

CABLE COTTAGE NORTH SANDS SALCOMBE DEVON

Results of a Desk-Based Study
and
Archaeological Building Survey



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The Staff of the Devon Record Office
The Staff of the West Country Studies Library
The Staff of the British Telecom Archives
The Staff of Cookworthy Museum
The Staff of of the Cable and Wireless Museum, Porthcurno

1.0 Introduction

Location: Cable Cottage, Cliff Road
Parish: Salcombe
District: South Hams
County: Devon
NGR: SX72983816
Oasis ID: Southwes1-62029
OS Map copying Licence No.: 100044808
Planning Application no: 41/0039/08/F

1.1 Background

South West Archaeology Ltd. (SWARCH) was asked by Mr. M. Warner (the Client) to conduct historic desk-based research, a historic building survey and archaeological monitoring on Cable Cottage, Cliff Road, Salcombe, prior to development works associated with the demolition and replacement of the dwelling. The work was commissioned to comply with a planning condition on the development and was undertaken in accordance with a brief issued by Devon County Historic Environment Service (DCHES) (Appendix 1) and a written scheme of investigation (WSI) (Appendix 2).

The site lies to the south of Salcombe on the edge of North Sands cove on an area of reclaimed land immediately adjacent to the sea defences. The site is related to early transatlantic cable technology, and is the point where a submarine cable came onshore. It is thought that some of the cable is still accessible below the house and this building is seen as an important component of the history of transatlantic communications.

1.2 Summary of Results

The land at North Sands had already been reclaimed by the time of the tithe survey, but the first structure on the site was constructed in or around 1871 to house the British end of the Brest-to-Salcombe submarine telegraph cable. This cable house replaced an earlier single cell building located south of North Sands at Starehole Bay. The current building, Cable Cottage, may have originally been structurally similar in plan to the first cable connection hut at Starehole Bay, but it was rebuilt to a more picturesque design probably sometime between 1871 and c1885 and subsequently turned over to domestic accommodation. The only remaining evidence found for the cottage's former use as a cable house was a truncated section of the telegraph cable.

1.3 Methodology

The desk-based research was carried out by C Humphreys, D Laing-Trengove and B Morris of South West Archaeology and was undertaken with reference to IfA guidelines on the preparation of archaeological assessments. The necessary research was conducted at the Devon Records Office, the Westcountry Studies Library and involved a search of the Devon Historic Environment Service Records, the British Telecom Archives, the archives of the Cable and Wireless Museum at Porthcurno, Cornwall and the Cookworthy Museum at Kingsbridge, and web based research @ <http://atlantic-cable.com>.

The historic building survey was carried out on 14th July 2009 by Colin Humphreys according to IfA guidelines on the recording of standing buildings.

The building was demolished on the 22nd –23rd September 2009. Archaeological monitoring in and around the structure, with particular reference to the surviving telegraph cable, was carried out by B Morris. The structure was demolished, and the materials graded, by a tracked mechanical excavator using a 1m wide toothed ‘riddling’ bucket. More delicate work was undertaken using a 1.6m wide toothless grading bucket. This work took place under strict archaeological supervision and according to IfA guidelines for an archaeological watching brief.

2.0 Results of the Desk-Based Study

2.1 Background

From the mid-1800s the telegraph communication network expanded as the technology was developed and refined. The cable connecting Salcombe to Brest was the world's first commercially viable submarine telegraph cable and one of the last to be laid by the Submarine Telegraph Company. This pioneering company was set up by Jacob and John Watkins Brett in the late 1840s after they obtained landing rights from the French and British authorities enabling a submarine cable between the two countries.

After a first abortive attempt in 1850 – when the cable was apparently cut by a fisherman when it became entangled in his nets – a cable was finally successfully laid between Dover and Calais in 1851. The success of this initial venture led to the Company laying a significant number of cables from England to the European Continent, including that between Brest and Salcombe in 1870. (History of the Atlantic Cable & Undersea Communications. <http://atlantic-cable.com>)

The landlines connecting the cable with the inland telegraph network to London were the property of the General Post Office (GPO) who took over private telegraph lines in the UK in 1869 (alan.renton@porthcurno.org.uk). The assets of the Submarine Telegraph Company were taken over by the GPO in 1890.

According to a newspaper article of October 16th 1869 surveying for a suitable site to bring the cable ashore at Salcombe began in late 1869, and the cable was first landed at Starehole Bay, Bolt Head, just over a mile away from its present location where a small hut was built to house it (Plate 1). Apparently this site was not deemed satisfactory and on the 15th October 1871, the cable was moved to North Sands, where a second cable house had been erected in a meadow (Fairweather, 1884 pp51-2).

2.2 The Submarine Telegraph Cable

The Submarine Company successfully laid the first underwater electric telegraph cable between Dover and Calais on September 25th 1851. This first cable contained four copper conducting wires, each insulated with a relatively new material – Gutta Percha – which had been identified as a suitable insulating material. Gutta Percha is a resin from the Isonandra Gutta tree, a native of the Malay Peninsula and Malaysia, which was introduced to Britain in 1843. This proved to be so well-suited for insulating submarine cables that it was used almost exclusively until finally superseded by polythene in the early 1930s. Within the cable the Gutta Percha insulation was covered with tarred hemp and protected with armour formed of spiral-wound No.1 gauge iron wires. *All* subsequent underwater telegraph cables were made to this model (<http://atlantic-cable.com>).

2.3 The Cable Hut

The land for the cable hut at North Sands – ‘North Sands Meadow’ – was acquired from William Reginald Earl of Devon and was originally a parcel of the manor of Collaton. The Salcombe tithe map of 1840 (Fig. 2) shows the field (no. 1205) where the cable hut was to be built. The hut is first shown on the First Edition 6" Ordnance Survey map, surveyed and published c.1885 (Fig. 3) At this date the footprint of the building appears to be the same as the extant building (without the modern extensions), as it does on subsequent mapping (see Fig. 4). Photographic records and postcards from the late 19th – early 20th centuries (Plate 3-6) also appear to show the same building.

A number of cable huts or houses were constructed on the south west coast by the telegraph companies operating in the late 19th to early 20th century. Huts were constructed in and around Porthcurno from the 1870s, at Senna in the early 1880s, and also the Lizard during the 1870s (Alan Renton *pers. comm.*).

The structures built at cable landing sites were not usually designed for occupation, but simply to house the connection from the submarine cable to the inland telegraph network. The cable was trenched from the low water mark to a point above the high water mark, where a cable hut would be built. The cable would then have been brought up to a terminal panel mounted on the wall of the hut and connected to the land lines which would carry the signal to its destination. Test instruments could also have been located in the hut, but a single small room would have sufficed for this. The earlier hut at Starehole Bay (Plate 1) itself appears to be a simple single-cell building such as this, with little room for domestic activity. However, if there was not to be a full-scale cable station a short distance further inland, rudimentary accommodation may have been provided at the cable landing point, either as part of the cable hut or as a separate small building (Bill Burns, *pers. comm.*).

It is not clear when the cable and therefore the cable hut at Salcombe went out of use. From the late 1890s there were moves to replace the cable with a line from Beachy Head to Le Havre but that particular connection was not established until the cable between Cuckmere (c.5 miles west of Beachy Head) and Le Harve were laid in 1917-18 (<http://atlantic-cable.com>). However, documents in the British Telecom Archive (inherited from the GPO) indicate repairs were made to a Beachy Head-Le Havre cable in 1914-16 by the crew of the cable ship *Dacia* (BT Archive ref. POST390/6/1/8/37), which would suggest the cable had been laid slightly earlier than 1917. A document held by the Client and dated 1st March 1916 records of the surrender of a lease of 99 years between the Western Union Telegraph Company, the Anglo-American Telegraph Company, and Harold Williams of Woodgrange, Salcombe. Presumably the cable at Salcombe, and by extension the cable hut as well, remained in use up until this date.

3.0 Results of the Building Survey

3.1 Building Description

(see Fig. 5-9 and jpegs on CD to rear of report)

3.1.1 Exterior Description

A picturesque small cottage set facing the beach at North Sands, in a style popularised by building pattern books from the mid 19th century.

A one and a half storey, T plan cottage with a cross wing projecting to the front and rear to the east, with a two storey flat roofed extension added to the rear (north west) of the building in the 1960's.

Constructed of semi-coursed blocky stone with raised pointing, all stone surfaces have been painted with a modern exterior emulsion. All primary window openings are finished with stone dressing to the reveals which have also been painted. The larger windows facing the sea are arched and have frames with heavy wooden mullions and transom, that to the west has a single mullion that to the east has a pair. The large window in the modern kitchen extension is likely to have been reset from the rear of the Dining Room (2) (see Fig. 5).

The roof is covered in natural slate with modern terra cotta ridge tiles and has a single dormer window facing the sea on the western element of the building.

The western element of the building is gabled to the west with an external chimney stack centrally set and tapering to a fairly narrow shaft with a stepped, pyramidal top. The eastern element is gabled front and back, all the gables having ornate, pierced barge boards, with a chimney stack, similar to that to the west, set centrally along the east wall.

In the angle created between the two elements of the building is an open porch protecting the front door which gives access to a central Hallway (1).

3.1.2 Interior description

Internally the building retains very few features from the primary build, having been modernised on several occasions; the fireplace in the dining room has been blocked, that in the sitting room is a modern stone creation. Only the front and rear doors to the Hallway (1) appear to be possibly of the period, being framed, ledged and braced and with tongue and groove boards.

The stairs to the first floor would appear to be early 20th century in date. All features of the first floor are modern.

3.0 Results of the Archaeological Monitoring

The build of the walls as observed during their demolition gave some insight into the original form of the cable house. The footprint of the cottage, and the fact that the cable was still carried through its wall in a cast-iron pipe, suggest that the foundations of an original structure may have survived. That structure would appear to have been a single-celled building (the western element) that was then radically altered and extended to the east. The remains of a lime mortared stone rubble wall running south east-north west may represent the former north east wall of an original building (see Fig 5), although it was not possible to determine the exact relationships between this wall and those to the north west and south east. Either considerable care was taken to match old and new exterior styles – and the exterior of the cottage all seems to be of one build – or, as the presence of a layer of angular stone rubble on the south east side might suggest (see below), the walls were rebuilt from the ground level up.

The internal floors were raised on wooden joists over an underfloor cavity that varied in depth from *c.*0.5m on the south western (upslope) side to *c.*0.8m on the north eastern (downslope) side. Dwarf-walls of stone rubble supported the joists within the footprint of the structure. The base of the cavity roughly corresponded with the ground level during the possible two initial phases.

The foundations of the structure during both phases were between *c.*0.6-0.8m deep, and comprised a single unbroken mass of hard white lime mortar with some stones; it was *c.*0.7m wide and thick in section. Fragments of shell were observed in the fabric of the foundations, suggesting beach sand had been used during its construction.

The foundation trench cut through a thick layer of beach sand and a narrow band of stony reddish-brown clayey-silt. At the base of the trench soft dark grey humic estuarine silts were observed. The tracking of the mechanical excavator set up ground-tremors that could be felt up to 15-20m away, indicating the soft, wet estuarine muds observed in section extended beneath the entire footprint of the cottage and beyond.

The telegraph cable projected through the south east wall of the western element of the cottage, protected within a corroded cast-iron pipe 105mm in diameter with walls 5mm thick. This pipe extended beyond the walls to the south east, and the top of the pipe appeared to be only 50mm below the original ground surface (see Fig. 11). No other features that could be associated with the cable were identified. The telegraph cable was left *in situ* and is due to be incorporated into the new build.

Recorded in section (Fig. 11), the top of the cast-iron pipe lay at 4.65m AOD. The humic estuarine muds recorded at the base of the section were succeeded by a relatively thin layer of soft wet reddish-brown clayey-silt *c.*0.22 thick containing abundant sub-angular and angular stones up to 150mm in length. This was sealed by a well-sorted layer of light greenish-brown beach sand *c.*0.56-0.6m thick. This also contained common small well-rounded quartz stones. The cast-iron pipe containing the telegraph cable was laid in an apparently shallow trench (no more than 200mm deep) cut into, and backfilled with, sand. In places a very thin (<10mm) layer of mortar was visible on top of the sand, probably derived from the construction of the cottage. This was covered by a 0.3-0.5m thick deposit of poorly-sorted angular stone rubble with voids and dirty grey-brown gritty sandy-silt. The angular rubble with voids was only observed outside the western, earlier part of the building, and perhaps relates to a late 19th century phase of demolition and rebuild. This sequence was sealed by a modern surface of laid brick.

This sequence of deposits can be readily interpreted in geomorphological terms, with a succession from estuarine silts to beach sand, followed by reclamation, construction and reconstruction.

4.0 Discussion

The building would appear to have been built in the late 19th century and was primarily constructed as domestic accommodation. It is similar to the designs found in 19th century 'pattern book' cottages, having deep eaves with dormers, ornamental barge boards and detailed external finishing beyond the status of such a small building. Stylistically the building could be a lodge house set on the driveway of a larger house; however there is no evidence for this.

The primary layout would have been a central doorway leading to a passage which gave access to two rooms each side and the stairs to the first floor. Each of the ground floor rooms have fireplaces, that in the Dining Room (2) is blocked, but it is likely that the room to the east, the current sitting room, functioned as a kitchen; to the rear of this room would have been a scullery, toilet etc (the space at the rear of Sitting Room (3) and the Lobby (4)).

The building at Starehole that is said to be the former cable hut can be seen in a photograph of the period (Plate 1). At this point the building is without a roof and appears to be a single storey, single cell structure with a chimney built into the west gable. As noted above (2.3) the received opinion of others who have studied the subject is that only a box containing the connection between the marine and land cable would have been needed within a purpose built building, with, in some cases, test equipment also installed inside. If it is the case that the Starehole building was built specifically for the cable connection then it may be that the building at North Sands would have been of a similar original design. During the demolition of Cable Cottage the remains of a wall were uncovered (shown in light blue Fig. 5) which may be part of the remains of an earlier building. It could therefore be suggested that the western, Dining Room (2) part of the cottage was built on the footprint of an earlier structure which in proportion would be similar to that at Starehole.

The consistency of finish, with mullioned windows and stone dressings to the openings and chimney stacks, suggests that this building was not a purely utilitarian cable connection hut. Therefore, it may be the case that when the cable was no longer in use the connection building was sold and a larger domestic building was constructed, partially or completely on the footprint of the earlier building. But the footprint of the building portrayed on the map of 1885 appears to be that of the building under discussion and therefore it is more probable that it was rebuilt whilst the cable was still in use. This is supported by the fact that the cable was carried through a possibly earlier but still existing wall, as well as the known evidence for dating the replacement of the cable with a line from Beachy Head to Le Havre. Unfortunately it would appear that foundations built on sand were possibly good enough for the original building but not the later larger structure which has subsided to a state of needing to be demolished.

Apart from the end of a cable contained in a small, modern box under the floor of the Dining Room (3) no evidence was found during the survey or the watching brief, undertaken during the demolition of the building, for any other features linking this building with the transatlantic cable.

6.0 Bibliography and References

Published Sources:

English Heritage. 2006: *Understanding Historic Buildings, a Guide to Good Recording Practice.*

Fairweather , J.A.S. 1884: *Salcombe and Neighbourhood, a descriptive and historical guide to all the places of interest between the Start and Bigbury Bays.* Salcombe

Fairweather , J.A.S. after 1884: *Salcombe as a Health and PleasureResort,* Salcombe

Institute of Field Archaeologists. 1994 (Revised 2001 & 2008): *Standard and Guidance for Archaeological Desk-based Assessment.*

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

Unpublished Sources:

Devon Record Office:

OS Second Edition 6" map , Devon sheet CXXXVI NW

West Country Studies Library:

OS First Edition 6" map, Devon sheet CXXXVI NW

British Telecom Archives:

POST30/1/1/2/8

POST30/6/1/7/24

POST30/6/1/7/25

POST30/1/1/1/28

POST30/6/1/8/37

POST30/6/1/8/38

POST30/1/1/1/27

Cookworthy Museum:

Pictoral records : P0105
P4116bd
P1108.13
P1400.8.16 (P2172a)
P1400.8.11 (P2167a)
Newspaper cutting

Websites:

<http://atlantic-cable.com>

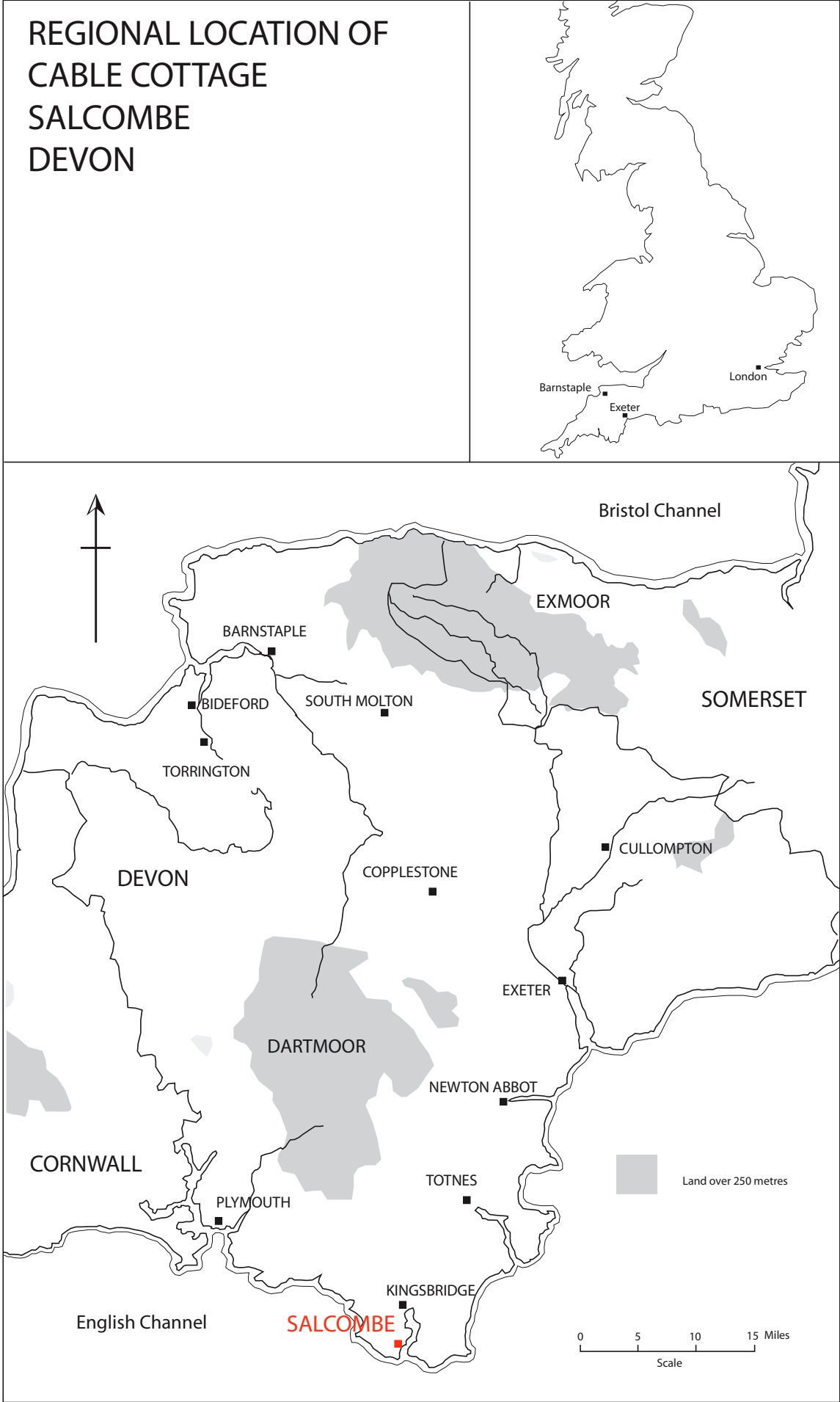


Fig. 1a: Regional location.



Fig 1b: Site location, with Cable Cottage circled in red.



Fig. 2: Extract from the Salcombe tithe map of 1840. The red square represents the position of Cable Cottage.

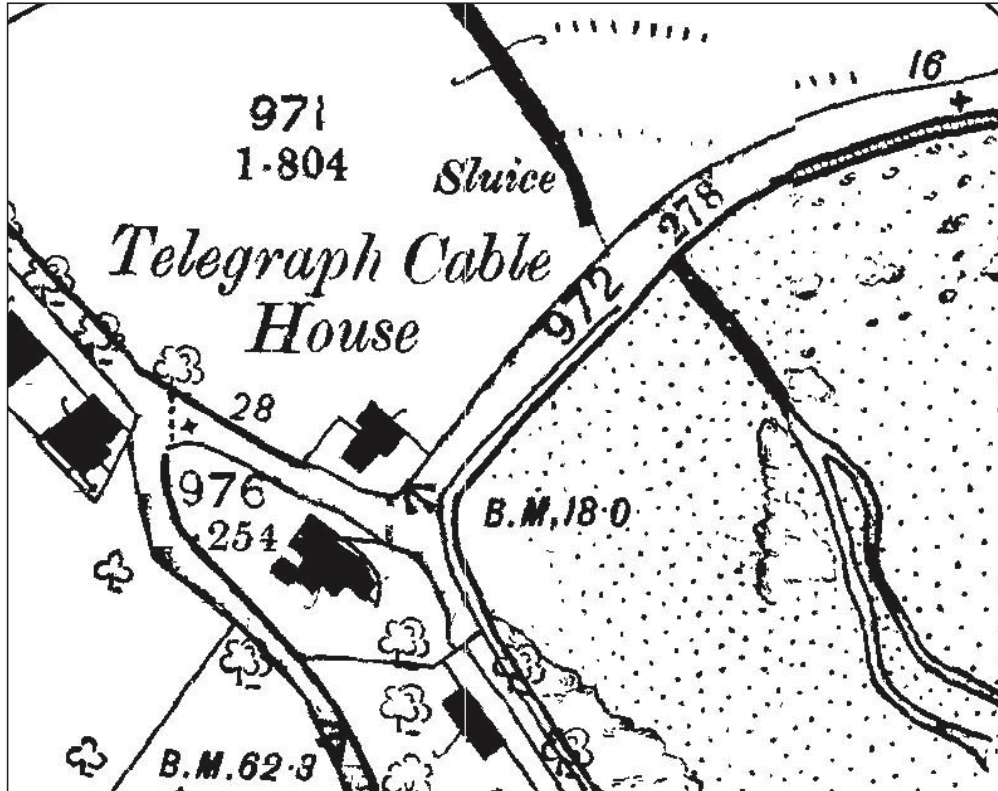


Fig. 3: Extract from the First Edition Ordnance Survey map surveyed and published 1885.

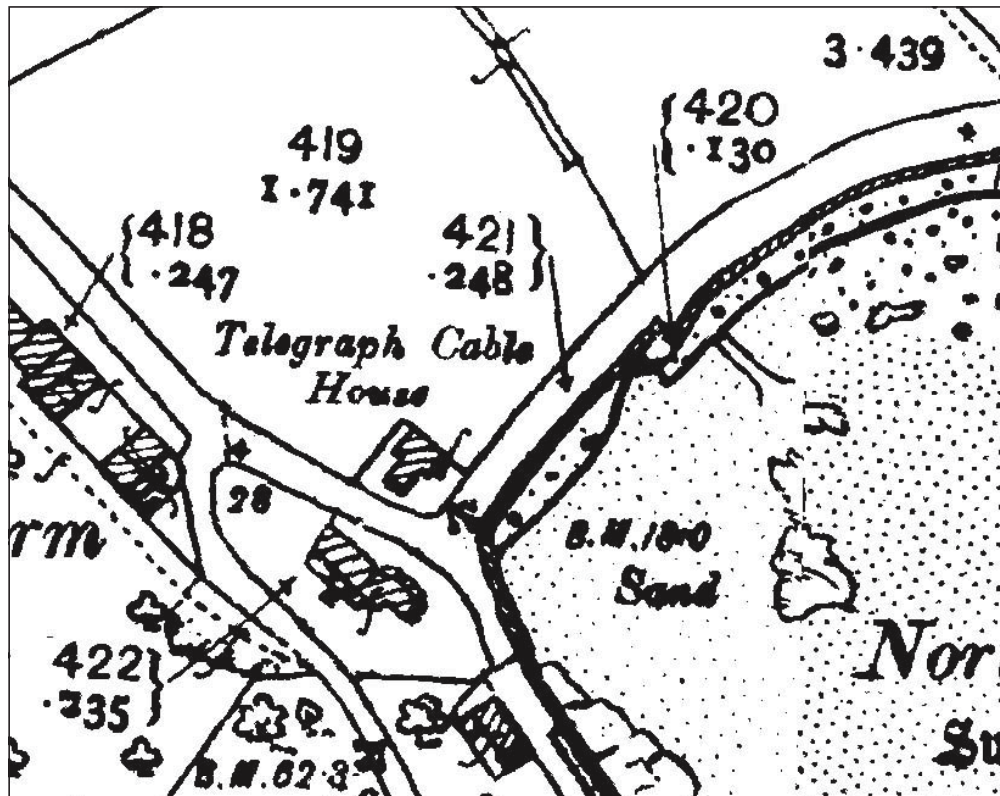


Fig. 4: Extract from the Second Edition Ordnance Survey map, surveyed 1883-4, revised 1905, published 1907.

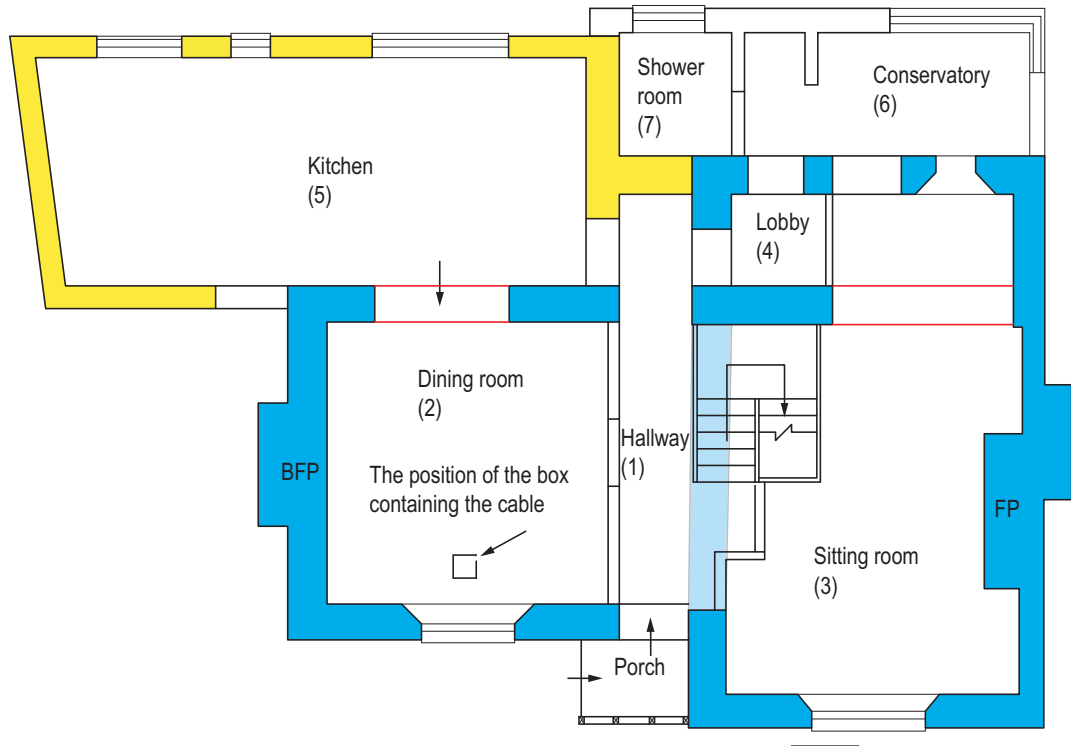


Fig. 5: Cable Cottage, Salcombe; ground floor plan.

KEY

- FP: Fireplace
- BFP: Blocked Fireplace
- Likely position of earlier walls
- 19th century lime bonded stone
- 20th century brick



Scale 1:100 @ A4

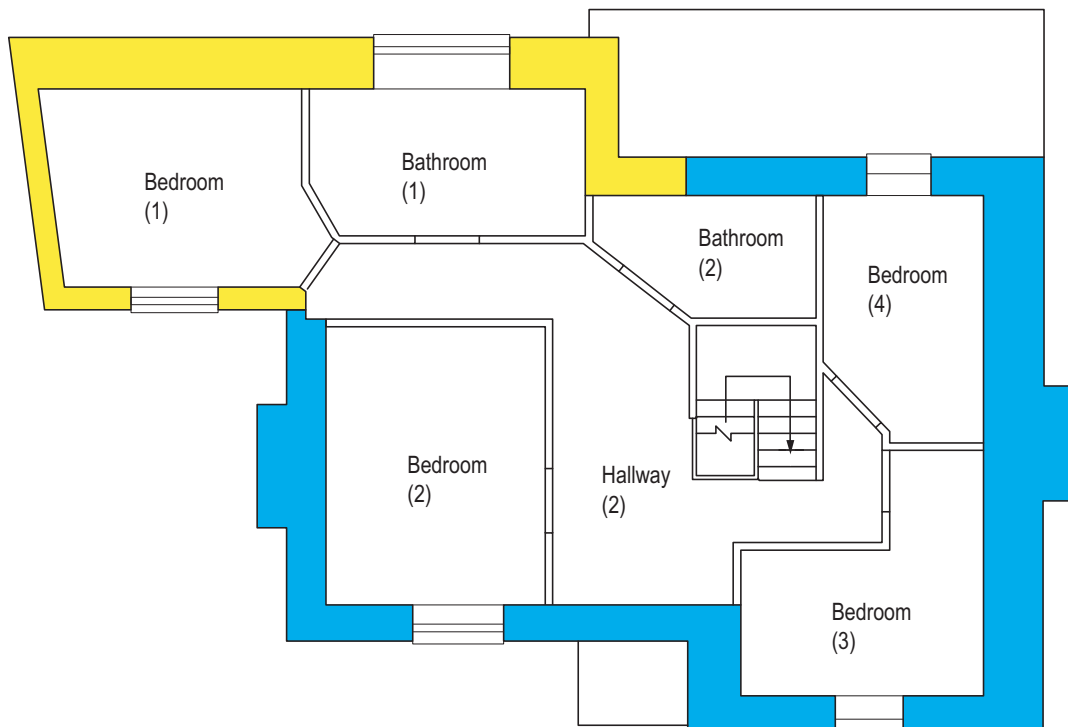


Fig. 6: Cable Cottage, Salcombe; first floor plan.



Fig. 7: Cable Cottage, Salcombe; south east exterior elevation.



Scale 1:100@A4



Fig. 8: Cable Cottage, Salcombe; north west exterior elevation.

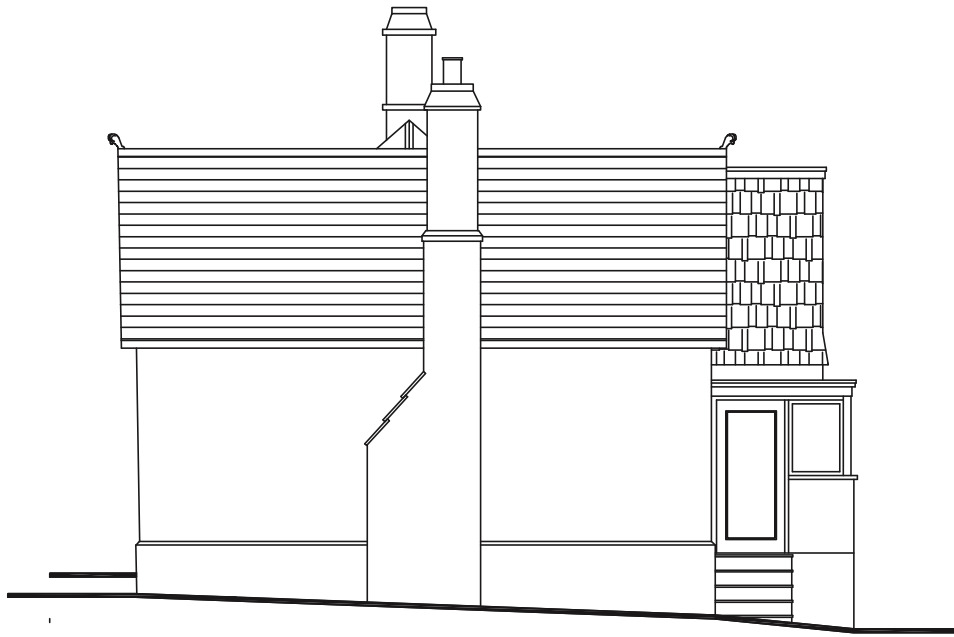


Fig. 9: Cable Cottage, Salcombe; north east exterior elevation.



Scale 1:100@A4

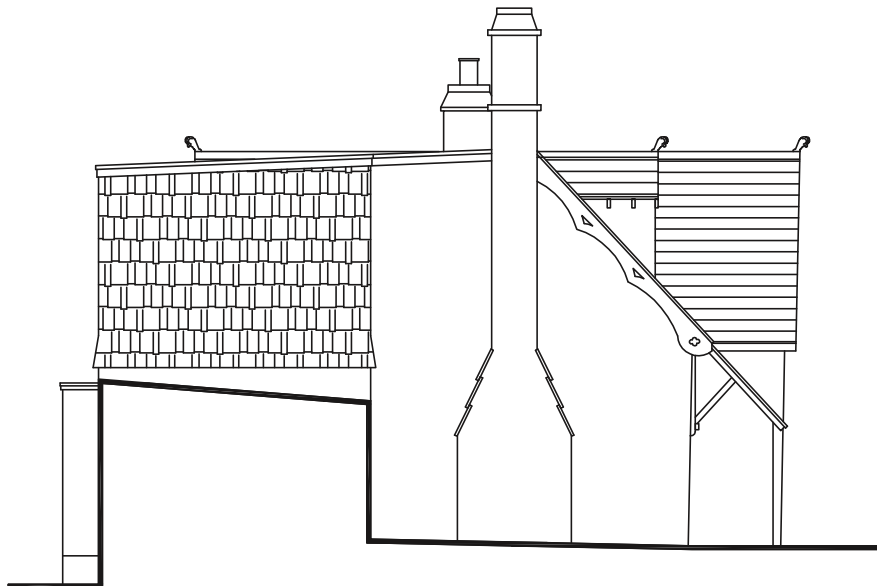


Fig. 10: Cable Cottage, Salcombe; south west exterior elevation.

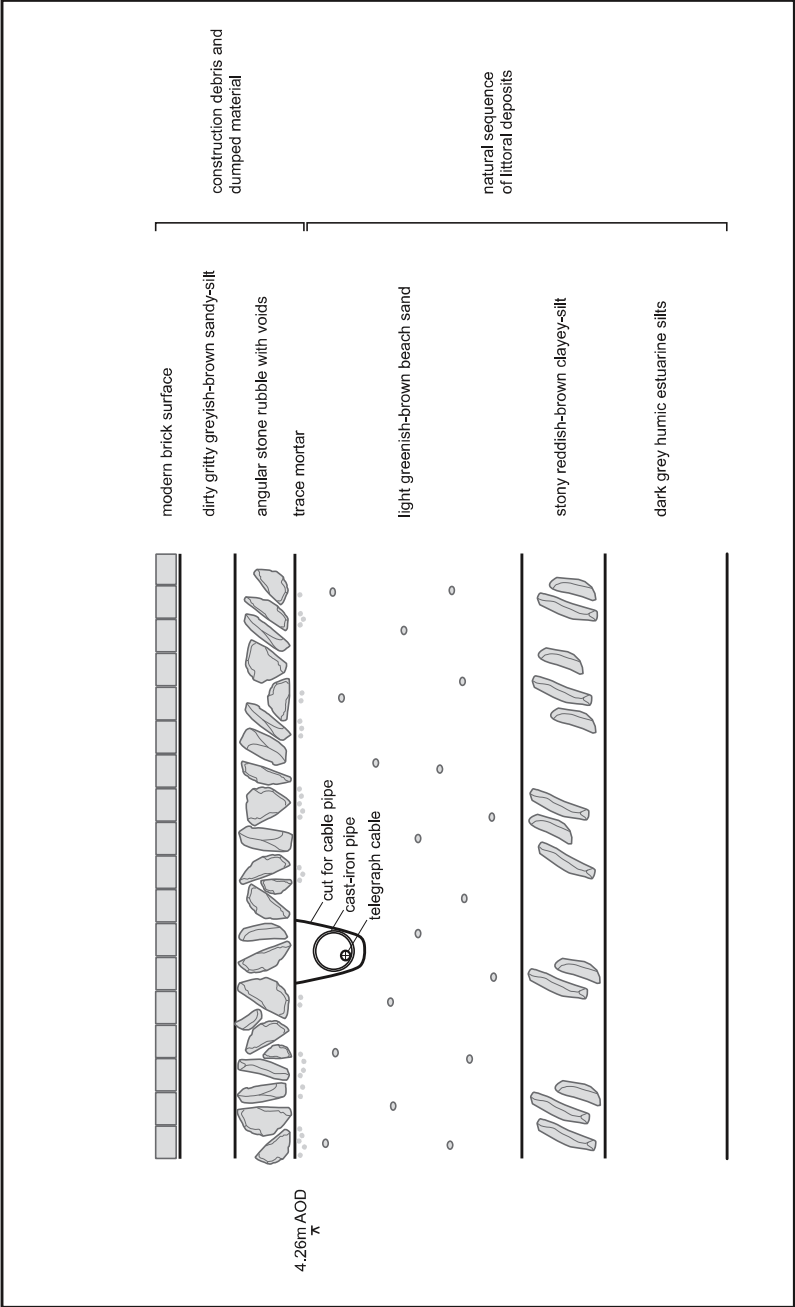


Fig. 11: Schematic west-facing section; where the telegraph cable enters the building.



Plate 1: The Old Cable House at Starehole Bay, Bolt Head, looking to the north. Built in 1869 for the connection to the French-American telegraph cable. (Arjay Series; P0105 - Cookworthy Museum)



Plate 2: Salcombe, Bolt Head and North Sands bay (undated). Cable Cottage is circled in red. (P4116bd - Cookworthy Museum).



Plate 3: View of Bolt Head, North Sands and The Moults at Salcombe from the north, circa 1900. Cable Cottage can be seen in the centre of the image. (P1108.13 - Cookworthy Museum)



Plate 4: Postcard captioned 'North Sands and Bolt Head, Salcombe'. View from Sandhills Road, looking down to the beach, 1910-1930. Cable Cottage is circled in red. (P1400.8.16 (P2172a) - Cookworthy Museum)



Plate 5: Postcard captioned 'Salcombe - North Sands Valley'. No. 197. Looking down the valley towards the sea , with Hanger Mill in the foreground, with the waterwheel visible and building work going on. 1910-1930. Cable Cottage is circled in red. (P1400.8.11 (P2167a) - Cookworthy Museum).



Plate 6: Detail of above showing Cable Cottage.

Appendix 1

BRIEF FOR HISTORIC BUILDING RECORDING

Location: Cable Cottage, Cliff Road, Salcombe, TQ8 8LD
Parish: Salcombe
District: South Hams
County: Devon
NGR: SX72983816
Planning Application no: 41/0039/08/F
Proposal: Removal of structurally unsound cottage and erection of new dwelling
Historic Environment Service ref: Arch/dc/sh/12797

1. INTRODUCTION AND ARCHAEOLOGICAL BACKGROUND

1.1 This brief has been prepared by the Devon County Council Historic Environment Service (HES), at the request of Michael Warner, with regard to the archaeological works - in this case a programme of historic building fabric recording - required as a condition of planning consent for the above works.

1.2 In accordance with PPG15 (1994) Planning and the Historic Environment, PPG16 (1990) Archaeology and Planning Policy and the Local Development Framework Policy on archaeology, consent has been granted, conditional upon a programme of archaeological work being undertaken. This condition requires that:

'No development shall take place until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the Planning Authority. The development shall be carried out at all times in strict accordance with the approved scheme, or such other details as may be subsequently agreed in writing by the Local Planning Authority.'

Reason: To ensure that an appropriate record is made of archaeological evidence that may be affected by the development.'

1.3 The principal objectives of the programme shall be to investigate and record any historic building fabric or architectural detail that is obscured removed or otherwise affected by the development.

1.4 This application is for the removal of (the structurally unsound) Cable Cottage and erection of a new dwelling. Cable Cottage is shown on the 1st edition Ordnance Survey map (this map dates from the 1880's-1890's) as "Telegraph Cable House", and thought to date to the 1860's. The site is related to early transatlantic cable technology, and is the point where a submarine cable came onshore. It is thought that some of the cable is still accessible below the house. This building is an important component of the history of transatlantic communications, and, as such, it is important for a record to be made of the historic parts of the building before it is demolished. Therefore, the building recording will be focussed on the historic building, and not on any modern (mid-20th century) extensions or alterations to the building.

1.5 This Brief covers the application area as defined in the plans submitted in support of this application.

2. WRITTEN SCHEME OF INVESTIGATION

2.1 This document sets out the scope of the works required to record the historic fabric affected by the proposed development and will form the basis of the *Written Scheme of Investigation* to be prepared by the archaeological consultant and approved by the HES and the Local Planning Authority (LPA).

2.2 The Written Scheme of Investigation must be submitted by the applicant or on their behalf by their agent or archaeological consultant and approved by the HES and the Local Planning Authority *prior* to any development commencing on site.

3. PROGRAMME OF ARCHAEOLOGICAL WORKS

3.1 Desk-based assessment

The programme of work shall include detailed desk-based research to allow the historic and archaeological context of the site to be fully understood. This work will, as a minimum, consist of:

Examination of material currently held in the Devon County Council Historic Environment Record, County Hall, Exeter - to also include examination of the HER and any other relevant sources of information.

Examination of cartographic, printed and documentary sources available in the Westcountry Studies Library, Castle Street, Exeter, EX4 3PQ.

Examination of cartographic, printed and documentary sources available in the Devon Record Office, Great Moor House, Bittern Road, Sowton, Exeter.

Site inspection of the development.

Inspection of any available test pits or geotechnical logs.

Local/National museums/collections, Public Record Office, NMR, etc.

Add other sources as appropriate for the site.

Any other assessment technique as agreed to be appropriate in consultation with the HES.

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 Historic building recording

3.2.1 Appraisal of historic fabric/building

An appraisal shall be made of the standing building, taking into account the results of the desk-based assessment; this will endeavour to broadly determine the extent, quality and nature of surviving historic building fabric. The results of this

appraisal will be made known to the HES in an agreed format to allow the appropriate level of building recording to be determined.

A record shall be made of the historic fabric of the building affected by the demolition. This works shall conform to the appropriate level of recording as set in *Understanding Historic Buildings: A guide to good recording practice - English Heritage Heritage 2006* (available on-line at the English Heritage website).

The level of historic building recording will be decided based on the historic building appraisal (see above), and in discussion with the HES. This is likely to be level 2 or 3 (as described in outline below):

Level 2 is a **descriptive record**, made in circumstances similar to those of Level 1 but when more information is needed. It may be made of a building which is judged not to require any fuller record, or it may serve to gather data for a wider project. Both the exterior and the interior will be viewed, described and photographed. The record will present conclusions regarding the building's development and use, but will not discuss in detail the evidence on which these conclusions are based. A plan and sometimes other drawings may be made but the drawn record will normally not be comprehensive and may be tailored to the scope of a wider project.

OR

Level 3 is an **analytical record**, and will comprise an introductory description followed by a systematic account of the building's origins, development and use. The record will include an account of the evidence on which the analysis has been based, allowing the validity of the record to be reexamined in detail. It will also include all drawn and photographic records that may be required to illustrate the building's appearance and structure and to support an historical analysis. The information contained in the record will for the most part have been obtained through an examination of the building itself. If documentary sources are used they are likely to be those which are most readily accessible, such as historic Ordnance Survey maps, trade directories and other published sources. The record will not normally discuss the building's broader stylistic or historical context and importance at any length. It may, however, form part of a wider survey – thematic or regional, for example – of a group of buildings, in which additional source material contributes to an overall historical and architectural synthesis. A Level 3 record may also be appropriate when the fabric of a building is under threat but time or resources are insufficient for detailed documentary research, or where the scope for such research is limited.

3.3 The photographic record shall be made in B/W print supplemented by digital or colour transparency. 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.

3.4 The consultant should make themselves familiar with the specification required for each of the recording levels. The detail of the proposed archaeological works should be set out in the Written Scheme of Investigation, including reference to the appropriate IFA and scientific guidelines for the analysis and dating of the historic buildings.

3.5 Should significant historical and/or architectural elements be exposed within the building by conversion/construction works the South Hams District Council Conservation Officer, and the HES will be informed. The applicant will ensure that any such exposed elements remain undisturbed until their significance can be determined and to allow consideration for their retention *in situ*.

4. MONITORING

4.1 The archaeological consultant shall agree monitoring arrangements with the County Historic Environment Service and the District Conservation Officer 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.

5. REPORTING

5.1 The reporting requirements will be confirmed with the HES on completion of the site work.

5.2 The report shall be prepared collating the written, graphic, visible and recorded information outlined above. The report shall include plans of the features, including their location, description of the historic building fabric, architectural features of interest, below-ground archaeological deposits and artefacts together with their interpretation. It is recommended that a draft report is submitted to the HES for comment prior to its formal submission to the Local Planning Authority.

A copy of this brief shall be included in the report.

5.3 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 an interim report will be produced. A copy of this brief shall be included in the report.

5.4 In addition to the copy supplied to the Local Planning Authority a copy of the report will also be submitted to the South Hams District Council's Conservation Officer - address below.

5.5 On completion of the report, in addition to copies required by the Client and the District Council Conservation Officer, 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 historic fabric, architectural features, below-ground remains, finds be encountered, 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.

6. PERSONNEL

6.1 The recording work shall be carried out by a professional historic building specialist to be agreed with the HES. Staff must be suitably qualified and experienced for their project roles. All work should be carried out under the control of a member of the Institute of Historic Building Conservation (IHBC), or by a specified person of equivalent standing and expertise. The Written Scheme of Investigation will contain details of key project staff and specialists who may contribute during the course of the works - excavation and post-excavation.

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

6.3 The archaeological consultant shall give the HES two weeks notice of commencement of works and shall be responsible for agreeing monitoring arrangements. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.

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

6.5 The work shall be carried out in accordance with *IFA Standards and Guidance for the archaeological investigation and recording of standing buildings or structures (1996)*, as amended (2001).

7. DEPOSITION OF ARCHIVE AND FINDS

7.1 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 Written Scheme of Investigation.*

7.2 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.

7.3 The artefact discard policy must be set out in the Written Scheme of Investigation.

7.4 The condition placed upon this development will not be regarded as discharged until the report has been produced and submitted to the HES and the LPA, the site archive deposited and the OASIS form submitted.

8. CONTACT NAME AND ADDRESS

Graham Tait, Archaeologist, Historic Environment Service, Devon County Council, Matford Offices, County Hall, Exeter, EX2 4QW Tel: 01392 382214 Fax: 01392 383011 E-mail: graham.tait@devon.gov.uk

Richard Gage, Conservation and Design Officer, South Hams District Council, Follaton House, Plymouth Road, Totnes, Devon. TQ9 5NE Tel: (01803) 861205 Fax: 01803 861166 E-mail: richard.gage@southhams.gov.uk

1st July 2009

Appendix 2

WRITTEN SCHEME OF INVESTIGATION FOR HISTORICAL BUILDING RECORDING AND ARCHAEOLOGICAL MONITORING AND RECORDING AT CABLE COTTAGE, CLIFF ROAD, SALCOMBE, DEVON.

Location: Cable Cottage
Parish: Salcombe
District: South Hams
County: Devon
NGR: SX72983816
Planning Application No: 41/0039/08/F
Proposal: Removal of structurally unsound cottage and erection of new dwelling
HES ref: Arch/dc/sh/12797

1.0 INTRODUCTION

1.1 This document forms a Written Scheme of Investigation (WSI) which has been produced by South West Archaeology (SWARCH) at the request of Mr M. Warner (the Client), and sets out the methodology for historic building recording of Cable Cottage, Cliff Road, Salcombe, to be undertaken prior to demolition of the cottage, archaeological monitoring of any disturbance of historic contexts associated with the new build and for related off site analysis and reporting. The WSI and the schedule of work it proposes conforms to a brief as supplied by the Devon County Historic Environment Service (DCHES).

The work is being commissioned in accordance with PPG15 (1994) Planning and the Historic Environment, PPG16 (1990) Archaeology and Planning Policy and the Local Development Framework Policy on archaeology and the archaeological condition attached to the planning consent, which states that;

'No development shall take place until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the Planning Authority. The development shall be carried out at all times in strict accordance with the approved scheme, or such other details as may be subsequently agreed in writing by the Local Planning Authority.'

Reason: To ensure that an appropriate record is made of archaeological evidence that may be affected by the development.'

2.0 ARCHAEOLOGICAL BACKGROUND

Cable Cottage is shown on the 1st edition Ordnance Survey map (this map dates from the 1880's- 1890's) as "Telegraph Cable House", and thought to date to the 1860's. The site is related to early transatlantic cable technology, and is the point where a submarine cable came onshore. It is thought that some of the cable is still accessible below the house. This building is an important component of the history of transatlantic communications, and, as such, it is important for a record to be made of the historic parts of the building before it is demolished.

3.0 AIMS

3.1 The principal objectives of the work will be to:

- 3.1.1 To place the building in its historic context and form an understanding of the importance of the building in relation to the transatlantic cable technology.
- 3.1.2 To investigate and record any historic building fabric or architectural detail that is obscured removed or otherwise affected by the development.
- 3.1.3 To analyse and report on the results of the project as appropriate.

4.0 METHOD

4.1 Health and Safety requirements will be observed at all times by any archaeological staff working on site.

- 4.1.1 Appropriate PPE will be employed at all times.
- 4.1.2 The site archaeologist will undertake any site safety induction course provided by the client.
- 4.1.3 Should the sides of any trenches, or any built structures be deemed unstable, by virtue of depth or composition, trenches or built structures will be adequately shored, shuttered or stepped to allow safe access. The provision of such measures will be the responsibility of the client.

4.2 The desk-based assessment:

The programme of work shall include desk-based work to place the development area 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 and the examination of other *known* relevant cartographic, documentary and photographic sources held by the Devon Record Office, North Devon Record Office, West Country Studies Library, the County Historic Environment Service, Local/National museums/collections, the Public Record Office and NMR, etc. and other sources as appropriate for the site. A site inspection of the development will be undertaken and inspection of any available test pits or geotechnical logs.

The reporting requirements for the desk-based work will be confirmed in consultation with the HES.

4.3 Historic building recording:

An archaeological record of the building will be undertaken prior to the start of development works on site with the aim of a greater understanding of the building and the identification and recording of any historic features. The work shall be carried out in accordance with *IFA Standards and Guidance for the archaeological investigation and recording of standing buildings or structures (1996)*, as amended (2001 & 2008). The

recording will be based on English Heritage Level 2 (*Understanding Historic Buildings: A guide to good recording practice*) guidelines.

Level 2 is a **descriptive record**, made in circumstances similar to those of Level 1 but when more information is needed. It may be made of a building which is judged not to require any fuller record, or it may serve to gather data for a wider project. Both the exterior and the interior will be viewed, described and photographed. The record will present conclusions regarding the building's development and use, but will not discuss in detail the evidence on which these conclusions are based. A plan and sometimes other drawings may be made but the drawn record will normally not be comprehensive and may be tailored to the scope of a wider project.

The building record will consist of:

- 4.3.1 A written description and analysis of the form and function of the building including evidence for different periods of build;
 - 4.3.2 A drawn record of the building to include a location plan, a detailed plan and elevations of the structure at an appropriate scale;
 - 4.3.3. Digital photographic record of the building will be undertaken in an archival form that is acceptable to the receiving museum;
 - 4.3.4 A record will be made of the external and internal (where possible) appearance of the building, the means of construction, the material construction and any feature of architectural or historic interest.
 - 4.3.5 The position of features relating to the function of the building as a "Telegraph Cable House" will be recorded on the relevant drawings listed above.
- 4.4 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. Monitoring will continue until the deposition of the site archive and finds.

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. This will include relevant correspondence together with field drawings, and environmental, artefactual and photographic records. The archive will be deposited with the Plymouth City Museum under an accession number to be agreed (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) 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 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 as soon as possible following completion of fieldwork, and submitted to the DCHES, the South Hams District Council's Conservation Officer and the Client. One hard copy and one PDF copy of the report will be provided to the HES 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 WSI;
 - 5.3.3 A location plan and overall site plan including the location of the building;
 - 5.3.4 A detailed plan of the building and elevations at an appropriate scale;
 - 5.3.5 A description of the building including any features of historical significance;
 - 5.3.6 An assessment of significant historical and/or architectural features, environmental and scientific samples together with recommendations for further analysis;
 - 5.3.7 Any specialist reports commissioned;
- 5.5 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 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 will be provided to the HES 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 HER.
- 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 Devon County Historic Environment Service 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 under OASIS record number southwes 1-62029.

6.0 PERSONNEL

The project will be managed by Colin Humphreys, the building survey will be carried out by Colin Humphreys. 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: deblt@swarch.net

Appendix 1 – List of specialists

Building recording

Robert Waterhouse

13 Mill Meadow, Ashburton TQ13 7RN

Tel: 01364 652963

Richard Parker

Exeter Archaeology, Custom House, The Quay, Exeter, EX2 4AN

Tel: 01392 665521 exeter.arch@exeter.gov.uk

Conservation

Richard and Helena Jaeschke

2 Bydown Cottages, Swimbridge, Barnstaple EX32 0QD

Tel: 01271 830891

Curatorial

Alison Mills

The Museum of Barnstaple and North Devon

The Square, Barnstaple, North Devon. EX32 8LN

Tel: 01271 346747

Thomas Cadbury

Curator of Antiquities

Royal Albert Memorial Museum

Bradninch Offices, Bradninch Place, Gandy Street, Exeter EX4 3LS

Tel: 01392 665356

Fiona Pitt

Plymouth City Museum, Drake Circus, Plymouth, PL4 8AJ

Tel: 01752 204766

Geophysical Survey

Ross Dean

Substrata

GSB Prospection Ltd.

Cowburn Farm, Market Street, Thornton, Bradford, West Yorkshire, BD13 3HW

Tel: 01274 835016

gsb@gsbprospection.com

Human Bones

Louise Lou

Head of Heritage Burial Services, Oxford Archaeology, Janus House, Osney Mead, Oxford, OX2 OES

Tel: 01865 263 800

Lithics

Martin Tingle

Higher Brownston, Brownston, Modbury, Devon, PL21 OSQ martin@mtingle.freerve.co.uk

Metallurgy

Sarah Paynter

Centre for Archaeology, Fort Cumberland, Fort Cumberland Road, Eastney, Portsmouth PO4 9LD

Tel: 02392 856700 sarah.paynter@english-heritage.org.

Palaeoenvironmental/Organic

Vanessa Straker

English Heritage SW, 29 Queen Square, Bristol BS1 4ND Tel: 0117 9287961 vanessa.straker@english-heritage.org.uk

Dana Challinor (wood identification)

Lavender Cottage, Little Lane, Aynho, Oxfordshire OX17 3BJ Tel: 01869 810150 dana.challinor@tiscali.co.uk

Julie Jones (plant macro-fossils)

juliedjones@blueyonder.co.uk

Heather Tinsley (pollen analysis)

heathertinsley@aol.com

Ralph Fyffe (pollen analysis) University of Plymouth

Pottery

John Allen,

Exeter Archaeology, Custom House, The Quay, Exeter, EX2 4AN

Tel: 01392 665918

Henrietta Quinnell

39D Polsloe Road, Exeter EX1 2DN

Tel: 01392 433214

Timber Conservation

Liz Goodman

Specialist Services, Conservation Museum of London, 150 London Wall, London EC2Y 5HN

Tel: 0207 8145646 lgoodman@museumoflondon.org.uk

Appendix 3

List of Jpegs on CD to the rear of the report

Building Survey

Ground floor

1. The front of the building viewed from the east.
2. As above from the south east.
3. As above.
4. As above from the south.
5. As above from the south west.
6. As above from the west showing the modern extension to the rear.
7. The gable at the front of the building viewed from the south.
8. Detail showing the relieving arch over the ground floor window.
9. The gable and side wall viewed from the west.
10. As above showing the side wall and chimney stack.
11. As above viewed from the north.
12. The modern conservatory at the rear of the building viewed from the north.
13. As above viewed from the north west.
14. As above.
15. The rear of the building showing the modern extension and conservatory viewed from the west.
16. As above viewed from the north.
17. The modern extension viewed from the north west.
18. The porch on the front of the building viewed from the south.
19. The front door.
20. The hallway viewed from the north west looking towards the front door.
21. Detail of above.
22. The stairs viewed from the north west.
23. As above viewed from the south.
24. As above.
25. The doorway at the rear of the hallway leading to the lobby (4).
26. Lobby (4) viewed from the north west.
27. As above.
28. The window in the rear of the sitting room (3) viewed from the north west.
29. The doorway in the rear of the sitting room (3) viewed from the north west.
30. The shower room and passageway viewed from the conservatory (6).
31. The sitting room (3) viewed from the north west.
32. As above.
33. Detail of above.
34. The sitting room (3) viewed from the south east.
35. As above showing the fireplace in the north east wall.
36. The doorway between the sitting room (3) and the hallway (1) viewed from the east.
37. The sitting room (3) showing the doorway and window in the rear wall.
38. The foundation to the north east external wall beneath the floor of the sitting room.
39. As above.
40. The dining room (2) showing the blocked fireplace in the south west wall.
41. The doorway between the dining room (2) and the hallway (1) viewed from the south.
42. The dining room (2) with the kitchen (5) beyond viewed from the south east.
43. The reverse of above.
44. The kitchen (5) viewed from the north east.
45. The reverse of above.
46. The box containing the cable in the dining room (2).
47. As above.
48. As above.

First floor

49. The stairs viewed from the first floor.
50. The hallway (2) viewed from the south west.
51. As above viewed from the north west.
52. As above viewed from the south east showing the doorway to bathroom (2).
53. The passageway between bedroom (1) and the hallway viewed from the south west.
54. Bedroom (1) viewed from the south west.
55. Bedroom (2) viewed from the north.
56. Bedroom (3) viewed from the north.
57. Bedroom (4) viewed from the south.

Demolition

1. View along the south side of the house, showing the brick extension abutting the property wall, viewed from the east.
2. View of the brick extension abutting the property wall, viewed from the north east.
3. The east elevation of Cable Cottage, the south side, partially demolished, viewed from the east.
4. The east elevation of Cable Cottage, the north side, partially demolished, viewed from the south east
5. The cable 'chamber' beneath the floor of the cottage, during demolition, viewed from the west.
6. The cable with the cast-iron conduit, viewed from the west.
7. As above.
8. As above, following the removal of the conduit.
9. The east wall of the cottage, showing the internal dwarf-wall abutting the exterior wall, viewed from the south west.
10. The mortar wall foundation, as torn out by the excavator, viewed from the south.
11. Section of the cottage wall, foundation and subsoils, on the east side of the cottage, viewed from the south west.
12. The mortar foundations, with estuarine silts adhering to the base.
13. The telegraph cable inside armour.
14. As above.
15. The section, along the former east wall of the cottage, showing subsoils, viewed from the north west.
16. The section, at the point the telegraph cable enters the house cavity, showing subsoils, viewed from the west.
17. The telegraph cable exiting the cast-iron conduit, viewed from the west.
18. As above
19. View of the site from across the bay/inlet, viewed from the north east.
20. As above.