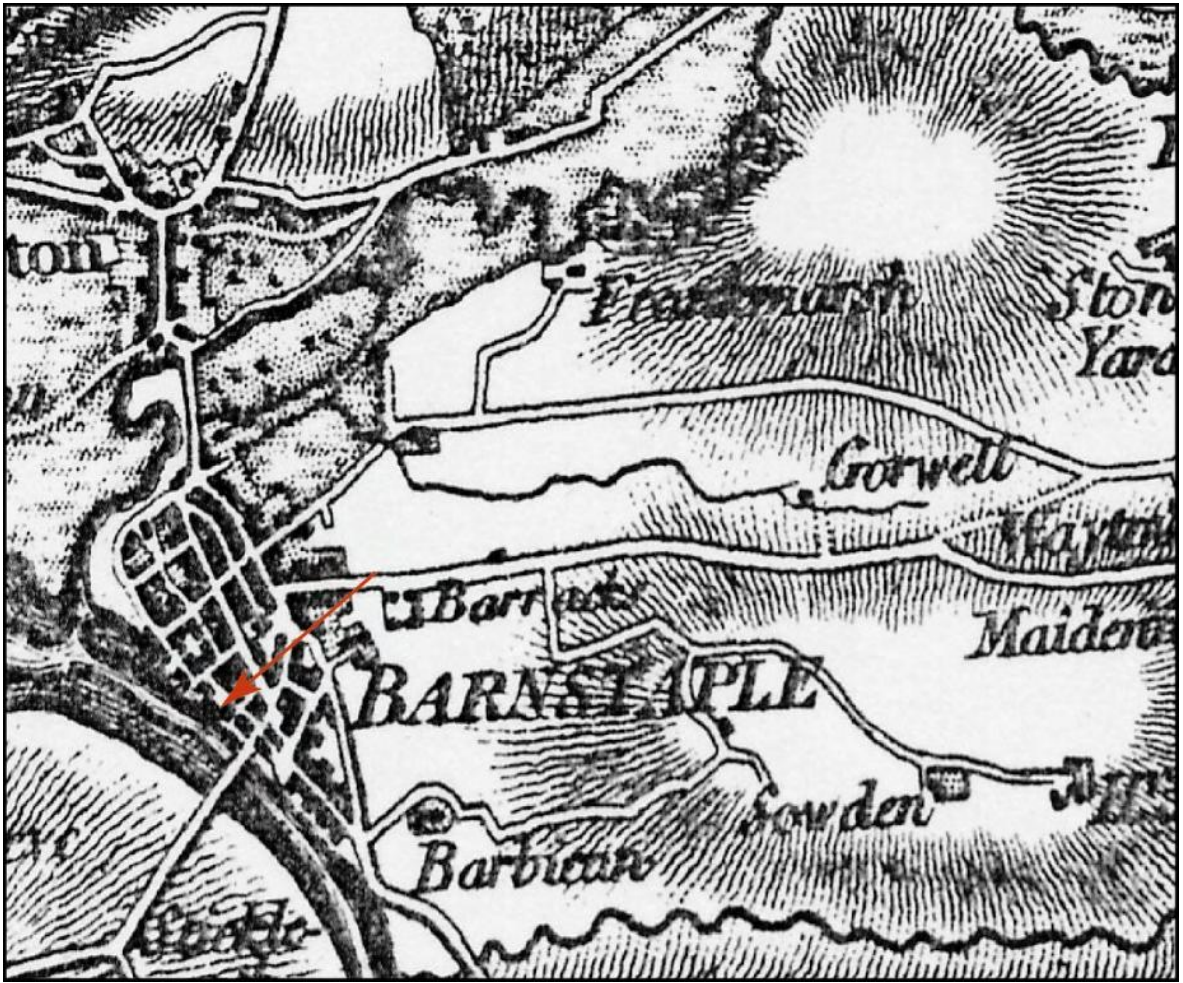


Figure 4: Extract from the Ordnance Survey Old Series map of 1809.

The first detailed map of the Strand area of Barnstaple is the 1842 tithe map (Figure 5), which clearly emphasises the survival of burgage plots extending back from the High Street to the Strand and the Quays dotted along its length. By dropping the location of the current buildings onto the map it is clear that the scale may be slightly out, although major changes to the buildings have occurred since the production of the map. However, the area of the development appears to lie across the central part of a reverse C-shaped building (in green) and an open yard to the north-west. It is more likely however that the north-east end of this building (immediately adjacent to the outlined area) is the part of the building relating to the current structures on the site.

The Ordnance Survey First Edition map of 1888 (Figure 6) provides the first reliable plan of buildings contained within the proposed development site (the finer detail is not apparent on the copy at the scale reproduced here). The map indicates the presence of several different buildings within the floorplan of the current site which may reflect several different ownerships or uses. At the core of the plot is part of the existing building, probably a former warehouse, and this is adjoined to the south by a very narrow building to the east (the current lean-to office) which widens to the west and extends beyond the present development area, suggesting later probable 20th century division or demolition of this element. To the west of the warehouse a building accessed via the alley adjacent to the Old Customs House is located, this has since been demolished. To the north the situation is less clear, with five separate buildings shown abutting the north wall. The most eastern of these is part of the rear of 97 High Street, to the west of this is a rectangular building with a small garden (trees shown in the yard), followed by a very narrow building, which adjoins the centre of the probable warehouse building and may suggest the former presence of a passage and opening here, which was subsequently enclosed. A small rectangular building is located to the west

of this (corresponding with the Small Office), and finally a further building, orientated east-west (contrary to the others) is located at the western end of the warehouse.

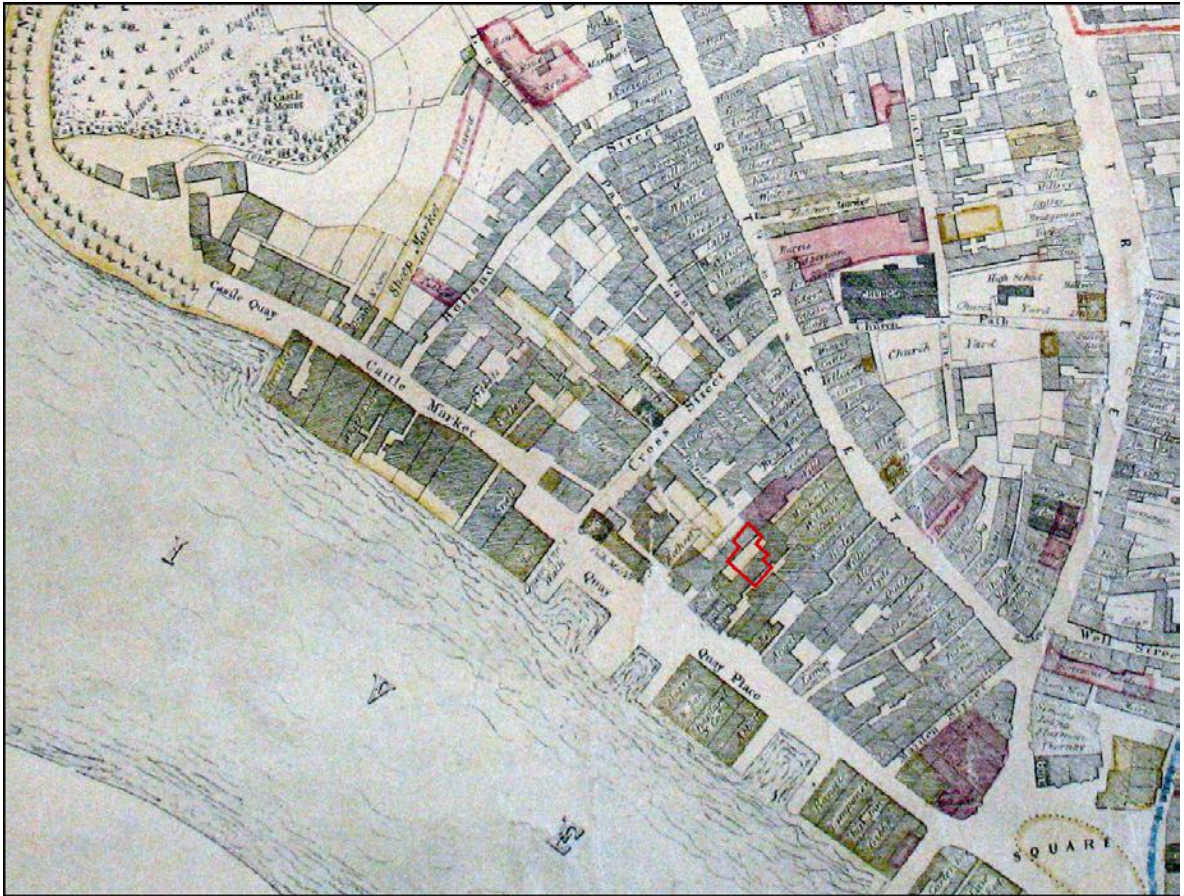


Figure 5: Extract from the 1842 Barnstaple tithe map (NDRO). The approximate location of Strand Mews is outlined in red.



Figure 6: Extract from the Ordnance Survey 1st Edition Map of 1888. The current building is outlined in red.

The Ordnance Survey 2nd Edition Map (Figure 7) suggests that this arrangement of buildings remained largely unchanged. The sole exception is that only four buildings are indicated to the north of the warehouse, and it appears that by 1912 the central narrow building (passage?) had been joined with the building to its east.



Figure 7: Extract from the Ordnance Survey Second Edition Map of 1912. The current building is outlined in red.

The Ordnance Survey County Revision Map of 1972 (Figure 8) suggests that the arrangement of buildings had seemingly altered little by this date with the main warehouse adjoined by separate buildings to the south and west but with just three buildings shown as adjoining to the north, the central, formerly three, buildings having been merged or re-built.

However, the buildings have significantly changed since the 1972 mapping, with the building to the west demolished and that to the south divided. The most drastic changes appear to have occurred to the north of the warehouse, with the rear part of 97 High Street being demolished and the buildings radically altered or demolished to form the single Strand Mews complex.



Figure 8: Extract from the Ordnance Survey County Series Revision Map of 1972. The current building is outlined in red.

3.0 Results of the Building Assessment

3.1 General Description

The site is set back from the modern frontage of the Strand, which was laid out largely in the 19th century as the land was reclaimed. The building immediately to the front of the Strand Mews building is of typical late 19th or early 20th century appearance; a large three storey building constructed in red brick, with stone architectural elements to steep dormers and projecting central bay window. Strand Mews itself is accessed from the main thoroughfare up a wide alleyway between this red brick building, now Perrins Solicitors, and another smaller two storey red brick building to the east. The alleyway is noticeably sloped, of fine stone cobbles with a central granite slab drain, running under the road to the south, suggesting this may be a surviving slipway to the former Quays or an early passageway down to the former waterfront (Figure 9).

The Strand Mews building has been constructed over and between large stone walls that line the long curving plots which run back from the high street. The long narrow holdings are called ‘Burgage plots’ and are typical of medieval town planning, allowing the maximum number of houses exposure on the main trading street. Other substantial stone and brick walls have been built between these earlier boundaries to form a network of covered yards and open spaces, accessed through alleyways from the main streets.



Figure 9: The wide cobbled alley onto the Strand, facing the Bus Station (built 1922), viewed from the north-east.

The building is of white painted rendered elevations under a slate roof with black glazed terracotta ridge tiles, apart from the north elevation which is rubble stone to first floor height with brick above (Figure 10). There are numerous single storey extensions leading from the main two storey

building, to the front and rear with flat roofs, or to the rear, a 'cat-slide' sloping roof adjoining the main structure. The building has undergone significant works during the 20th century to convert it into office space; some interior walls are of painted exposed stone, others are plastered or boarded to create square rooms. To the south and west the building fronts onto a wide cobbled alleyway leading down to the main Strand thoroughfare, to the north the building faces onto an open yard behind the adjacent Customs House building (see Humphreys and Green 2001; Milton and Reed 2004). To the east the building abuts a covered yard and further buildings behind No. 94 High Street and a small open yard behind No.96 High Street, which is formed from former Burgage plot walls.



Figure 10: The exterior north elevation.

3.2 Exterior Description

3.2.1 Entrance Corridor

The building is entered from the entrance corridor; a narrow passageway apparently modern, leading from the cobbled alleyway through to an open yard to the east and rear of the building. The walls of the passageway appear to be of cement blocks; visible where the plaster has blown from damp damage. Other sections of the corridor have been newly plastered, the floor is concrete and the ceiling has been newly plastered. There is a small room immediately adjacent to the entrance door to the alleyway which has a modern door; this could not be accessed at the time of the survey. A modern security/fire door leads to the open courtyard to the east.

3.2.2 Courtyard

The courtyard is framed to the north and south by large stone walls, which project back from the buildings lining the High Street. The walls are of stone, and are constructed of small blocks closely

packed in rough courses with lime mortar which have been extensively re-pointed in cement. Where the wall to the north has been forced to provide openings for access into the building it has been repaired/rebuilt in brick, some of the openings have brick quoins and cement or timber lintels. A modern partially glazed lockable door leads to a further corridor and small store rooms and a window and door lead into the entrance hall, stairs and toilets of the next section of the Strand Mews building.

To the south the large stone wall is heavily plastered and with a section of increased width to the west which is visible as a bulge in the elevation below the coping stones, the wall returns to its normal width further to the east. This wall continues down to the west, and almost seems to transect the Strand Mews building, which is built in a dog-leg around the wall which is clearly of earlier date. To the east (Figure 11) is the modern single storey extension to the rear of No. 96 High Street, which is now an Italian restaurant; this is separated from the courtyard by a modern timber fence. To the west is a single storey lean-to extension to the Strand Mews building, with a sloping roof which extends down from the main building, of composite slate or slate effect fibre roofing. This extension has a central door to the entrance corridor and a room inaccessible at the time of the survey. It also contains a small office with a window onto the courtyard to the north of the elevation, which abuts the possible Burgage plot wall at its north end.



Figure 11: View of the courtyard and rear (east) elevation of the property, viewed from the north-east.

3.3 Interior Description

3.3.1 Entrance Hall (Room 1), Store Cupboard, Stairhall (Room 2) and Toilets (Room 3)

The building is entered through the stone wall, possibly of medieval date, to the north, through a modern doorway forced into the stone elevation and repaired in brick. The entrance hall is a small rectangular room with plastered walls and ceiling and carpeted floor over concrete, a door leads into the stair hall. No historic features were visible. The door leading to the stair hall is modern, in a modern timber frame but the opening is of some historic nature however as the wall appears to be

of brick and some stone and the opening has a narrow timber lintel above and brick quoins, suggesting a possible 19th century date for this opening. This (east) wall of the stairhall also contains the door to the toilet area to the north beyond this the wall is of modern construction. A modern cupboard has been built against, and to the north of, the stair which rises in the south west corner of the room (Figure 12). The west wall to the rear interior of the cupboard is of brick to the south, with stone patched with brick further to the north and to the north of the cupboard a doorway has been forced through to the main ground floor office. This wall narrows at first floor height and is possibly of 19th century or earlier date with 19th century brick repairs.

The north wall of the stairhall is of exposed painted brickwork which could be historic as the wall is substantial and the brickwork appears to be a form of English bond. The south wall, against which the stairs are built, is of stone, constructed in large blocks, with smaller stones nearer the top; the wall rises to two storeys, rebuilt or repaired in brick in places from first floor height up to the roof, with an inserted brick chimney stack. The wall reduces in width at first floor height, creating a shallow inward slope to the wall face. This slope becomes more pronounced at the east end, at the bottom of the stairs, becoming a narrow sloping ledge. There appears to be a blocked square opening roughly at first floor height which may have a lintel, this could be a further fireplace, forced into the elevation or perhaps a window or former loading door. There is a forced doorway in the wall at the bottom of the stairs (Figure 12) which appears to have been repaired in cement, probably a 20th century opening that was subsequently re-blocked.



Figure 12: Left: The south wall of the stair, running east-west through the building on the line of the former burgage plot wall from the High Street, viewed from the bottom of the stair. Right: The same wall viewed from the top of the stair.

To the north-east, the toilet area is accessed through a small lobby with plastered walls and a door leading to the east into an additional access corridor and two small store rooms. The corridor and store rooms have plastered slim and probably modern partitions. The south wall between the

corridor and entrance hall is probably of single-skin brickwork associated with the 19th century brick walls to the north and west of the stair hall (see Figure 13) and to the east of the toilets; the wall appears to contain several blocked openings formerly into the entrance hall. This may have been a small outhouse associated with 19th century occupation of the site or could have been built up against the walls of the yard behind No.94 High Street, then incorporated into the building in modern times by the breaching of the former burgage plot wall line between No.94 and No.96. The door to the toilets to the north of the lobby has been forced through the thick brick north wall. The toilet area is modern. The west (exterior) wall, through which a window has been forced, is constructed of probable 19th century brick as is the south wall and window has been forced through into the stair hall. The east wall of this room is also of brickwork, of slightly thicker width.



Figure 13: The stairhall west and north brick walls, probably of 19th century date, viewed from the south-east.

3.3.2 Main Ground Floor Office (Room 4)

From the stair hall a forced doorway in the large stone and brick patched west wall leads down modern timber steps into the main ground floor office. The floor level here is 85-90cm lower than elsewhere. The room is large and unlit, with a false ceiling with polystyrene tiles and grated lights (Figure 14). The ceiling appears to be supported on large metal columns, possibly with RSJs above. The walls are plastered and boarded/lined, making analysis of their construction difficult. The wall to the west is of considerable thickness and is possibly of stone construction. The wall to the north; the exterior of which faces onto the rear courtyard behind the adjacent Customs House, is of stone below and brick above (when viewed from the exterior). There is a substantial opening south of centre in the west wall which may be a modern enlargement of an earlier opening or a forced new opening; the quoins are brick with a concrete lintel. The floor surface level drops again here sloping downwards to the west to the small lobby and two further offices (described at 2.3.5 below). There

is a short projecting section of brick wall to the south end of the opening, a former wall has been truncated which may have once divided this large space. The floor is concrete with modern carpeting. A door in the modern partition wall to the south leads to an inner office and there are steps up to an opening in the east wall into a small office that overlooks the courtyard to the east. The apparently modern south-east corner walls project into the room and are newly plastered. The short southern section of this wall may be the truncated remains formerly associated with the wall remnant projecting from the west wall.



Figure 14: The main ground floor office, with the large forced opening in the west wall, viewed from the south-east.

3.3.3 Small Office (Room 5)

Accessed up steps in the east wall of the main office, through a forced doorway with brick quoins, the west wall is of substantial thickness, probably of stone with brick repairs, as viewed to the north, within the entrance hall. The walls here are boarded and plastered, the floor is concrete and carpeted, and there is a modern double-glazed hopper casement window in the east wall looking out onto the courtyard. The east wall is of substantial width and the north wall here is heavily boarded and any detail is obscured from this side (see 3.3.1). Externally the chimney stack exits the roof line over this wall suggesting that there may be a fireplace behind the boarding. The south wall appears to be less substantial than walls to the west, north and east and may be of brick or modern concrete block construction. The floor level within this room is raised above that of the main office to approximately 50-60cm higher, but this lower than that of the stair hall. The ceiling is sloping, boarded and appears to be modern with a large modern skylight.

3.3.4 Inner Office (Room 6)

A modern door in the slim partition south wall of the main office leads through to the inner office. A large window in the south wall looks onto the sloping cobbled alleyway and the walls are plastered and boarded, the ceiling is false and of modern polystyrene tiles, and the floor is concrete with carpet over. There is a large cupboard containing the service meters to the west of the south

wall and the plaster here has blown from the damp and the substantial wall appears to be of stone construction with some brick. The cupboard blocks a large former opening in the west wall with concrete lintel and brick reveals, suggesting it has been forced in the stone wall or possibly that the opening has been enlarged. The north wall is modern and the east wall is possibly modern as it is visibly constructed of concrete block from within the entrance passage to the east.

3.3.5 Lean-to Offices – Large (Room 7), Small (Room 8) and Cupboard

Accessed from the large forced opening in the west wall of the main office, via a small central lobby the additional lean-to offices are divided into a smaller unlit office to the north, with a fire exit into the courtyard to the rear of the adjacent Customs House, a longer narrow office to the south with windows onto the alleyway to the south and west and between the offices and to the west of the lobby is a shelved cupboard, largely modern, with a concrete floor and no noticeable features. The west wall of the offices predominantly abuts the exterior wall of the late 19th century building to the west of Strand Mews; the wall is brick and steps out in three rises to towards the ceiling.

Within the small office the walls are all plastered and with modern fitted shelving, the low ceiling is boarded, the floor is concrete. The substantial east wall is plastered stonework. The north wall is narrower and the fire exit opening in the north-west corner is low in the elevation and steps lead down from the raised floor level to the exterior.



Figure 15: The larger front ground floor office with the stone east wall with blocked openings, viewed from the north-west.

The larger office (Figure 15) is long and narrow, with windows to the south and west. The ceiling is modern, boarded and with modern lighting fitments. The east wall is painted exposed stone with brick repairs and patching. To the north-east there is a large low opening with a narrow lintel, possibly formerly a door opening or perhaps a cupboard forced in the wall utilising the lintel above. The reveals to the opening below the lintel are roughly plastered but above and to the left of the lintel another straight, brick quoined edge, on a different alignment to the wall edge below the

lintel, suggests a blocked first floor opening, possibly a former loading door that probably predates or is associated with the opening below. A further large doorway is located in the south-east corner, now blocked but formerly leading back into the inner office, with brick reveals and a concrete lintel. The south wall adjacent to the blocked doorway is of substantial thickness for a short distance to the eastern reveal of the window opening to the west, from the western reveal the wall reduces in width and is of brick rather than stone construction. The west wall is brick and to the north the office is built up against the late 19th century building to the front of Strand Mews. The floor is concrete and carpeted and is approximately 1m above the surface level of the sloping alleyway to the west, although to the south the height difference is less marked as the slope of the alleyway compensates for the raised floor height internally.

3.4 First Floor

The first floor is accessed via the stairs in the stair hall (Room 2).

3.4.1 First Floor Lobby (Room 9)

The stone wall to the south of the stairs at first floor height shows some patching with brick and the stones are of a smaller size to those at ground floor level. The wall steps back and reduces in width halfway up its length but the slim brick central chimney stack continues to extend upwards at the lower wall width, creating the impression of alcoves to either side (Figure 16). The chimney stack is heavily plastered and has been forced into the stonework of the earlier wall. To the ends of this wall where it is abutted by the east and west walls it appears to have brick repairs. There is a possible blocked opening, probably a window, to the east side where a long narrow lintel appears to be visible beneath the plaster. The inserted stair has been brought up against this wall, with the modern boxing enclosing the lower run and projecting upward to half the wall height in this room. The stair turns to the north after a quarter landing and rises against the west wall.

The north wall is a modern partition separating the lobby from the modern kitchenette area. The east wall is of brick, possibly historic, with two modern windows at this lobby end. The west wall is of brick, possibly of 19th century date, with a central doorway leading down steps into the attic office to the west (Figure 17). The door is framed with modern boarding with the upper part of the wall above the opening reduced for ease of access. The height of the opening suggests it is earlier than the raising of the floor levels both below and at this level. It is possible that the opening was formerly a loading door, or an enlargement of a window opening. To the north of this is a further former opening at the same level as the door, with a narrow timber lintel, typical of the 19th century, which may also have been a window or former loading door, now blocked and truncated by the modern partition north wall.



Figure 16: The first floor lobby, with stone south wall with the brick chimney stack and brick walls to east and west, viewed from the north.



Figure 17: First floor lobby, the brick west wall with existing doorway and blocked opening, viewed from the north-east.

3.4.2 Roof structure above Lobby and Kitchenette

The roof structure is composed of timber A-frames which are nailed and bolted (Figure 18). The roof is planked and later skylights have been inserted into the roof above the modern ceiling height, and cut into the planking to provide extra light. The roof is of late 19th/early 20th century style.



Figure 18: Showing roof structure above the first floor lobby, viewed from the north-west.

3.4.3 Kitchenette Area (Room 10)

The small kitchen area is accessed from the first floor lobby through the door in the modern north partition. The brick east wall is a continuation of the east wall of the first floor lobby, which here has a door onto the flat roof to the rear of the building. The north wall is also of brick, it reduces in width half way up the wall, as the south wall of the lobby, and in the centre there is a small timber casement window probably of early to mid 20th century date with wooden sill just below the change in wall width. This window blocks the upper part of an earlier opening which is infilled below with brick. This opening is deeper possibly to incorporate a sash window, a typical 19th century window type or to incorporate a loading door (see Figure 19). The brick north wall is built up against the western brick wall, which also incorporates some possible stonework. The west wall is again a continuation from within the lobby area and it has the corresponding side of the blocked opening, cut by the modern partition wall. The current first floor level of the lobby and kitchenette truncate this opening horizontally, suggesting that the floor is a later development. The opening is blocked with bricks. The floor of the kitchenette is carpeted, with a section removed, beneath are regular timber boards, wider than modern floor boards and possibly of late 19th century or possibly early 20th century date. There is a small length of modern fitted units against the north wall.



Figure 19: The north wall of the kitchenette, with the early to mid 20th century timber window and modern brickwork blocking former the former window opening or loading door, viewed from the south.

3.4.4 Main Attic Office (Room 11)

The main office (Figure 20) is accessed down some steps and through the doorway discussed above within the first floor lobby. The main 'attic' office is one large open space within the roof space, with a modern roof with skylights at the north end, and boarded to the south. The structure is of A-frames but the collars have been replaced with a scissor-arrangement of metal rods, bracing the timber truss blades. The roof is of very late 19th century/early 20th century date and the modern roof coverings are of mid to late 20th century.

The walls are plastered and boarded, however the north and west walls are wide and constructed of brick built on top of rubble stone. A small projecting section of wall halfway down the room corresponds with the wall stub in the main office on the ground floor below. This wall is brick and has been truncated at some point in the 20th century to open up the interior space of the building. This small projecting wall is built up against the earlier stone and brick west wall. The wall to the south is of stone and brick and may be associated with the west and north walls but it lies at a diagonal to them and runs away to the south-east at a sharper angle. The wall to the east is of brick, over some stonework below, adjacent to the first floor lobby, to the south of the wall it is incorporated into the roof space and has been reduced to allow for the slope of the modern roof. This section of roof was not accessed. There is a modern window in the north wall and one modern window in the west wall at the southern end, there is also a modern window in the south wall. The floor drops away to the south, beyond the projecting section of wall, this area of floor is boarded, and the boards are as before and late 19th/early 20th century in date. The rest of the floor has modern flooring.

3.4.5 Small Blue Office (Room 12)

Accessed down some steps in the north-west corner of the main attic office and forced through the wide west wall is a small office. It has a modern plastered ceiling and walls, a modern window to the north and modern carpeted floor.



Figure 20: The large main attic office with long skylights cut into the roof, viewed from the north-west.

3.5 Monitoring of the Office Clearance/Wall Stripping

On 21st September 2011 Dr Samuel Walls undertook monitoring of the next stage of office clearance; the demolition of partition walls and removal of plaster and boarding from the walls on the ground floor. Numerous historic wall surfaces were exposed by this work and the historic development of the building became clearer. The main areas affected by these works were the small office (Room 5) which overlooks the rear courtyard and the large main ground floor office (Room 4).

3.5.1 Small Office (Room 5)

The north wall of the office which backs onto the stair hall (Room 2) was stripped of all boarding and exposed historic plaster and a brick chimney stack (Figure 21). The chimney stack contains a small fireplace, with segmental arch and sloping cemented top to the firebox to hold a register grate, which has been removed. The back of the fireplace which would have been hidden by the cast-iron insert clearly shows large stones which have been hacked away as the chimney stack was forced into the stonework of the wall. The bricks do not appear to have been laid in any formal bond, they are quite roughly laid and the structure is of noticeably poor quality; the bricks are laid in a lime mortar. Some small blocks of stone and slabs of shale have also been included in the construction again highlighting the haphazard nature of the build; this suggests this structure was an afterthought or later development, converting a previously unheated building.

The wall to the east of the chimney had been breached by a narrow doorway directly adjacent to the chimney stack (Figure 21). This has been forced through the stonework which can be seen to be cut and then repaired at the sides with cement. A set of small narrow timber steps with beaded treads leads up into the stair hall (Room 2) to the north. The door and doorframe have been lost upon the blocking of the opening and the lower part of the opening, near the skirting level, appears to have been patched with brick. A deep skirting with a large stepped bead runs along the north wall and continues across this opening and around the north-east corner and along the east wall. The wall

here is stone, heavily plastered; the plaster is painted brown to the base, with signs of a removed dado rail, above it appears to be a yellowy ochre colour although this may be patina and smoke staining and the walls may have been painted cream. The plaster continues onto the east wall containing the modern window overlooking the courtyard. It also appears to continue beyond the chimney stack to the west. In the north-east corner a small section of dark stained timber remains attached to the wall, this may be the remains of some former fitted furniture or possibly panelling of some kind, the dark brown painted plaster seems to respect the height of this piece of wood, suggesting a cohesive decorative scheme.

The west wall was not fully stripped of boarding but where visible was of rubble stone. The doorway to the office (Room 5), down steps to the main ground floor office (Room 4), was seen as having been forced into the stonework, the sides of the opening having been patched and rebuilt in brick. The brick used here is more modern and set in modern cement.



Figure 21: Showing removal of boarding from walls in small office. To the left, the exposing of historic plaster surface and forced doorway in north wall; to the right, the brick chimney stack (2m scale).

3.5.2 Main Ground Floor Office (Room 4)

The west wall of the office had large sections of plaster board stripped off, exposing the painted stonework underneath. The southern end is constructed in large stone blocks and is of considerable size; this form of construction is consistent throughout this long western wall. The stonework is of rubble build using large irregular blocks and some shale, the wall is thicker to the base, narrowing substantially as the height increases to first floor level. Where the whitewash has been removed and the stonework fully exposed the blocks are set in a lime mortar. To the south side of the large forced opening leading to the lean-to offices (Rooms 7 & 8) the boarding was removed and the stub of a brick wall, as on the first floor, was revealed. The bricks appear to be in a lime mortar but have patches of cement on the inner face where it has been repaired. Above the large opening to the north of the wall stub the boarding was also removed showing a continuation of stonework above

the opening and the modern RSJ and cement repairs to the lintel of the modern forced opening. To the north more of the stonework of the wall was exposed, towards the north-west corner there is a blocked loading door at first floor height and the wall can be seen to slope inwards, reducing in width. The north wall is also of stone at ground floor level, reducing in height markedly towards the first floor where it appears to have been rebuilt or raised in brick. The stone walling continues around to the east side, where a doorway has been forced into the stone, providing access into the stair hall (Room 2). This doorway has been patched and repaired in brick with cement. The stonework continues along the east wall to the forced doorway to the small office discussed above (Room 5). Beyond this the east wall has been demolished. The east wall appears to have been patched in brick and has been raised or largely rebuilt in brick at first floor level.



Figure 22: The west wall of the main office, showing the substantial stone wall under layers of boarding, viewed from the east.

3.6 Phasing & Development of the Building

The building at the Strand Mews site has developed in the heart of the historic part of Barnstaple town, within the curtilage of the old medieval walls. The Strand area was, until the later 19th century, the quay and wharveside commercial zone; trade being the main driver of growth in the settlement from the 16th century onwards. The arrival of the railway and the closing of the quays brought a more industrial influence to the area and the construction of the Bus Station in the early 20th century meant that transport also became a focus of activity. The closure of the railways and the removal of the Bus Station to a more central location have led to the pedestrianisation of the riverfront. The buildings along the front of the Strand have flourished although those behind, such as the Strand Mews have become derelict and unused. However, during its history the building has undergone several phases of development or diversifications of use, which in part echo the changes in the surrounding Strand district as a whole.

3.6.1 Phase One

The earliest structures within the current building are the stone walls found to the west, north and east of the main ground floor office (Room 4). The thickness and quality of the construction of these elevations is of note, as is the marked narrowing of the walls as they reach first floor height. This building possibly dates from the 18th or even late 17th century and was probably built as a warehouse. However it is built across the ends of the earlier burgage plots which run back from the high street and the building sits on a slanting axis respecting the ends of these plots to which it lies at right angles. This may suggest the building could be earlier than the 18th century as there seems to be some relationship between the stone building and stone burgage plot walls, possibly dating to the remodelling of the quay areas which occurred in the 16th century. If the building is 18th century however it may have just been built over and around the earlier medieval walls. The wall to the north of the small office (Room 5), which contains the forced brick chimney stack, and the base of the north wall of the main ground floor office (Room 4) may both be evidence of burgage plot wall being reused, as they seem to be on an alignment with the walls which form the courtyards to the east. There is no definitive evidence and no specific datable finds were recovered to identify if the stone walls within the Strand Mews building are older than the 18th century or even medieval, but the possibility does remain.

3.6.2. Phase Two

The large stone walls of the main ground floor office (Room 4) and the walls of the smaller adjoining building (Rooms 2 & 5) have been 'lifted' in brick to create a full first storey. This would likely have occurred in the early or mid 19th century when trade and industry boomed and as the volume of the warehouse may have needed to be expanded. First floor loading doors have been constructed in the brick upper portions of the building to the east, with narrow timber lintels (Rooms 9 & 10). The east wall of the main ground floor office (Room 4) has areas to its northern end which appear to have been rebuilt in brick, this may also have occurred at this point, this area may have been partially open-fronted previously and was enclosed with the brickwork. Further ground floor openings have been forced into the stone walls; some possibly original openings have been enlarged and lined with brick. Some small additional brick buildings have been built to the rear of the warehouse, against its east wall, at the northern end (Room 3) and a possible brick enclosed yard was formed to the front, to the west of the building, which has now been roofed and forms the single storey lean-to offices (Rooms 7 & 8) accessed from the main ground floor office.

3.6.3 Phase Three

The small stone and brick buildings to the east of the warehouse appear to have been converted to provide some form of accommodation (Rooms 2 & 3). A brick chimneystack with small fireplace, with a brick segmental arch and sloping firebox for a register grate was forced into the thick stone wall of the smaller stone building (Room 5), and thick brick walls were used to divide the yard to the north-east into further rooms (between Rooms 2 & 3). The first floor loading doors in the stone

warehouse were blocked and the brick buildings were extended to first floor height up against the earlier stone structure (Rooms 9 & 10). Further doorways were built or forced into the elevations to provide access. The Strand Mews building has been truncated to the south-east and has lost the first floor level, it is not possible therefore to say that the accommodation or offices stretched further along the length of the stone warehouse. As mentioned above the nature of this new build does suggest accommodation due to the fireplace; however it is possible that this building merely contained a heated office or counting house, for the warehouse manager or other service building, the status of which required a heat source (Room 5). The painted plaster of the walls and deep moulded skirting in the small office certainly suggests a late Victorian room, including possibly some wooden fitted shelving or possible desk and office fittings, the remains of which can be seen in the north-east corner. This building and part conversion work dates from the later 19th century, with some possible early 20th century sub-phases of work, such as the boarding to the roof above the first floor lobby.



Figure 23: Phased ground floor plan of Strand Mews.

3.6.4 Phase Four

The Strand Mews building probably retained its 19th century appearance and use well into the 20th century. Many areas like the Strand only declined after the Second World War and were often cleared/ converted in the 1950s and 1960s when the living standards of these industrial or slum areas started to be considered unacceptable. It is possible that the building underwent periods of dereliction, hence the reduction of the first floor to the south-east.

The later 20th century saw the buildings opened up, walls removed, openings forced and areas converted to office space for a local newspaper. Historic features were removed and walls were boarded to provide tidy office work areas obscuring the details until the recent works.



Figure 24: Phased first floor plan of Strand Mews.

3.7 Conclusions

Strand Mews comprises modern and 19th century buildings constructed against and around an earlier historic core. The former 'warehouse' building now made up of its remaining west, north and east walls (Room 4) respects the alignment of earlier burgage plot walls and therefore may retain earlier fabric, however, this probably dates from the 18th century but any firm evidence for this was not forthcoming during the survey of the extant building or the archaeological evaluation trenching. Therefore it is recommended that further recording is undertaken during demolition or removal of any of the modern or 19th century elements and on the removal of ceilings, plaster finishes and floors associated with these earlier remaining walls.

4.0 Results of the Archaeological Evaluation

4.1 Background

Two small trenches measuring approximately 1.5m by 1.2m were excavated by hand inside the building complex (see Figure 24). Excavation was carried out by hand because it was not possible for a machine to gain access into the buildings without significant demolition taking place.

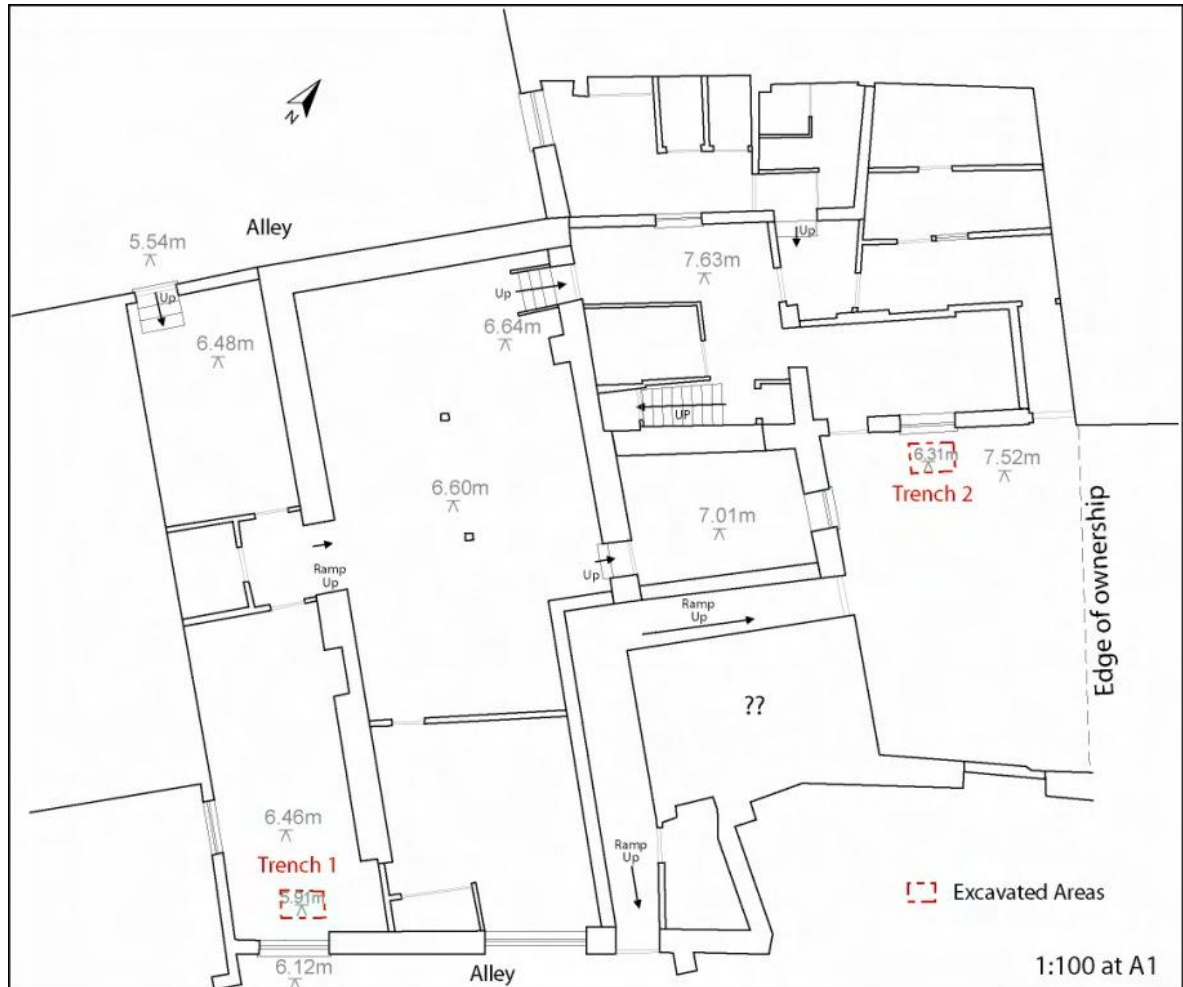


Figure 25: Plan of the locations of the two trenches.

4.2 Trench 1

The first trench (see Figures 25 & 26) was excavated within the lean-to office (the south-western room). The excavations revealed that below the modern concrete floors (101) and (102) is a modern drain [108] running north-east by south-west containing a salt-glazed sewer pipe with a loose rubble fill (109). In the southern edge of the trench a brick inspection pit for this sewer was visible in section. The drain [108] cut through a layer of loose demolition debris/levelling material (103) in the western portion of the trench. The eastern side of this levelling deposit (103) abutted a brick wall {105} running south-east by north-west across the excavated area. The wall was a single brick wide and survived for two courses; it was constructed primarily of re-used red brick (a single yellow brick) with a soft white mortar bonding. Below deposit (103) was a thin concrete floor (104) which overlay a cobbled surface (111) of sub-angular stones (typically 120x80x80mm) bonded with a sandy loose whitish-yellow mortar (112) that overlay a trampled deposit of dark-brown silty-

clay bedding material (113). These two surfaces (104) and (111) relate to the use of the structure {105} abutting the wall remnant and suggest a period of use from the late 19th century into the 20th century.

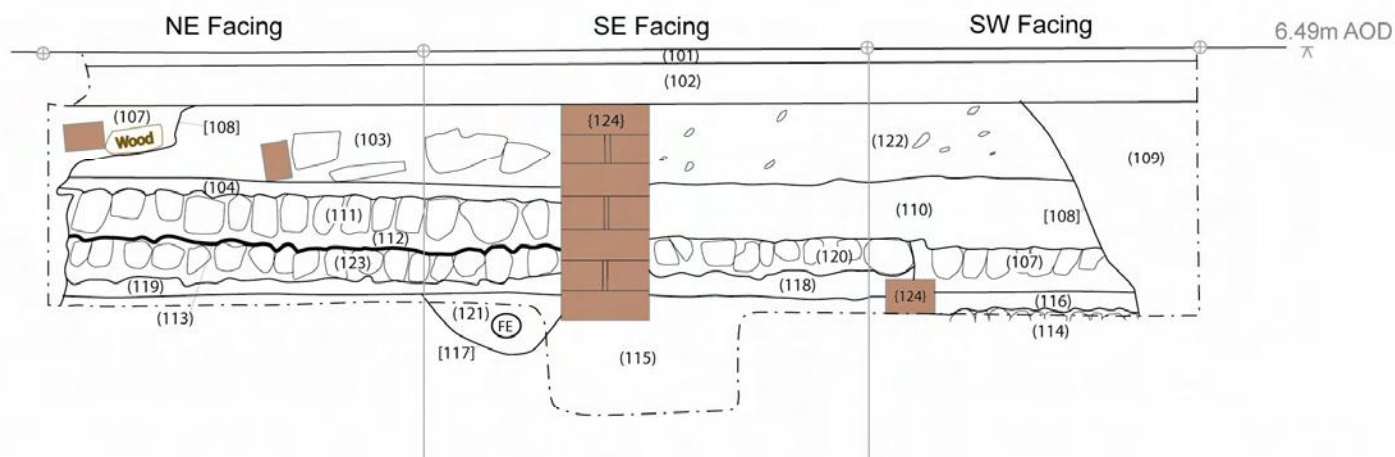
Wall {105} was abutted to its south-east by a further mixed levelling deposit (122) of a slightly different character to (103), being slightly more compact and containing more frequent sub-rounded stones (40-100mm) which had probably derived from a cobbled surface. This suggests infilling each side of the wall had occurred at different stages, emphasising perhaps a difference between an outside and an inside, or between rooms. Deposit (122) overlay a coal rich dark-grey gritty silt deposit (110) which also abutted wall {105}, this also appears to have been a demolition deposit, but suggests that the brick structure may have been used as a coal store. Wall {105} overlay the south-western limit of a cobbled surface (107), visible in plan but not in the section, as it was only located in the centre of the trench abutting wall {124}. Cobbled surface (107) was comprised of sub-rounded to sub-angular cobbles (typically 150x60x60mm) with the long axis orientated north-east by south-west set in a dark-brown clay-silt with patches of lime mortar. To the south-east of these cobbles (and wall {105}) was a similarly orientated cobbled surface (123) but these cobbles had a grittier buff-brown clay-silt bonding, and appeared to have been re-lain probably when a linear gully [117] containing an iron pipe and re-deposited natural backfill (121) had been excavated. This re-bedding of the cobbles is further supported by the deposits which survived beneath the cobbles, as beneath (123) was a thin deposit (119) of dirty yellow clay (trample?) compared to further floor surfaces surviving below (107).

The coal rich deposit (110) which abutted {105} to the south-east overlay two slightly different cobbled surfaces, and had accumulated after the demolition of part of a wall {124} that had previously been abutted by cobbles (107) to the south, and a surface (set 20-30mm higher) of slightly blockier cobbles (120) to the north. This suggests that wall {124} had previously defined two separate rooms, prior to its demolition and subsequent re-use as a coal-store. Some of the bricks from this demolished portion appear to have been used within wall {105} to the south-west, which was constructed during this re-organisation of the building.

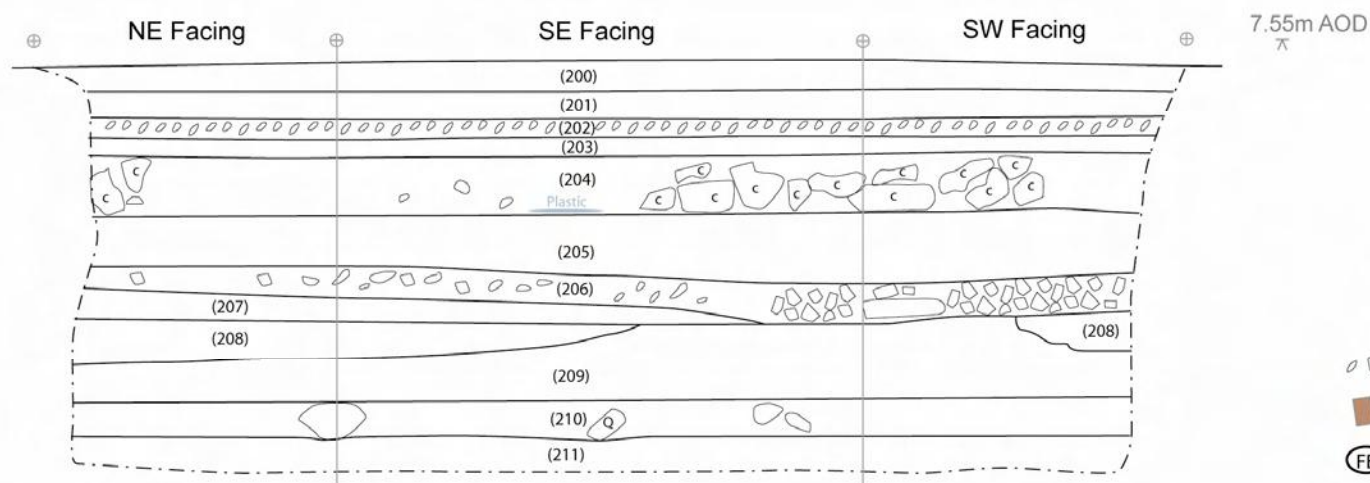
The remnants of the corner of a wall {124} were exposed extending from the north-west section of the trench, with the north-west by south-east running portion of double-thickness brick surviving for seven courses and abutted by {105} at its south-east end. The portion running south-west by north-east in contrast was of a single-brick width and had been lowered, with a stub of two courses surviving below (110). The wall {124} was constructed of (consistently sized) red hand-made bricks with a hard white lime mortar bonding. The wall was abutted by cobbled surfaces (107), (120) and (123), which are at a very similar height to the cobbles surviving in the alley (to the south-east) leading to the quay, which may suggest that this was originally a wider route/slipway. Wall {124} appears to have been cut into a stiff buff brownish-yellow gritty silt-clay which contained abundant sub-rounded to rounded stones (40-80mm) and occasional mortar and charcoal flecks within the top of the deposits. This has tentatively been interpreted as a natural riverine deposit, and was excavated to a depth of 0.3m. A further remnant of a cobbled surface (114) was set into (115) in the south-east corner of the excavated area, this extended to the south-eastern side of {124} and appears to have been truncated by this wall, while it simply petered out to the south-west. Cobbled surface (114) followed the same north-east by south-west as the other cobbled surfaces, and was comprised of sub-angular stones (100x150x60mm) with a dirty grey-yellow silt-clay bonding. These cobbles (114) were left *in-situ*.

The finds recovered included 13x oyster shells recovered from (116), 2x glass vessels from (110) and 2x sherds of white refined earthenware and 2x sherds of North Devon Calcareous Ware also from (110). A copper alloy printing plate was also recovered from (109).

Trench 1



Trench 2



KEY

- Stones
- Bricks
- Iron pipe
- Quartz
- Concrete

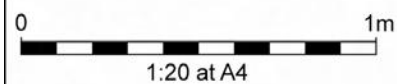


Figure 26: Sections of Trenches 1 and 2.



Figure 27: Post-excavation shot of Trench 1 with the cobbled surface (114) set in (115), viewed from the north-west (1m scale).

4.3 Trench 2

Trench 2 (see Figure 27) was excavated in the open yard to the east of the proposed development area; this trench was excavated to a depth of 1.2m, the limit possible within such a small area of excavation. This was not therefore onto the natural subsoil of the site. The deposits seen within Trench 2 presented a much simpler stratigraphic sequence, with the modern concrete slab floor (200) overlying a further concrete surface (201), which was constructed over a foundation deposit of loose grey gravel (202). The gravel (202) overlay a thin deposit of firm mottled buff-brown clay-silt which appears to have been the result of trample during modern (post-1972) building works. This firm mottled deposit overlay a thick band of demolition material (204), including frequent concrete lumps, plastic and mortar fragments. A further much thicker concrete floor (205) survived below this rubble deposit, which overlay a 0.1m thick layer of small sub-angular stones and gravel foundation (206). The gravel (206) overlay a thin band of mottled dark grey-brown clayey sand-silt (207), which had the appearance of a topsoil accumulation.

These modern deposits (201-207) overlay a clean and soft light olive-brown silty-sand (208), which initially appeared to have accumulated naturally, but it overlay a firm yellowish-grey deposit of sandy-silt (208) which produced a single sherd of 16-17th century North Devon Ware and small quantities of animal bone. These two deposits ((208) and (209)) appear to be suggestive of uneven layers of dumped material. Below deposit (209) was a mid-brown clayey-silt (210) with frequent charcoal inclusions, and appears to have been the surviving base of a soil layer, suggesting previous landscaping of this area of the site. The basal deposit of the excavated area (211) was a stiff brown silty-clay which was hesitantly interpreted as the top of the natural subsoil, but further excavations would be necessary.

4.4 Conclusion

The limited archaeological investigations suggest that there is high potential for the survival of structures and deposits relating to the use of the buildings, but also that possible medieval material may be present on the site.

5.0 Bibliography and References

Published Sources:

Institute of Field Archaeologists 1996 (Revised 2001 & 2008): *Standard and Guidance for Archaeological Investigation and Recording of Standing Buildings or Structures.*

Institute of Field Archaeologists 2001 (Revised 2008): *Standard and Guidance for the collection, documentation, conservation and research of archaeological materials*

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Unpublished Sources:

Exeter Archaeology 1998: *North Devon District Council Barnstaple Quay Project Archaeological Assessment and Evaluation.* Report No. 98.44.

Humphreys, C. 2000: *North Devon District Council Barnstaple Quay Project: Archaeological Watching Brief.*

Appendix 1

BRIEF FOR ARCHAEOLOGICAL EVALUATION UNDERTAKEN IN SUPPORT OF A PLANNING APPLICATION

Location: Strand Mews, The Strand, Barnstaple, Devon EX31 1EU

Parish: Barnstaple

District: North Devon

County: Devon

NGR: 255774,133120

Proposal: Proposed demolition of Building & Erection of 6 Flats

Historic Environment Service ref: ARCH/DM/ND/18187

1. INTRODUCTION AND ARCHAEOLOGICAL BACKGROUND

1.1 This brief has been prepared by the Devon County Council Historic Environment Service (HES) with regard to the archaeological works to be undertaken in support of a planning application for the development of the above site. This brief has been produced specifically for the above scheme and may require alteration if this scheme is revised or amended in any material way. This document is not transferable to any other scheme or planning application.

1.2 This work is being undertaken in accordance with Policy HE6 of *Planning Policy Statement 5: Planning for the Historic Environment* (PPS5) (2010), Devon Structure Plan Policy CO8 and guidance in paragraph 5.46 of the North Devon Local Plan.

1.3 The principal objectives of the programme shall be to evaluate the survival of below-ground archaeological deposits across the proposed development site and assess the nature and significance of the extant buildings on site. The results will allow the nature, extent, and date of any surviving archaeological deposits or historic building fabric within the application area to be understood and an appropriate planning decision made by the Local Planning Authority (LPA).

1.4 The proposed development site lies within the historic core and Conservation Area of Barnstaple and in an area of high archaeological potential with regard to the historic settlement in the town. Groundworks for the construction of the flats have the potential to expose and destroy archaeological and artefactual material associated with the medieval and later settlement here. In addition there is the potential for historic building fabric to be present within the extant buildings.

1.5 This Brief covers the area as defined on the attached plans.

2. PROJECT DESIGN

2.1 This document sets out the scope of the works required to enable the extent, character and significance of any surviving archaeological deposits within the application area to be understood and will form the basis of the Project Design to be prepared by the archaeological consultant. The Project Design will set out the detail and extent of the archaeological works to be undertaken. This will include pre-fieldwork elements (desk-based research), fieldwork, post-excavation specialist analysis and the production of an appropriately detailed and illustrated report.

2.2 The Project Design must be submitted by the applicant or on their behalf by their agent or archaeological consultant and approved by the HES *prior* to any archaeological works commencing.

3. PROGRAMME OF ARCHAEOLOGICAL WORKS

The archaeological works will include the following elements. However, where it can be demonstrated that there are areas within the area under consideration that will be unaffected by the development of the site or where development will have no below-ground impact, these areas may be excluded from the evaluative archaeological excavations.

3.1 *Desk-based assessment*

The programme of work shall include an element of desk-based research to place the development site into its historic and archaeological context. This work will consist of map regression based on the Ordnance Survey maps and the Tithe Map(s) and Apportionments. An examination will also be made of records and aerial photographs held by the HER. In addition, it will involve the examination of other *known* relevant cartographic, documentary and photographic sources held by the Devon Record Office, West Country Studies Library and the County Historic Environment Service and in the North Devon Record Office, North Devon Local Studies Centre, Tuly Street, Barnstaple. The reporting requirements for the desk-based work will be confirmed in consultation with the HES. This desk-based work will be undertaken in advance of any fieldwork commencing. The results of the assessment should be discussed with the HES and based on this consultation may determine the positioning of the evaluative excavations.

If a full report is prepared then this information will be presented as part of the final report along with the results of the fieldwork.

3.2 *Evaluation of the site*

3.2.1 *Building appraisal*

3.2.1.1 An examination will be made of the building in order to produce an illustrated, scaled, phased plan and elevations of the extant building and identify the original and later elements of the building, as well as any fixtures, fitting or features of special architectural interest.

3.2.1.2 A detailed written description of the existing building will be made, including the roof structure.

3.2.1.3 While a full photographic record is not required, the report should contain a limited number of photographs showing the overall character and setting of the building(s), as well as of any significant fixtures, fittings and architectural features that survive.

3.2.1.4 While it is anticipated that the results of this work will be submitted in support of the forthcoming planning application, to enable the Local Planning Authority to reach an informed planning decision, it is recommended that a draft report is submitted to the HES for comment prior to its formal submission to the Local Planning Authority.

3.2.1.5 This initial evaluation should also identify and highlight any historic fabric that has potential for containing palaeoenvironmental information, such as historic thatch and cob that may contain plant macrofossils that would be suitable for palaeoenvironmental assessment/analysis or for dendrochronological analysis.

3.2.1.6 Existing architect's plans may be utilised for the production of the phase plan provided they are of appropriate accuracy and scale.

3.2.2 *Archaeological evaluation of the site*

A series of trenches will be excavated across the proposed development area. The location of these excavations will be determined in consideration of the results of the desk-based assessment, the below-ground impact of the proposed development and the site topography. These excavations should adequately investigate the areas that will be affected by the proposed development.

3.2.2.1 The Project Design must include a plan showing areas affected by the proposed development and the location of proposed evaluative trenches.

3.2.2.2 Details of the strategy for positioning trenches must be agreed with the HES. Trenches should be excavated by a 360o tracked or JCB-type machine - fitted with a toothless grading bucket - to the surface of archaeological deposits or *in situ* natural ground - whichever is highest in the stratigraphic sequence. Exposed archaeological features and deposits will be cleaned and excavated by hand and fully recorded by context as per the Institute for Archaeologists' *Standard and Guidance for Archaeological Field Evaluation* (1994 - revised 2008). All features shall be recorded in plan and section at scales of 1:10, 1:20 or 1:50. All scale drawings shall be undertaken at a scale appropriate to the complexity of the deposit/feature and to allow accurate depiction and interpretation.

3.2.2.3 All archaeological features will be investigated and as a minimum:

- i) small discrete features will be fully excavated;
- ii) larger discrete features will be half-sectioned (50% excavated); and
- iii) long linear features will be sample excavated along their length - with investigative excavations distributed along the exposed length of any such feature and to investigate terminals, junctions and relationships with other features.
- iv) one long face of each trench will be cleaned by hand to allow the site stratigraphy to be understood and for the identification of archaeological features. Should the above percentage excavation not yield sufficient information to allow the form and function of archaeological features/deposits to be determined full excavation of such features/deposits will be required. Additional excavation may also be required for the taking of palaeoenvironmental samples and recovery of artefacts. Any variation of the above will be undertaken in agreement with the HES.

3.2.2.4 The full depth of archaeological deposits must be assessed. This need not require excavation to natural deposits if it is clear that complex and deep stratigraphy will be encountered.

3.2.2.5 Should deposits be exposed that contain palaeoenvironmental or datable elements appropriate sampling and post-excavation analysis strategies will be initiated. The project will be organised so that specialist consultants who might be required to conserve or report on finds or advise or report on other aspects of the investigation (e.g. palaeoenvironmental analysis) can be called upon and undertake assessment and analysis of such deposits - if required. On-site sampling and post-excavation assessment and analysis will be undertaken in accordance with English Heritage's guidance in *Environmental Archaeology: a guide to the theory and practice of methods, from sampling and recovery to post-excavation 2002*.

3.2.2.6 An adequate photographic record of the excavation will be prepared. This will include photographs illustrating the principal features and finds discovered, in detail and in context. The photographic record will also include working shots to illustrate more generally the nature of the archaeological operation mounted. All photographs of archaeological detail will feature an appropriately-sized scale. The photographic record should be made in B/W print supplemented by digital or colour transparency. However, if digital imagery is to be the sole photographic record then suitably archivable prints must be made of the digital images by a photographic

laboratory. Laser or inkjet prints of digital images, while acceptable for inclusion in the report, are not an acceptable medium for archives. The drawn and written record will be on an appropriately archivable medium.

3.2.2.7 Human remains must initially be left in-situ, covered and protected. Removal can only take place under appropriate Ministry of Justice and environmental health regulations. Such removal must be in compliance with the relevant primary legislation.

3.2.2.8 Should any finds identified as treasure or potential treasure, including precious metals, groups of coins or prehistoric metalwork, be exposed, these will be removed to a safe place and reported to the local coroner according to the procedures relating to the Treasure Act 1996 Code of Practice (2nd Revision). Where removal cannot be effected on the same working day as the discovery suitable security measures will be taken to protect the finds from theft.

3.2.2.9 The results of the desk-based work and a copy of the agreed Project Design must be made available to the site director/supervisor to enable the adequate interpretation of exposed features/deposits during fieldwork and that the agreed programme of works is understood and undertaken.

4. MONITORING

4.1 The archaeological consultant shall agree monitoring arrangements with the County Historic Environment Service and give two weeks notice, unless a shorter period is agreed with the HES, of commencement of the fieldwork. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.

4.2 Monitoring will continue until the deposition of the site archive and finds, and the satisfactory completion of an OASIS report - see 5.5 below.

4.3 The archaeological contractor undertaking the fieldwork will notify the HES upon completion of the fieldwork stage of these works.

5. REPORTING

5.1 Upon completion of the fieldwork and required post-excavation analysis an illustrated report will be prepared. The report will collate the written, graphic, visible and recorded information outlined in section 3 above.

The report will include:

- (i) a summary of the project's background;
- (ii) description and illustration of the site location;
- (iii) a methodology of the works undertaken;
- (iv) include plans and reports of all documentary and other research undertaken;
- (v) a description of the project's results;
- (vi) an interpretation of the results in the appropriate context;
- (vii) a summary of the contents of the project archive and its location (including summary catalogues of finds and samples);
- (viii) a site location plan at an appropriate scale on an Ordnance Survey, or equivalent, base-map;
- (ix) a plan showing the location of the trenches and exposed archaeological features and deposits in relation to the site boundaries;
- (x) plans of each trench, or part of trench, in which archaeological features are recognised along with adequate OD spot height information. These should be at an appropriate scale to allow the nature of the features exposed to be shown and understood. Plans must show the orientation of trenches in relation to north. Section drawing locations will be shown on these plans. Archaeologically sterile areas need not be illustrated unless this can provide information on the development of the site stratigraphy or show palaeoenvironmental deposits that have influenced the site stratigraphy;
- (xi) section drawings of trenches and features, with OD heights, at scales appropriate to the stratigraphic detail to be shown and must show the orientation of the drawing in relation to north/south/east/west. Archaeologically sterile trenches need not be illustrated unless they can provide information on the development of the site stratigraphy or show palaeoenvironmental deposits that have influenced the site stratigraphy;
- (xii) plans, elevations and images to illustrate the historic building appraisal;
- (xiii) site matrices where appropriate;
- (xiv) photographs showing the general site layout and exposed significant historic building fabric, features and deposits that are referred to in the text. All photographs should contain appropriate scales, the size of which will be noted in the illustration's caption;
- (xv) a consideration of evidence within its wider context;
- (xvi) a summary table and descriptive text showing the features, classes and numbers of artefacts recovered and soil profiles with interpretation;
- (xvii) specialist assessment or analysis reports were undertaken;
- (xviii) an evaluation of the methodology employed and the results obtained (i.e. a confidence rating). It is recommended that a draft report is submitted to the HES for comment prior to its formal submission to the Local Planning Authority.

5.2 The timetable for the production of the report must be set out in the Project Design. The HES would normally expect to receive the report within three months of completion of fieldwork - dependant upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the HES must be informed of this and a revised date for the production of the full report agreed between the HES and the archaeological contractor. If a substantial delay is anticipated then an interim report will be produced within three months of the completion of the fieldwork.

5.4 Should the development proceed in a staged manner, with each stage requiring archaeological fieldwork, and where a period of more than three months between each stage is anticipated or occurs, then the archaeological contractor shall prepare an interim illustrated summary report at the end of each stage. The report will set out the results of that phase of archaeological works, including the results of any specialist assessment or analysis undertaken. The report will be produced within three months of completion of each phase of fieldwork. At the completion of the final stage of the fieldwork an overarching report setting out the results of all stages of work will be prepared. HES would normally expect to receive the report within three months of completion of fieldwork - dependant upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the HES must be informed of this, an interim report will be produced within three months of the completion of the final stage of fieldwork, and a revised date for the production of the full report agreed between the HES and the archaeological contractor.

5.5 On completion of the final report, in addition to copies required by the Client, hard copies of the report shall be supplied to the HES on the understanding that one of these copies will be deposited for public reference in the HER. In addition to the hard copies of the report, one copy shall be provided to the County Historic Environment Service in digital format - in a format to be agreed in advance with the HES - on the understanding that it may in future be made available to researchers via a web-based version of the Historic Environment Record.

5.6 The archaeological consultant shall complete an online OASIS (*Online AccesS to the Index of archaeological investigationS*) form in respect of the archaeological work. This will include a digital version of the report. The report or short entry to the Historic Environment Record will also include the OASIS ID number.

5.7 Publication

Should particularly significant remains, finds and/or deposits be encountered and the evaluative investigations likely to represent the only level of archaeological work undertaken on this site, then these, because of their importance, are likely to merit wider publication in line with government planning guidance. If such remains are encountered, the publication requirements – including any further analysis that may be necessary – will be confirmed with the HES. If further archaeological works are undertaken, then the results of these *pre-application* evaluative investigations will be incorporated into the publication text resulting from further works.

6. FURTHER WORK

In the light of the results of the archaeological evaluation it will be possible allow the Local Planning Authority to make an informed and reasonable planning decision, which may include the recommendation for refusal of consent if the impact of the proposed development upon the archaeological resource was unacceptable. In all other cases, the results will allow the scope and requirement of any further work needed as mitigation for the impact of the proposed development on the archaeological resource to be determined. This further work may take the form of additional preapplication investigations to refine the initial results or a programme of archaeological work undertaken under a PPS5 archaeological condition imposed on any consent granted. Should the site be demonstrated to be archaeologically sterile then there would be no requirement for further archaeological works.

7. PERSONNEL

7.1 The work shall be carried out by a recognised archaeological consultant, agreed with the DCHES. Staff must be suitably qualified and experienced for their project roles. All work should be carried out under the control of a specified Member of the Institute for Archaeologists (MIFA), or by a specified person of equivalent standing and expertise. The Project Design will contain details of key project staff and specialists who may contribute during the course of the works - excavation and post-excavation.

7.2 Health and Safety matters, including site security, are matters for the consultant. However, adherence to all relevant regulations will be required.

7.3 The work shall be carried out in accordance with *IfA Standard and Guidance for Archaeological Field Evaluation (1994)*, as amended (2008).

8. CONFLICT WITH STATUTORILY PROTECTED SITES

It is the archaeological contractor's responsibility - in consultation with the applicant or agent – to ensure that the undertaking of the required archaeological works does not conflict with any statutorily protected sites and should also consider any biodiversity issues as covered by the NERC Act 2006. In particular, such conflicts may arise where archaeological investigations/excavations have the potential to have an impact upon protected species and/or natural habitats e.g. SSSIs, National Nature Reserves, Special Protection Areas, Special Areas of Conservation, Ramsar sites, County Wildlife Sites etc.

9. DEPOSITION OF ARCHIVE AND FINDS

9.1 The archaeological consultant shall contact the museum that will receive the site archive to obtain an accession number and agree conditions for deposition. The accession number will be quoted in the Project Design.

9.2 The artefact discard policy must be set out in the Project Design.

9.3 Archaeological finds resulting from the investigation (which are the property of the landowner), should be deposited with the appropriate museum - in a format to be agreed with the museum, and within a timetable to be agreed with the HES. The museum's guidelines for the deposition of archives for long-term storage should be adhered to. If ownership of all or any of the finds is to remain with the landowner, provision and agreement must be made for the time-limited retention of the material and its full analysis and recording, by appropriate specialists.

10. CONTACT NAME AND ADDRESS

Stephen Reed, Archaeological Officer, Devon County Council, Environment, Economy and Culture Directorate, Matford Offices, County Hall, Exeter EX2 4QW

Tel: 01392-383303 Email: stephen.reed@devon.gov.uk

15th July 2011

Appendix 2

PROJECT DESIGN FOR HISTORIC BUILDING RECORDING AND ARCHAEOLOGICAL EVALUATION AT THE STRAND MEWS, THE STRAND, BARNSTAPLE, DEVON.

Location: Strand Mews, The Strand, Barnstaple
Parish: Barnstaple
District: North Devon
County: Devon
NGR: 255774,133120
Proposal: Proposed demolition of Building & Erection of 6 Flats
Historic Environment Service ref: ARCH/DM/ND/18187
WSI ref: SWARCHBSM11
Date: 23rd August 2011

1.0 INTRODUCTION

- 1.1 This document forms a Project Design which has been produced by South West Archaeology (SWARCH) at the request of Maria Bailey of GM Planning Services (the Client), and sets out the methodology for desk-based research, historic building recording and for archaeological evaluation of the site prior to the demolition of the building and construction of six flats on the site, and for related off site analysis and reporting. The Project Design and the schedule of work it proposes conforms to a brief as supplied by the Devon County Historic Environment Service (DCHES) (Steven Reed 15.07.2011)
- 1.2 This work is being undertaken in accordance with Policy HE6 of *Planning Policy Statement 5: Planning for the Historic Environment* (PPS5) (2010), Devon Structure Plan Policy CO8 and guidance in paragraph 5.46 of the North Devon Local Plan.

2.0 ARCHAEOLOGICAL BACKGROUND

- 2.1 The proposed development site lies within the historic core and Conservation Area of Barnstaple and in an area of high archaeological potential with regard to the historic settlement in the town. Groundworks for the construction of the flats have the potential to expose and destroy archaeological and artefactual material associated with the medieval and later settlement here. In addition there is the potential for historic building fabric to be present within the extant buildings.

3.0 AIMS

- 3.1 The principal objectives of the work will be:
 - 3.1.1 To make a record of the historic building prior to the commencement of the conversion works and investigate and record any historic building fabric or architectural detail that is to be obscured, removed or otherwise affected by the development;
 - 3.1.2 Evaluate the survival of below-ground archaeological deposits across the proposed development site. The results will inform as to the nature, extent, and date of any surviving archaeological deposits within the application area. This information will allow the nature, extent, and date of any surviving archaeological deposits or historic building fabric within the application area to be understood and an appropriate planning decision made by the Local Planning Authority (LPA).
 - 3.1.3 To analyse and report on the results of the project as appropriate.

4.0 METHOD

- 4.1 The Client will provide SWARCH with details of the location of existing services and of proposed groundworks within the site area, and of the proposed construction programme.
- 4.2 Health and Safety requirements will be observed at all times by any archaeological staff working on site, particularly when working with machinery. As a minimum: high-visibility jackets, safety helmets and protective footwear will be worn.
 - 4.2.1 Appropriate PPE will be employed at all times.
 - 4.2.2 The site archaeologist will undertake any site safety induction course provided by the Client.
 - 4.2.3 If the depth of trenching exceeds 1.2 metres the trench sides will need to be shored or stepped to enable the archaeologist to examine and if appropriate record the section of the trench. The provision of such measures will be the responsibility of the client.
- 4.3 The desk-based assessment:
 - 4.3.1 A desk-based assessment of the site will be undertaken to place the development area into its historic and archaeological context will be undertaken. This work will consist of map regression based on the Ordnance Survey maps and the Tithe Map(s) and Apportionments. An examination will also be made of records and aerial photographs held by the HER. In addition, it will involve the examination of other *known* relevant cartographic, documentary and photographic sources held by the Devon Record Office, West Country Studies Library and the County Historic Environment Service and in the North Devon Record Office, North Devon Local

Studies Centre, Tuly Street, Barnstaple. The reporting requirements for the desk-based work will be confirmed in consultation with the DCHES.

- 4.3.2 The results of the assessment will be discussed with the DCHES and based on this consultation may determine the positioning of the evaluative excavations.

4.4 Historic building recording:

- 4.4.1 An examination will be made of the building in order to produce an illustrated, scaled, phased plan and elevations of the extant building and identify the original and later elements of the building, as well as any fixtures, fitting or features of special architectural interest. Existing architect's plans will be utilised for the production of the phase plan provided they are of appropriate accuracy and scale. A detailed written description of the existing building will be made, including the roof structure and a photographic record will be undertaken for reporting purposes.

- 4.4.2 This initial evaluation of the building will also identify and highlight any historic fabric that has potential for containing palaeoenvironmental information, such as historic thatch and cob that may contain plant macrofossils that would be suitable for palaeoenvironmental assessment/analysis or for dendrochronological analysis.

4.5 Evaluation excavations:

- 4.5.1 A series of trenches will be excavated across the proposed development area. The location of these excavations will be determined in consideration of the results of the desk-based assessment, the historic building recording, the below-ground impact of the proposed development and the site topography. These excavations will adequately investigate the areas that will be affected by the proposed development.

- 4.5.2 Details of the strategy for positioning trenches will be agreed with the DCHES. A plan showing areas affected by the proposed development and the location of proposed evaluative trenches will be produced and agreed with DCHES prior to the evaluative excavations.

- 4.5.3 All trenching will be carried out by machine, fitted with a toothless grading bucket, under the supervision and control of the site archaeologist. The full depth of archaeological deposits will be assessed. This need not require excavation to natural deposits if it is clear that complex and deep stratigraphy will be encountered.

4.5.3.1 The archaeological work will be carried out in accordance with the *Institute for Archaeologists Standard and Guidance for Archaeological Field Evaluation 1994 (revised 2001 & 2008)* and *Standard and Guidance for an Archaeological Watching Brief 1994 (revised 2001 & 2008)*.

4.5.3.2 Spoil will be examined for the recovery of artefacts.

4.5.3.3 Once the level of the archaeology has been reached all archaeological material will be excavated by hand down to the depth of the archaeology.

4.5.3.4 All excavation of exposed archaeological features shall be carried out by hand, stratigraphically, and fully recorded by context to IfA guidelines.

4.5.3.5 If archaeological features are exposed, then *as a minimum*:

- i) small discrete features will be fully excavated;
- ii) larger discrete features will be half-sectioned (50% excavated);
- iii) long linear features will be sample excavated along their length - with investigative excavations distributed along the exposed length of any such feature and to investigate terminals, junctions and relationships with other features.
- iv) one long face of each trench will be cleaned by hand to allow the site stratigraphy to be understood and for the identification of archaeological features.

Whether any further excavation is required will be confirmed with DCHES. Should the above excavation not yield sufficient information to allow the form and function of archaeological features/deposits to be determined, full excavation of such features/deposits may be required. Additional excavation may also be required for the taking of palaeoenvironmental samples and recovery of artefacts

- 4.5.4 In exceptional circumstances where materials of a particularly compact nature are encountered, these may be removed with a toothed bucket, subject to agreement with archaeological staff on site.

- 4.5.5 Should archaeological or palaeoenvironmental remains be exposed, the site archaeologist will investigate, record and sample such deposits.

- 4.5.6 Should suitable deposits be exposed (e.g. palaeoenvironmental) then scientific assessment/analysis/dating techniques will be applied to further understand their nature/date and to establish appropriate sampling procedures. The project will be organised so that specialist consultants who might be required to conserve or report on other aspects of the investigations can be called upon.

- 4.5.7 Human remains must be left *in-situ*, covered and protected. Removal can only take place under appropriate Ministry of Justice and environmental health regulations. Such removal must be in compliance with the relevant primary legislation.
- 4.5.8 Any finds identified as treasure or potential treasure, including precious metals, groups of coins or prehistoric metalwork, will be dealt with according to the Treasure Act 1996 Code of Practice (2nd Revision) (Dept for Culture Media and Sport). Where removal cannot be effected on the same working day as the discovery, suitable security measures will be taken to protect the finds from theft.
- 4.6 SWARCH will agree monitoring arrangements with DCHES and give two weeks notice, unless a shorter period is agreed, of commencement of the fieldwork. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.
 - 4.6.1 Monitoring will continue until the deposition of the site archive and finds, and the satisfactory completion of an OASIS report.
 - 4.6.2 SWARCH will notify the DCHES upon completion of the fieldwork stage of these works.
- 5.0 ARCHIVE AND REPORT**
- 5.1 An ordered and integrated site archive will be prepared in accordance with *The Management of Archaeological Projects* (English Heritage, 1991 2nd edition) upon completion of the entire project, in a format to be agreed with the museum and within a timetable to be agreed with the DCHES. This will include relevant correspondence together with field drawings, and environmental, artefactual and photographic records. The archive will be deposited with the Museum of Barnstable and North Devon under an accession number to be assigned (application in progress).
- 5.2 Archaeological finds resulting from the investigation (which are the property of the landowner), will also be deposited with the above museum (under the accession number above). The museum's guidelines for the deposition of archives for long-term storage will be adhered to and any sampling procedures will be carried out prior to deposition and in consultation with the museum. If ownership of all or any of the finds is to remain with the landowner, provision and agreement must be made for the time-limited retention of the material and its full analysis and recording, by appropriate specialists.
- 5.3 An illustrated summary report will be produced within three months of completion of the fieldwork of fieldwork, and submitted to the DCHES and the Client. One hard copy and one PDF copy of the report will be provided to the DCHES on the understanding that the hard copy will be deposited for public reference in the HER.

The report will include the following elements:

 - 5.3.1 A report number and the OASIS record number;
 - 5.3.2 A copy of the DCHES brief and this Project Design;
 - 5.3.3 A summary of the project's background;
 - 5.3.4 Description and illustration of the site location;
 - 5.3.5 The methodology of the works undertaken;
 - 5.3.6 Plans and reports of all documentary and other research undertaken;
 - 5.3.7 A description of the project's results;
 - 5.3.8 An interpretation of the results in the appropriate context;
 - 5.3.9 A summary of the contents of the project archive and its location (including summary catalogues of finds and samples);
 - 5.3.10 A site location plan at an appropriate scale on an Ordnance Survey, or equivalent, base-map;
 - 5.3.11 A plan showing the location of the trenches and exposed archaeological features and deposits in relation to the site boundaries;
 - 5.3.12 plans of each trench, or part of trench, in which archaeological features are recognised along with adequate OD spot height information at an appropriate scale to allow the nature of the features exposed to be shown and understood and show the orientation of trenches in relation to north with section drawing locations indicated. Archaeologically sterile areas will not be illustrated unless this can provide information on the development of the site stratigraphy or show palaeoenvironmental deposits that have influenced the site stratigraphy;
 - 5.3.13 Section drawings of trenches and features, with OD heights, at scales appropriate to the stratigraphic detail shown and showing orientation of the drawing in relation to north/south/east/west. Archaeologically sterile trenches need not be illustrated unless they can provide information on the development of the site stratigraphy or show palaeoenvironmental deposits that have influenced the site stratigraphy;
 - 5.3.14 Plans, elevations and images to illustrate the historic building appraisal;
 - 5.3.15 Site matrices where appropriate;
 - 5.3.16 Photographs showing the general site layout and exposed significant historic building fabric, features and deposits that are referred to in the text. All photographs should contain appropriate scales, the size of which will be noted in the illustration's caption;

- 5.3.17 A consideration of evidence within its wider context;
- 5.3.18 A summary table and descriptive text showing the features, classes and numbers of artefacts recovered and soil profiles with interpretation;
- 5.3.19 Specialist assessment or analysis reports were undertaken;
- 5.4 DCHES will receive the report within three months of completion of fieldwork, dependant on the provision of specialist reports, radiocarbon dating results etc, the production of which may exceed this period. If a substantial delay is anticipated then an interim report will be produced. The report will be supplied to the DCHES on the understanding that one of these copies will be deposited for public reference in the HER. In addition to the hard copies of the report, one copy will be provided to the DCHES in digital format, in a format to be agreed in advance with the DCHES, on the understanding that it may in future be made available to researchers via a web-based version of the HER.
- 5.5 Should the development proceed in a staged manner, with each stage requiring archaeological fieldwork, and where a period of more than three months between each stage is anticipated or occurs, SWARCH will prepare an interim illustrated summary report at the end of each stage. The report will set out the results of that phase of archaeological works, including the results of any specialist assessment or analysis undertaken. The report will be produced within three months of completion of each phase of fieldwork. At the completion of the final stage of the fieldwork an overarching report setting out the results of all stages of work will be prepared. DCHES would normally expect to receive the report within three months of completion of fieldwork - dependant upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the DCHES will be informed of this, an interim report will be produced within three months of the completion of the final stage of fieldwork, and a revised date for the production of the full report agreed between SWARCH the DCHES.
- 5.6 Should they merit it; the results of these investigations will be published in an appropriate academic journal. If required, after the production of a summary report, a programme and timetable for this will be submitted to the DCHES and the Client for approval.
- 5.7 A copy of the report detailing the results of these investigations will be submitted to the OASIS (*Online AccesS to the Index of archaeological Investigations*) database.
- 6. FURTHER WORK**
- 6.1 In the light of the results of the archaeological evaluation it will be possible allow the LPA to make an informed and reasonable planning decision, which may include the recommendation for refusal of consent if the impact of the proposed development upon the archaeological resource was unacceptable. In all other cases, the results will allow the scope and requirement of any further work needed as mitigation for the impact of the proposed development on the archaeological resource to be determined. This further work may take the form of additional preapplication investigations to refine the initial results or a programme of archaeological work undertaken under a PPS5 archaeological condition imposed on any consent granted.
- Should the site be demonstrated to be archaeologically sterile then there would be no requirement for further archaeological works.
- 7.0 CONFLICT WITH OTHER CONDITIONS AND STATUTORY PROTECTED SPECIES (BATS)**
- It is SWARCH's responsibility - in consultation with the applicant - to ensure that the undertaking of the required archaeological works does not conflict with any other conditions that have been imposed upon the consent granted and should also consider any biodiversity issues as covered by the NERC Act 2006. In particular, such conflicts may arise where archaeological investigations/excavations have the potential to have an impact upon protected species and/or natural habitats e.g. SSSI's, Habitat Regulations (The Conservation (Natural Habitats, &c.) (Amendment) Regulations 2007), National Nature Reserves, Special Protection Areas, Special Areas of Conservation, Ramsar sites, County Wildlife Sites etc.
- 8.0 PERSONNEL**
- The project will be managed by Colin Humphreys, Emily Wapshott will conduct the building survey; the archaeological evaluation will be carried out by suitably qualified SWARCH personnel directed by Bryn Morris/Lee Bray/Sam Walls. Relevant staff of the DCHES will be consulted as appropriate. Where necessary appropriate specialist advice will be sought, (see list of consultant specialists in Appendix 1 below).

Deb Laing-Trengove, South West Archaeology
The Old Dairy, Hacche Lane Business Park, Pathfields Business Park, South Molton, Devon EX36 3LH
Telephone: 01769 573555 email: deb@swarch.net

Appendix 1 – List of specialists

Building recording

Richard Parker 11 Toronto Road, St James, Exeter. EX4 6LE. Tel: 07763 248241

Conservation

Alison Hopper Bishop the Royal Albert Memorial Museum Conservation service,
a.hopperbishop@exeter.gov.uk

Richard and Helena Jaeschke, 2 Bydown Cottages, Swimbridge, Barnstaple EX32 0QD
mrshjaeschke@email.msn.com Tel: 01271 830891

Curatorial

Tom Cadbury Curator of Antiquities Royal Albert Memorial Museum, Bradninch Offices, Bradninch Place,
Gandy Street, Exeter EX4 3LS Tel: 01392 665356

Alison Mills The Museum of Barnstaple and North Devon, The Square, Barnstaple, North Devon. EX32 8LN
Tel: 01271 346747

Bone

Human Professor Chris Knusel University of Exeter, Tel: 01392 722491 c.j.knusel@ex.ac.uk

Animal Wendy Howard Department of Archaeology, Laver Building, University of Exeter, North Park
Road, Exeter EX4 4QE, w.j.howard@exeter.ac.uk, Tel: 01392 269330

Lithics

Martin Tingle Higher Brownston, Brownston, Modbury, Devon, PL21 OSQ, martin@mtingle.freemove.co.uk

Metallurgy

Lee Bray South West Archaeology

Palaeoenvironmental/Organic

Wood identification Dana Challinor Tel: 01869 810150, dana.challinor@tiscali.co.uk

Plant macro-fossils Julie Jones juliedjones@blueyonder.co.uk

Pollen analysis Ralph Fyfe Room 211, 8 Kirkby Place, Drake Circus, Plymouth, Devon, PL4 8AA

Pottery

Prehistoric Henrietta Quinnell 39D Polsloe Road, Exeter EX1 2DN, Tel: 01392 433214

Roman Alex Croom Keeper of Archaeology, Tyne & Wear Archives & Museums, Arbeia Roman Fort
and Museum, Baring Street, South Shields, Tyne and Wear NE332BB, Tel: (0191) 454 4093
alex.croom@twmuseums.org.uk

Medieval John Allen Exeter Archaeology, Custom House, The Quay, Exeter, EX2 4AN,
Tel: 01392 665918

Post Medieval Graham Langman Exeter, EX1 2UF, Tel: 01392 215900, email: su1429@eclipse.co.uk

Appendix 3

Context list

Context No	Description
Trench 1	
(101)	Thin skim of grey concrete
(102)	Reinforced concrete floor
(103)	Layer of mixed demolition debris
(104)	Thin concrete floor below (103)
{105}	Narrow one-brick wide wall abutting {124}
106	-
(107)	Cobbled surface NE of {105}
[108]	Cut for modern drain
(109)	Fill of [108], mixed redeposited rubble
(110)	Coal rich rubble layer above (107)
(111)	Cobbled surface below (104)
(112)	Yellow mortar bonding and setting for (111)
(113)	Thin band of dark trampled silty-clay
(114)	Small area of cobbling above (115)
(115)	Gritty stony sandy-clay, buff yellowish-brown, possibly natural
(116)	Thin band of martary yellowish clay above (114)
[117]	Linear cut for iron pipe
(118)	Loose mortar setting for (120), possibly decayed floor layer?
(119)	Thin band of dirty yellow clay beneath (123)
(120)	Layer of cobbles within demolished part (NE) of {124}
(121)	Re-deposited dirty natural fill of [117]
(122)	Dirty mixed buff yellowish-brown silty-clay levelling layer
(123)	Layer of cobbles, beneath (111)
{124}	Red brick wall partially demolished
Trench 2	
(200)	Concrete paving slabs
(201)	Concrete floor
(202)	Angular gravel make-up for (201)
(203)	Thin band of dirty buff-brown clayey-silt
(204)	Loose dark garden soil with rubble including concrete and plastic
(205)	Thick concrete floor
(206)	Angular stone make-up for (205)
(207)	Thin band of mottled dark grey-brown clayey sandy-silt
(208)	Clean olive-brown sand
(209)	Firm yellowish-grey sandy-silt, frequent sub-rounded stones
(210)	Stiff mid-brown clay-silt with charcoal fragments
(211)	Stiff stony brownish-grey clay-silt

Appendix 4

Finds Concordance

Only a small number of finds were recovered during the excavations.

Test Pit #1 produced a small assemblage of basically 19th century or later material, mainly from context (110).

Test Pit #2 produced only two finds.

Context	No.	Wgt.(g)	Notes:
(109)	1	554g	Cu Alloy printing plate
(110)	2	162g	vessel glass, one complete, 19th century
	4	256g	×2 white refined earthenware with blue transfer print
			×2 later 18th century North Devon calcareous ware
(116)	13	328g	Oyster shells, encrusted with barnacles
(208)	1	13g	bone
(209)	1	6g	×1 pot, North Devon, 16th century

Appendix 5

List of Jpegs on CD Rom to the rear of the report

Building Survey Photos

List of Jpegs on CD Rom to the rear of the report

1. View down to the pedestrianised Strand area from the front of the Strand Mews building, viewed from the east.
2. The central drain in the cobbled alleyway leading down to the Strand, viewed from the west.
3. As above.
4. As above, viewed from the east.
5. As above, giving view of the 1922 Bus Station, viewed from the east.
6. The building in front of Strand Mews, to the south-west, viewed from the north-east.
7. The building in front of Strand Mews, to the north-west, viewed from the south-east.
8. Strand Mews building, viewed from the south-west.
9. South elevation of Strand Mews building, viewed from the south-west.
10. The west end of the south elevation, covered/filled in yard, viewed from the south-east.
11. The small blue first floor office to the north-west of the building, viewed from the east.
12. View of the large main office on the first floor, viewed from the north-west.
13. View of the truncated brick wall to the west in the main first floor office, viewed from the south-east.
14. View of the south wall of the first floor lobby with the brick chimney, viewed from the north.
15. As above.
16. The west brick wall of the lobby, showing the blocked loading door and door to the main first floor office, viewed from the north-east.
17. As above, the south end of the wall and stairs, viewed from the north-east.
18. As above, the north end with blocked loading door, viewed from the south-east.
19. Blocked loading door in the west wall of the kitchenette, viewed from the east.
20. Timber floor boards in the kitchenette, viewed from above.
21. View of the brick north wall of the kitchenette, showing the partly blocked loading door or window, and the east wall with doorway to the exterior flat roof, viewed from the south-west.
22. As above, the window in the north wall, viewed from the south.
23. The east wall of the first floor lobby, viewed from the north-west.
24. The roof structure of the first floor lobby, viewed from below.
25. The stairwell showing the brick and stone sections of the west wall of the first floor lobby, viewed from the north.
26. The stairs showing the south wall of the stair hall, of stone with brick upper and with the marked narrowing of the wall, viewed from the west.
27. As above, the wall from the bottom of the stairs, with the blocked door to the small office to the south, v viewed from the north-east.
28. The west wall of the stair hall from the cupboard under stairs, showing sections rebuilt in brick and the original stonework, viewed from the east.
29. The cupboard and the north wall of the stair hall built in brick, viewed from the south-east.
30. The large main ground floor office, viewed from the north-east.
31. As above, viewed from south-west.
32. The cupboard on the south wall of the inner office and the blocked doorway in the south end of the west wall, viewed from the north-east.
33. The large opening in the west wall of the main ground floor office, viewed from the south-east.
34. The stone east wall of the large lean-to office, viewed from the north-west.
35. As above, the blocked door at the north end, viewed from the west.
36. The smaller storage office to the north, viewed from the south.
37. The cupboard to the west, viewed from the east.
38. The scar on the stone wall showing that the opening was forced into the elevation or an earlier opening was enlarged opening, viewed from the west.
39. The north courtyard wall, looking to the east viewed from the south-west.
40. Strand Mews from the south-east, viewed from the courtyard.
41. The east wall of Strand Mews, from the courtyard, viewed from the east.
42. The south wall of the courtyard, viewed from the north.
43. The stone wall containing the brick chimney, from the courtyard, viewed from the south-east.
44. Strand Mews from the cobbled alleyway, viewed from south-west.

45. The north elevation, viewed from the north.
46. The west side of the north elevation and adjoining building, viewed from the north-east.
47. The west wall of the ground floor toilets, viewed from the west.
48. The brick wall opposite Strand Mews' north elevation.
49. The fireplace in the brick chimney stack in the small office, viewed from the south-east.
50. As above.
51. The door forced in the north wall by the chimney stack, viewed from the south.
52. As above.
53. Detail of the skirting board in the small office, viewed from the south-west.
54. The large opening in the west wall of the main ground floor office, viewed from the south-east.
55. The west wall of the main office, viewed from the east.
56. Detail of the north section of the west wall, viewed from the east.
57. As above.
58. As above.
59. The stripped roof of the main ground floor office, viewed from the south.
60. The door in the north-east corner, to the stair hall, viewed from the south-west.
61. The doorway to the small office, to the east, viewed from the west.
62. The stripped roof in the inner office, viewed from the north-west.
63. As above.

Excavation Photos

<i>Photo Number</i>	<i>Description</i>	<i>From</i>	<i>Scale</i>
01	Trench 1 Excavated to level of (104) and (107) 1m+0.5m	NW	
02	As above, detail of cobbling (107) 0.5m	SW	
03	Trench 1 – SE facing section to level of (107) 1+0.5m	SE	
04	Trench 1 Excavated to level of (107) and (111)	NW	"
05	Trench 1 Excavated to level of (114)	"	-
06	As Above	"	1m
07	Trench 1 – SW facing section of test-pit 1+0.5m	SW	
08	Trench 1 – SE facing section of test-pit	SE	"
09	Trench 1 – NE facing section of test-pit	NE	"
10	Trench 1 - detail of cobbling (114) 0.5m	SW	
11	Trench 2 – NE facing section 1+0.5m	NE	
12	As above 0.5m	"	
13	Trench 2 – SE facing section 1+0.5m	SE	
14	As above 0.5m	"	
15	Trench 2 – SW facing section 1+0.5m	SW	
16	As above 0.5m	"	
17	Trench 2 – general post-ex shot	SE	1m

Strand Mews, The Strand, Barnstaple



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