

Archaeological Services & Consultancy Ltd

**HISTORIC BUILDING RECORDING & WATCHING BRIEF:
BAPTIST CHURCH
89 HIGH STREET
TRING
HERTFORDSHIRE**

NGR: SP 9226 1135

on behalf of High Street Baptist Church



Karin Semmelmann MA AIFA

March 2008

ASC: 1028/TBC/2

Letchworth House
Chesney Wold, Bleak Hall,
Milton Keynes MK6 1NE
Tel: 01908 608989 Fax: 01908 605700
Email: office@archaeological-services.co.uk
Website: www.archaeological-services.co.uk



Site Data

<i>ASC project code:</i>	TBC	<i>ASC Project No:</i>	1028
<i>OASIS ref:</i>		<i>Event/Accession no:</i>	
<i>County:</i>	Hertfordshire		
<i>Village/Town:</i>	Tring		
<i>Civil Parish:</i>	Tring		
<i>NGR (to 8 figs):</i>	SP 9226 1135		
<i>Present use:</i>	Church		
<i>Planning proposal:</i>	Rebuilding of the entrance area		
<i>Planning application ref/date:</i>	4/1937/07		
<i>Local Planning Authority:</i>	Dacorum District Council		
<i>Date of fieldwork:</i>	3 rd January – 21 st February 2008		
<i>Client:</i>	High Street Baptist Church 89 High Street Tring Hertfordshire HP23 4AB		
<i>Contact name:</i>	Kevin Rodgers		

Internal Quality Check

<i>Primary Author:</i>	Karin Semmelmann	<i>Date:</i>	11 th March 2008
<i>Revisions:</i>		<i>Date:</i>	
<i>Edited/Checked By:</i>		<i>Date:</i>	

© Archaeological Services & Consultancy Ltd

No part of this document is to be copied in any way without prior written consent.

Every effort is made to provide detailed and accurate information. However, Archaeological Services & Consultancy Ltd cannot be held responsible for errors or inaccuracies within this report.

© Ordnance Survey maps reproduced with the sanction of the Controller of Her Majesty's Stationery Office.
ASC Licence No. AL 100015154

CONTENTS

Summary.....	4
1. Introduction	4
2. Aims & Methods	7
3. Historical Background	9
4. Description	11
5. Watching Brief	15
6. Conclusions	18
7. Acknowledgements	19
8. Archive	19
9. References	20

Appendices:

List of Photographs.....	21
ASC OASIS Form	28

Figures:

1. General location	3
2. Site location	6
3. Floor plan.....	14
4. Groundworks	17
5. Ground floor photos	22
6. First floor photos	23

Plates:

Cover: Baptist Church from the High Street (Photograph © John Credland LBIPP)

1. Main entrance	11
2. Entrance lobby looking north	12
3. Reception area looking north.....	12
4. Reception area looking south	13
5. Glass screen from the church	13
6. South facing trench section	15
7. Walls within the internal trench	15
8. External trench looking south.....	16

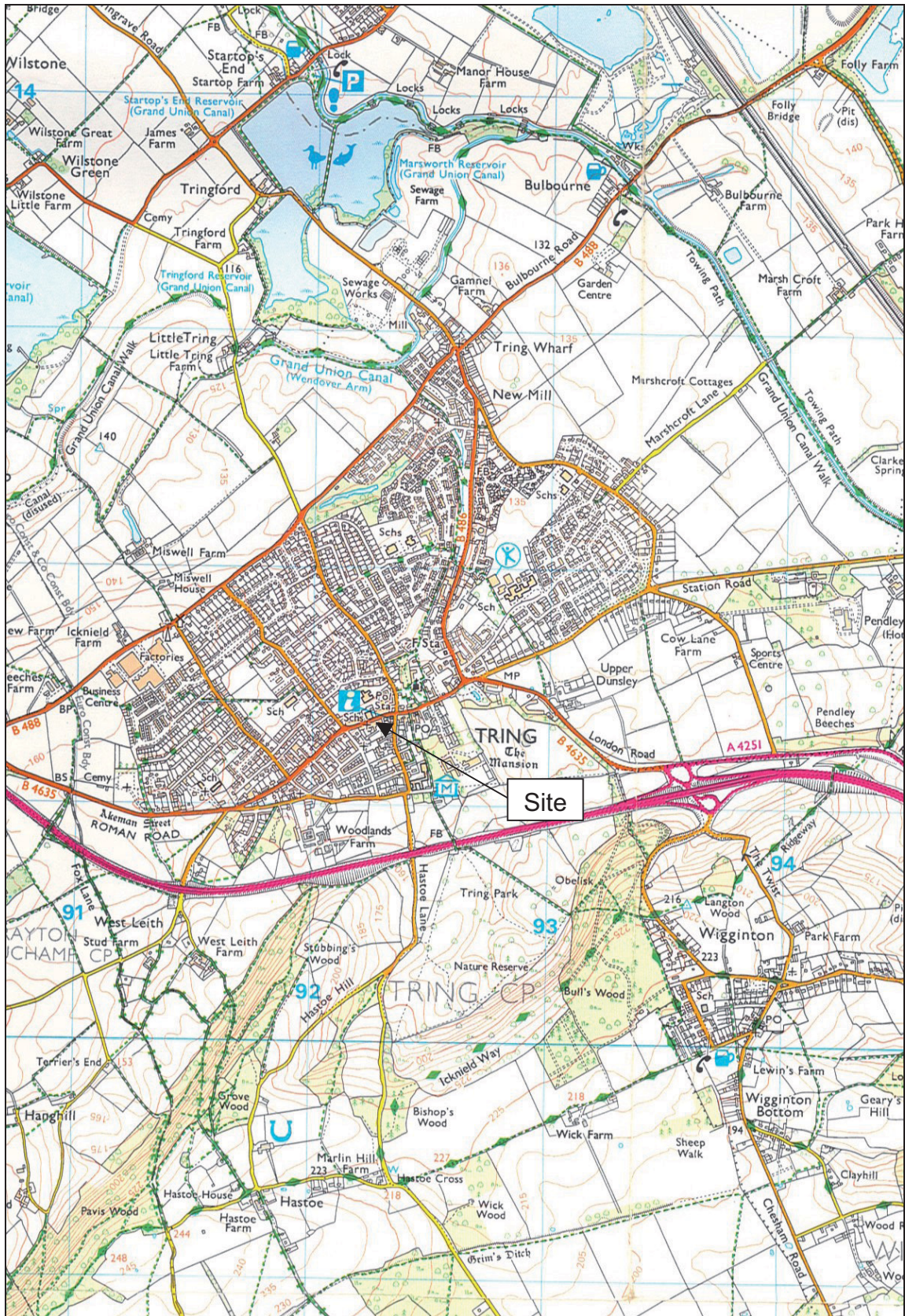


Figure 1: General location (scale 1:25,000)

Summary

In January and February 2008 Archaeological Services and Consultancy Ltd (ASC) carried out historic building recording and a watching brief at the Baptist Church, 89 High Street, Tring, Hertfordshire as a condition of planning permission for the development of the building.

The Baptist Church, which was built in 1886, is a brick built structure with steep slate roofs incorporating meeting rooms, an office and a kitchen to the rear. It has been renovated in recent years to create indoor WCs and a vestry within the existing floorspace, to replace the roofs, windows, flooring on the ground floor and to update the kitchen and office.

The current project, which includes the rebuilding of the entrance area to provide new external access, double doors into the church and a revamped lobby area, has required the excavation of a single trench within the building and another to the east of the main entrance. No archaeological features were revealed during the project, which would suggest that the church was built on a site that had been peripheral to the main settlement.

1 Introduction

1.1 In January and February 2008 *Archaeological Services and Consultancy Ltd (ASC)* carried out historic building recording and a watching brief at the Baptist Church, 89 High Street, Tring, Hertfordshire (NGR SP 9226 1135: Fig. 1). The project was commissioned by the High Street Baptist Church, and was carried out according to a project design prepared by ASC (Brown 2008) following discussions with *Kate Batt* of *Hertfordshire County Council Historic Environment Unit*, the archaeological advisor (AA) for *Dacorum District Council*. The relevant planning application reference is 4/1937/07.

1.2 *Planning Background*

This building recording and watching brief project has been required under the terms of *Planning Policy Guidance Notes 15 and 16 (PPG15 & PPG 16)* as a condition of planning permission for the development of the building.

1.3 *Archaeological Services & Consultancy Ltd*

Archaeological Services & Consultancy Ltd (ASC) is an independent archaeological practice providing a full range of archaeological services including consultancy, field evaluation, mitigation and post-excavation studies, historic building recording and analysis. ASC is recognised as a *Registered Archaeological Organisation* by the Institute of Field Archaeologists, in recognition of its high standards and working practices.

1.4 *Management*

The project was carried out under the overall direction of **Bob Zeepvat** BA MIFA. Bob is an established archaeologist with extensive experience in managing archaeological projects, of a wide range of fieldwork in both rural and urban environments, of post-excavation, publication and presentation projects, and of work on a wide range of

historic buildings and structures. He holds a first degree from the University of Leicester, and has been a validated Member of the Institute of Field Archaeologists since 1986. He has been involved in the management of archaeological projects since the late 1970s, formerly as Senior Field Archaeologist for the *Milton Keynes Archaeology Unit*, and as Project Manager for the *Hertfordshire Archaeological Trust*.

1.5 ***The Site***

1.5.1 *Location & Description*

The site is situated within the centre of Tring on the south side of the High Street. The site encompasses the Baptist Church's main building and is located at NGR 92269 11354. The application area lies at a height of *c.*140 OD.

The building is brick built under a tiled roof and is located directly on the High Street. It is bounded by a commercial building to the east and a residential property to the west.

1.5.2 *Proposed Development (Fig. 4)*

The development proposal includes the rebuilding of the entrance area to provide new external access, double doors into the church and a revamped lobby area.

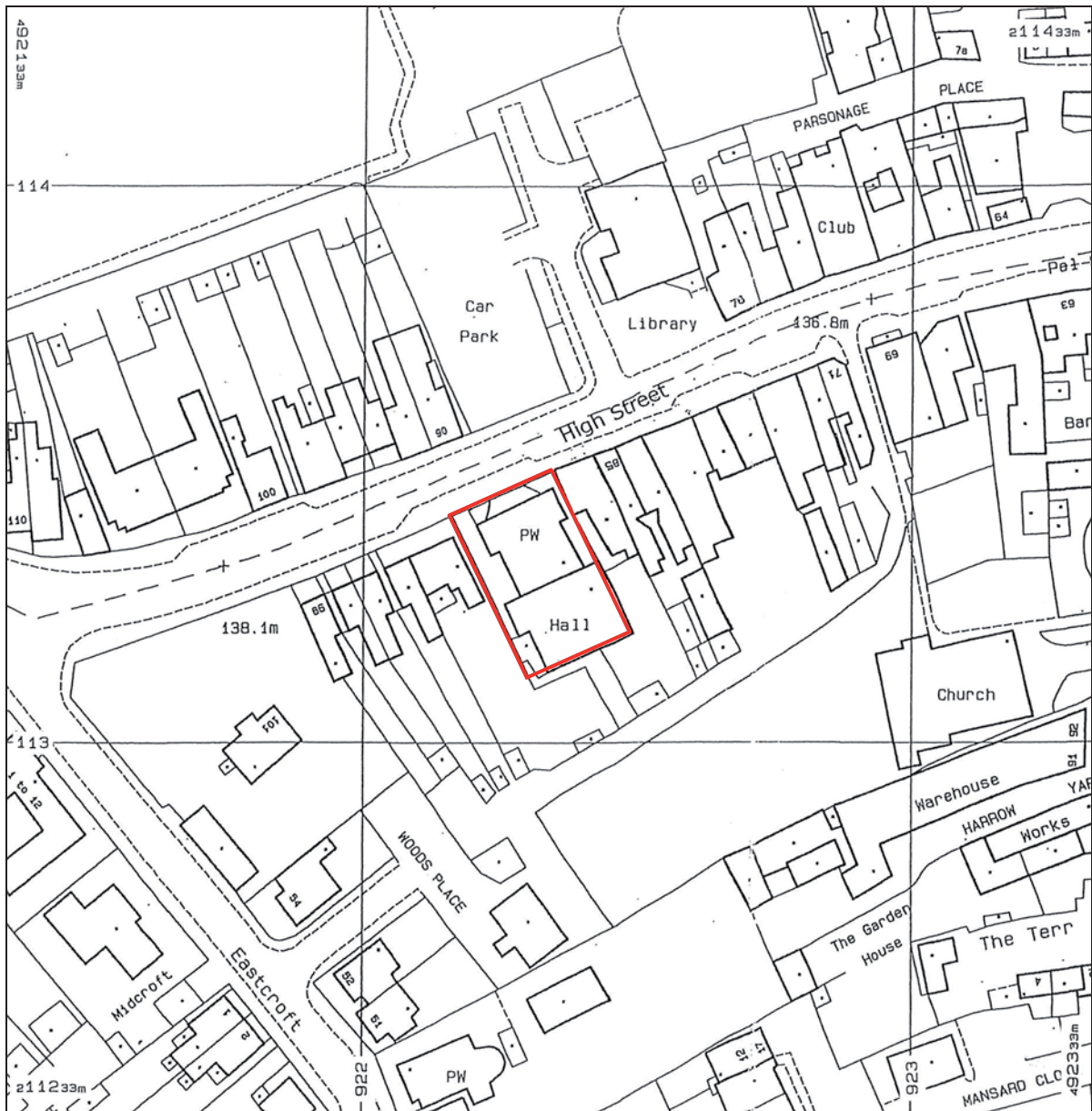


Figure 2: Site plan (scale 1:1250)

2 Aims & Methods

2.1 Aims

In line with the requirements of the correspondence with the AA, the aims of the building recording were:

2.1.2 Building Recording

- To record the areas of the building to be affected by the development proposal prior to any works beginning on the site. Subsequent additions to the record were made of the interventions and alterations to the fabric caused by the above development proposals. Photographs had been taken of all the rooms within the church before the building recording requirements were finalised and these have been included in this report.

2.1.2 Watching Brief

- To consider the location, extent, date, character, condition, significance and quality of any surviving archaeological remains, which are liable to be threatened by the development.
- To produce an accurate and full record of the archaeology present, such that a permanent record will be made and the results presented in such a way that they may be re-examined and interpreted in the future.

2.2 Standards

The work conforms to the AA's requirements, to the relevant sections of the Institute of Archaeologists' *Code of Conduct* (IFA 2000) and *Standard & Guidance Notes* (IFA 2001), to current English Heritage guidelines (EH 2006), to the Association of Local Government Archaeological Officers East of England Region *Standards for Field Archaeology in the East of England* (ALGAO 2003), and to the relevant sections of ASC's own *Operations Manual*.

2.3 Methods

The work was carried out according to the AA's requirements, which included:

2.3.1 Building Recording

- A programme of historic building recording to English Heritage Level 1 (EH 2006).
- A watching brief on building works involving significant disturbance to the historic fabric of the building and any associated groundworks.

2.3.2 Watching Brief

- Examination of any service and foundation trenches and the subsequent recording of any exposed archaeological deposits

- Rapid examination of spoil-heaps for archaeological material
- A programme of post-excavation analysis, archiving and, if necessary, publication

2.4 ***Constraints***

The external groundworks could not be fully recorded as the concrete had been poured before ASC was informed that the trenches had been excavated.

3 Historical Background

3.1 The site lies partially within Area of Archaeological Significance number DAC10 as described in the local plan. This notes that Tring is a medieval village and that the parish church of St. Peter and St. Paul dates from the 13th century.

3.2 *Prehistoric*

The earliest evidence for human activity within Tring is the Bronze Age burial that was located c.1.3km north west of site (HER 620). This yielded a stone wrist guard when it was excavated in 1763. Another wrist guard was later discovered approximately 800m to the north of site (HER 1766).

3.3 *Iron Age*

Although there is no settlement evidence, Tring has produced evidence for a localised iron industry (HER 6069). Iron Age coins (HER 152) and a torc (HER 6059) have also been found nearby. A significant archaeological feature from the late bronze Age/early Iron Age is Grim's Ditch (HER 50), which is located to the south of the town Hunns 2000:2).

3.4 *Roman*

There is similarly little settlement evidence for the Roman period, despite the fact that there was a cemetery (HER 1525) to the northwest of the town and the present settlement lies within the angle of the Roman road, Akeman Street and the prehistoric track, Icknield Way.

3.5 *Anglo Saxon*

Tring lies within the part of the country that was controlled by the Danes in the late Saxon period. It is thought that the name "Tring" derived from the Danish 'thrithings', which was a land division of the Dacorum Hundred (*ibid*). On their website (<http://www.nottingham.ac.uk/english/ins/>), the English Place Name Society suggests that the name probably means, 'tree slope' and goes on to state that

In 1086, Tring gave its name to a hundred which was later absorbed into the present day Dacorum hundred (see entry). The site of the meeting-place is apparently unknown.

Before the Norman Conquest (1066), Tring Manor was held by Engelric and there were two sokemen who held two hides, which they could sell. 5 hides were also held of Ramsay Abbey, which could not be sold (VCH online).

3.6 *Medieval*

At the time of the Domesday Survey, Tring was held by Count Eustace of Boulogne, whose daughter and heir Maud married Stephen, afterwards king of England. Maud granted the manor to the abbey of St. Saviour's, Faversham. The abbey was granted free warren in 1296–7, a weekly market and a fair around the feast of SS Peter and Paul in 1315–6 (*ibid*). The manor was granted to the Archbishop of Canterbury in 1340 but was annexed by the Crown after the dissolution of the monasteries (Hunns 2000:5).

The site of the manor house is not known, but is thought to have been located by the present mansion or the church (Hunns 2000:4). The medieval settlement probably developed around the church, with the market located to the south of it. The present church dedicated to SS Peter & Paul dates from the 13th century and was modernised in the 15th century and again in the 19th century (Hunns 2000:4).

3.7 *Post Medieval*

The manor was acquired by Sir William Gore in 1705 whose family maintained it until 1872 when it was bought by Baron Lionel Nathan de Rothschild (*ibid*:7: VCH online).

The historical core of Tring remained relatively unchanged, despite what seems to be a thriving urban centre, until the mid 19th century when the town tripled in size expanding out to the west and north east.

It is during this period of expansion that the High Street Baptist Church, also known as the United Free Baptist Church, was built in 1886 (HER 10407). Built in the Gothic, Early English style it is a brick built building with steep slate roofs. A lecture hall was also attached to the rear of the main church building.

The Baptist Church at 89 High Street forms part of the long tradition of the non-conformist history of Tring dating back to the late 17th century, and is just one of seven non-conformist churches/chapels situated in the town.

3.8 *Modern*

A great deal of Tring was rebuilt in the late 18th to early 19th centuries by Lord Rothschild (1840-1915) and his architect William Huckvale, whose style can be seen all around Tring (*ibid*).

4 Description

- 4.1 The Baptist Church is a brick built structure comprising the main body of the church and a 2-storey extension to the rear containing meeting rooms, kitchen and office. The building has been restored fairly extensively to include a new roof to both parts of the building, a new floor in the ground floor of the church, the creation of the segregated reception area, the installation of partitions to the east and west of the platform in the church to create a vestry and internal WCs, the refitting of the office, kitchen and meeting rooms and the installation of new windows in the church.
- 4.2 The church has a small entrance lobby with a corridor leading off to both sides, at the end of which is a staircase leading to the gallery overlooking the church. Beneath the gallery is the reception area that is segregated from the church proper by a glass screen.
- 4.2 The areas affected by the present works are the steps leading up to the church, the entrance lobby and the reception area (Fig. 3). The three doors to the front of the building are to be replaced by timber doors with glass panels, part of the wall between the lobby and the reception area is to be replaced by a glass screen and the reception area is to be re-organised to include a new section of the screen between it and the main body of the church. This involves the loss of the three main doors to the front of the building, the window immediately behind the double doors to the street, the doors opening from the entrance lobby to the corridors on either side, and the modern glass doors from the reception into the church. The tiled floor in the lobby will also be replaced by a sisal carpet.



Plate 1: Main entrance

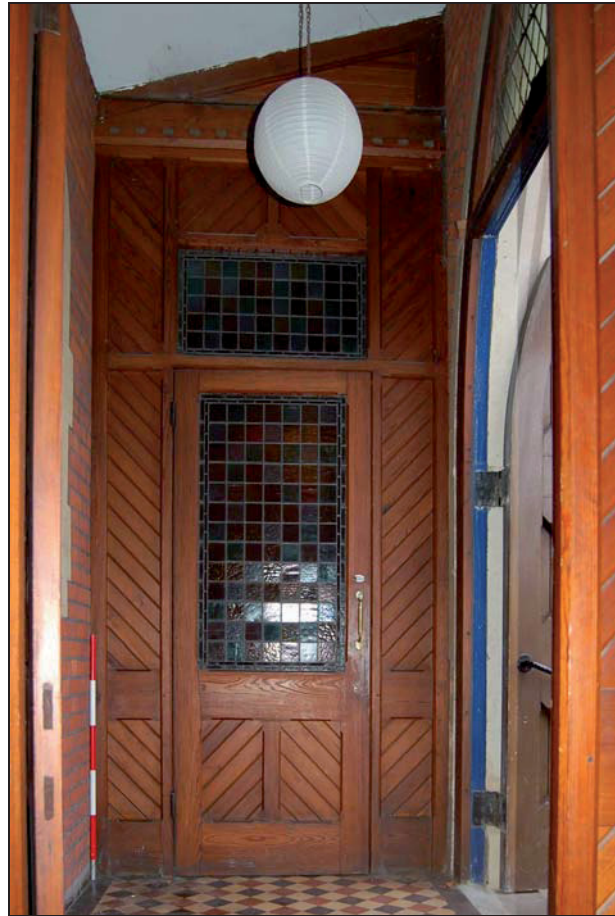


Plate 2: Entrance lobby looking north



Plate 3: Reception area looking north



Plate 4: Reception area looking south



Plate 5: Glass screen from the church

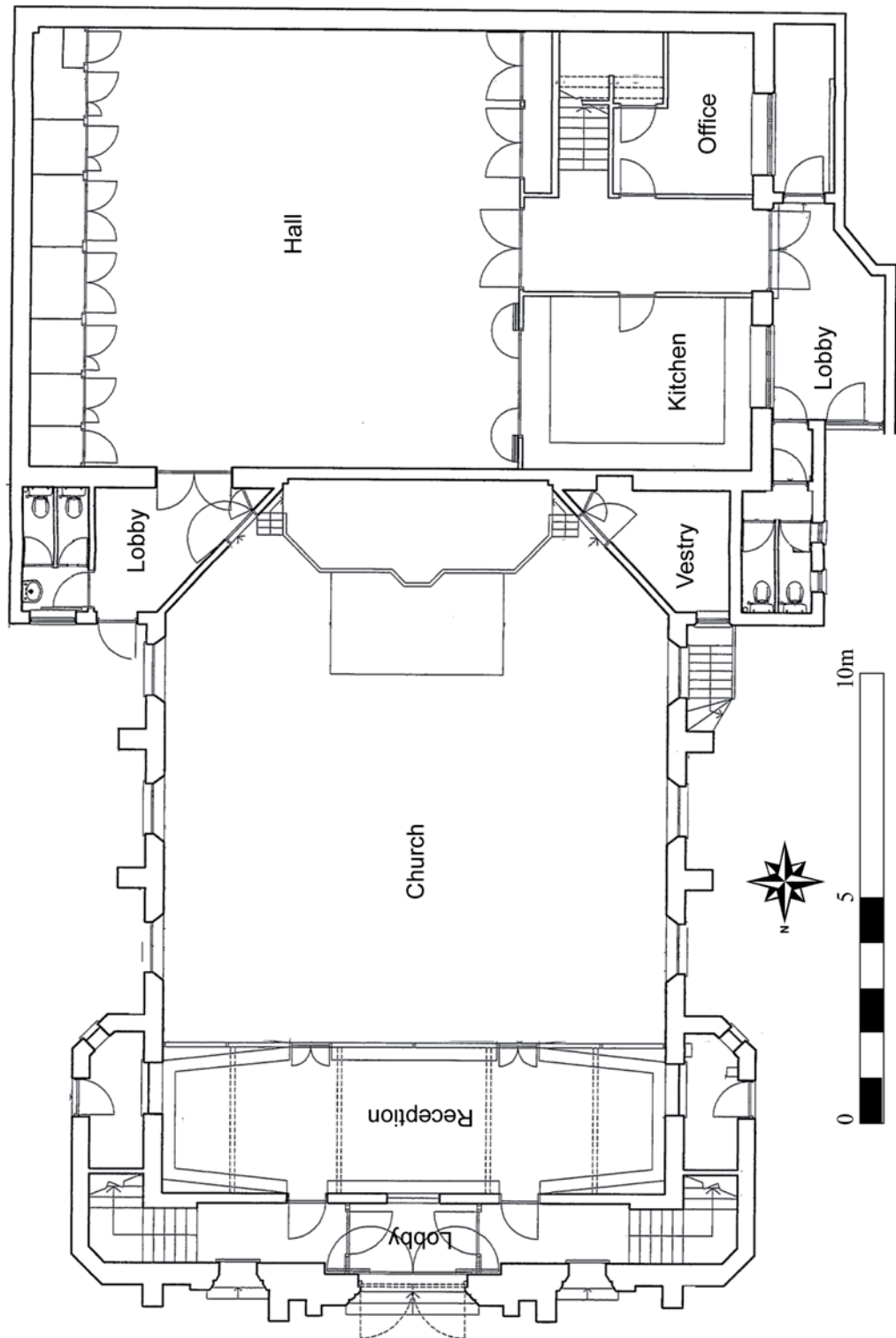


Figure 3: Floor plan (scale 1:150)

5 Watching Brief

5.1 *Internal Trench*

5.1.1 Two trenches were inspected during the course of the current restoration programme. The internal trench ran east – west along the line of the wall between the reception area and the lobby (Fig. 4). It was approximately 0.53m deep and up to 1.50m wide. The stratigraphy consisted of 0.02m of glazed floor tile over 0.045m of concrete. This lay over a 0.22m deep layer of hardcore that had been deposited over the chalk natural. A few fragments of post-medieval pot and brick/tile were recovered.

5.1.2 The trench abutted the east – west wall that was part of the original church fabric and a series of north – south aligned walls, between 0.31 and 1.50m apart, ran from the this towards the southern end of the church. These appear to have been a later insertion for the new floor.



Plate 6: South facing trench section



Plate 7: Walls within the internal trench

5.2 *External Trench*

- 5.2.1 The external trench had been excavated and backfilled before it could be fully recorded. What remained to be recorded was 0.40m wide and was located between 1.0 and 1.50m east of the front elevation (Plate 5). According to the sub-contractor, the trench was approximately 0.30m deep and cut only made ground.

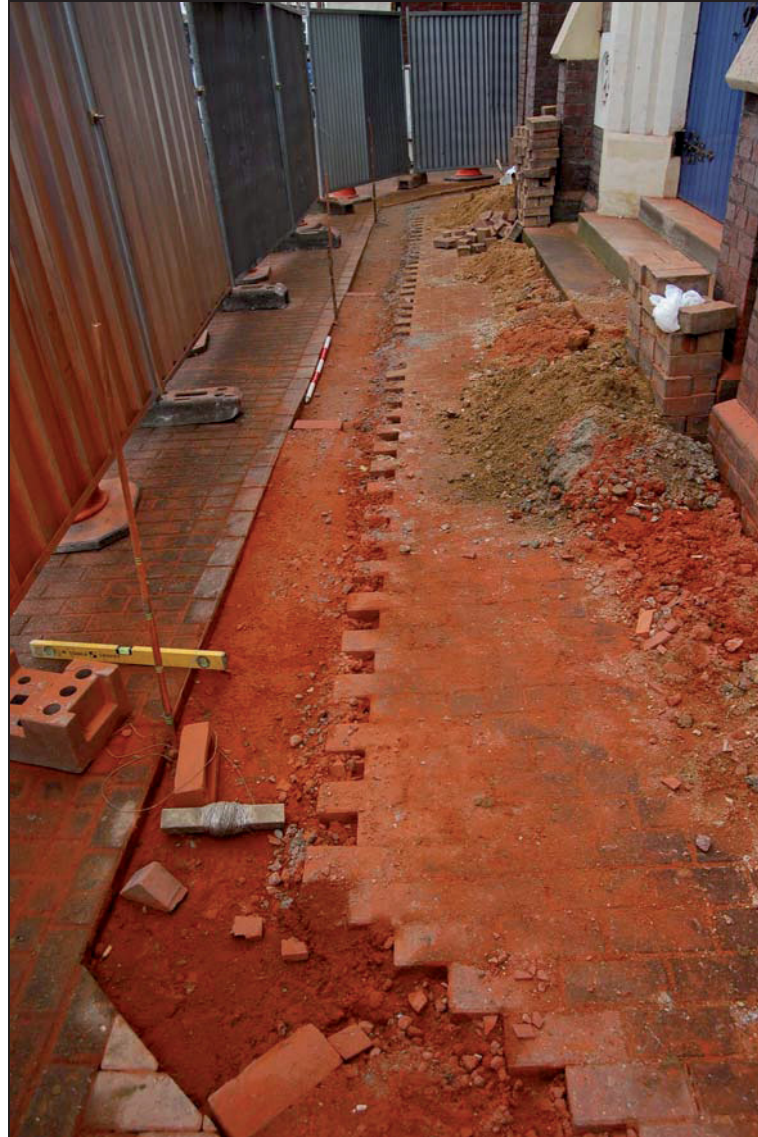


Plate 8: External trench looking south

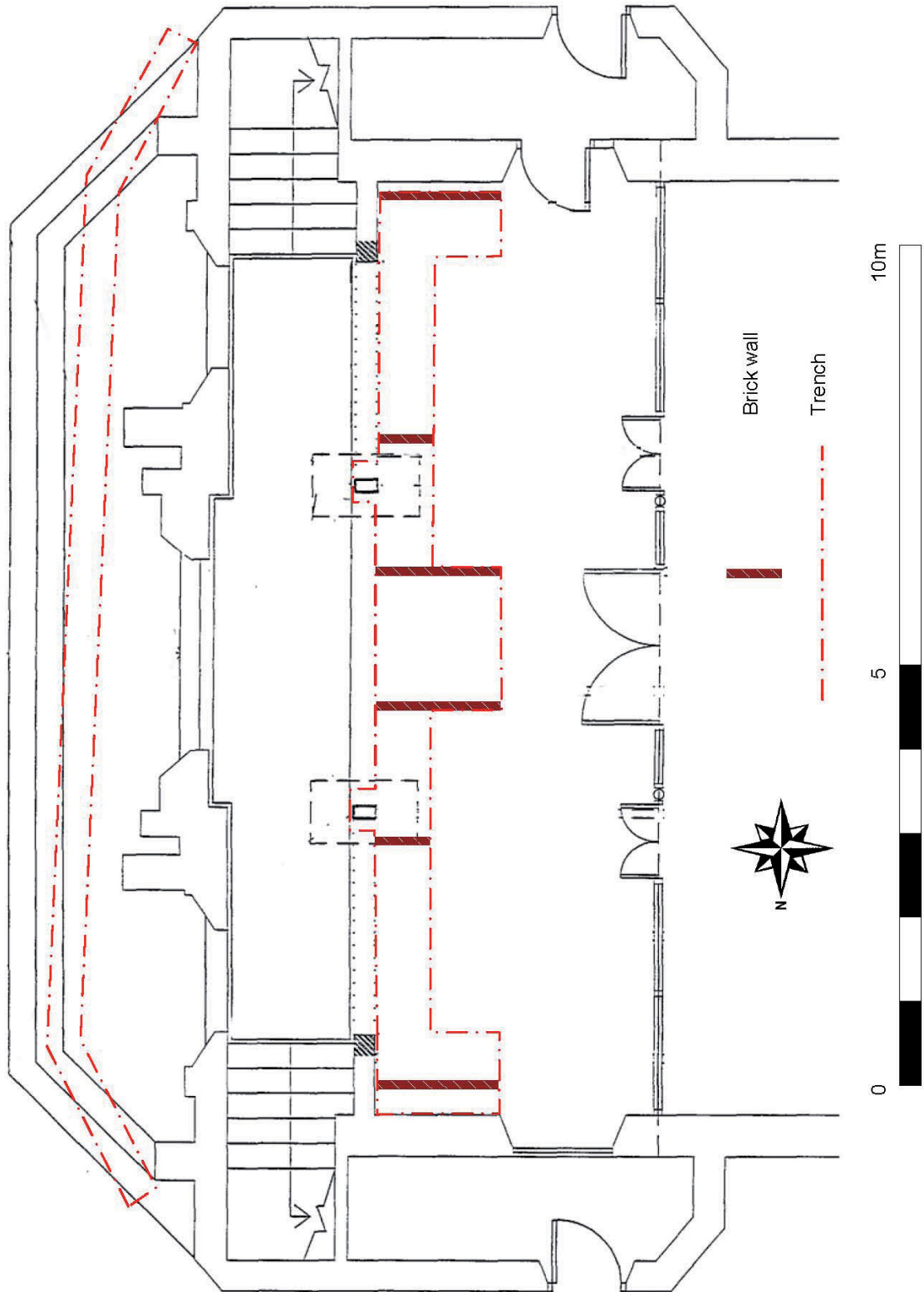


Figure 4: Groundworks (scale 1:75)

6 Conclusions

- 6.1 The Baptist church was constructed at the very end of the 19th century on, what may have been the periphery of the medieval town. The groundworks that were inspected during the project did not reveal any features that may be associated with earlier use of the site. On the contrary, the internal trench revealed structural evidence for the floor that was inserted into the main body of the church in the late 20th century.
- 6.2 The artefacts discovered beneath the floor of the church comprise a typical, post-medieval assemblage of little significance that is commonly found wherever people have lived and worked.
- 6.3 The church has clearly been added to both in terms of floor space and in fixtures and fittings and it is possible that the rebuilding of the floor in the late 20th century removed any evidence for earlier activity in this part of the site. It is also possible that there had been no archaeological features here prior to the construction of the church as its location was so peripheral to the main settlement. Indeed, the Extensive Urban Survey of Tring suggests that this part of the southern side of the High Street was not developed before the 19th century (Hunns 2000: Figs 6 & 8).
- 6.4 It is unfortunate that the external trench could not be inspected before it was backfilled, but it apparently did not extend beyond made ground.

7 Acknowledgements

ASC would like to thank the High Street Baptist Church for commissioning this project; Kevin Rogers of the Baptist Church, and Stuart Rolfe of Bevan Construction for their assistance during the fieldwork; Mog Phillips of Maurice Phillips Partnership for providing the drawings that have been the basis for the illustrations in this report, and Kate Batt of Hertfordshire County Council Historic Environment Unit for monitoring the project.

The project was managed for ASC by Bob Zeepvat BA MIFA. Fieldwork was carried out by Karin Semmelmann MA AIFA and Calli Rouse, BA PIFA. The report was prepared by Karin Semmelmann, and edited by David Fell MA AIFA.

8 Archive

8.1 The project archive will comprise:

1. Brief
2. Project Design
3. Report
4. Historical & Survey notes
5. Architect's survey drawings
6. List of photographs
7. B/W prints
8. B/W negatives
9. CDROM with copies of all digital files.

8.2 The archive will be deposited with Dacorum Heritage Trust.

9 References

Standards & Specifications

- ALGAO 2003 *Standards for Field Archaeology in the East of England*. East Anglian Archaeology Occasional Paper 14.
- Brown, R. 2008 Project Design for Historic Building Recording and Watching Brief at the Baptist Church 89 High Street Tring (ASC 1028/TBC/1)
- EH 2006 *Understanding Historic Buildings: a guide to good recording practice*. English Heritage (London).
- IFA 2000a Institute of Field Archaeologists' *Code of Conduct*.
- IFA 2000b Institute of Field Archaeologists' *Code of Approved Practice for the Regulation of Contractual Arrangements in Field Archaeology*.
- IFA 2001 Institute of Field Archaeologists' *Standards & Guidance documents (Desk-Based Assessments, Investigation and Recording of Standing Buildings)*.

Books and Historical Sources:

- Hunns, T. 2000 *Tring Extensive Urban Survey Assessment Report* HCC (Hertford)
- Page, W (ed) 1908 *Victoria County History: Hertfordshire Vol II*. HMSO (London)
- URL: <http://www.british-history.ac.uk/report.aspx?compid=43280&strquery=tring>. Date accessed: 11 March 2008.

Appendix 1: List of Photographs

SITE NO/CODE: 1028/TBC			Site Name: Baptist Church 89 High Street Tring
Shot	B&W	Digital	Subject
1	X	X	Corridor looking east
2	X	X	Eastern stairs to gallery
3	X	X	Corridor looking west
4	X	X	Windows in entrance lobby from the street
5	X	X	Western corridor
6	X	X	Reception area looking west
7	X	X	Reception area looking east
8	X	X	Windows in entrance lobby from the reception area
9	X	X	Church: south wall
10	X	X	Church: south wall
11	X	X	Church: southwest corner
12	X	X	Church: west wall
13	X	X	Church: north wall, screen and gallery
14	X	X	Church: east wall
15	X	X	East lobby: southwest corner
16	X	X	East lobby: northeast corner
17	X	X	Meeting Room: southwest corner
18	X	X	Meeting Room: northeast corner
19	X	X	Meeting Room: northwest corner
20	X	X	Rear hall looking west
21	X	X	Kitchen: northeast corner
22	X	X	Kitchen: west wall
23	X	X	Gallery: looking west
24	X	X	Gallery: looking south
25	X	X	Roof truss
26	X	X	Church: pillar supporting gallery
27	X	X	First floor meeting room: south wall
28	X	X	Main entrance
29	X	X	North elevation
30	X	X	Entrance lobby
31	X	X	Entrance lobby looking west
32	X	X	Entrance lobby looking west
33	X	X	Reception room door
34	X	X	Reception room: north wall detail
35	X	X	Reception room: looking east
36	X	X	Reception room: looking west
37	X	X	Church: gallery & screen
38	X	X	Internal trench detail
39	X	X	Internal trench
40	X	X	External trench
41	0	X	Opening in wall

A CDROM containing copies of all the digital photos listed above is included in the back cover of this report

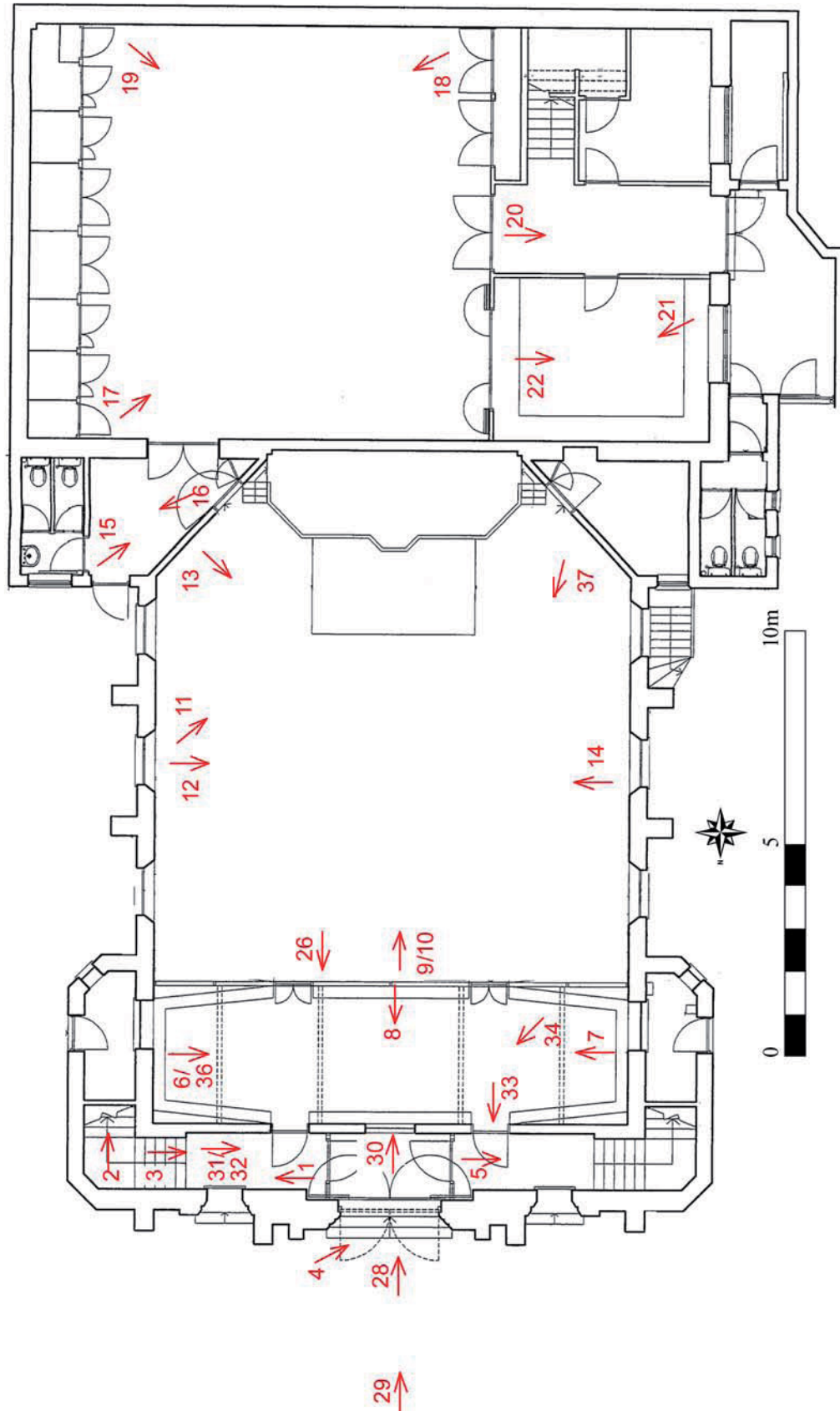


Figure 5: Ground floor photos (scale 1:150)

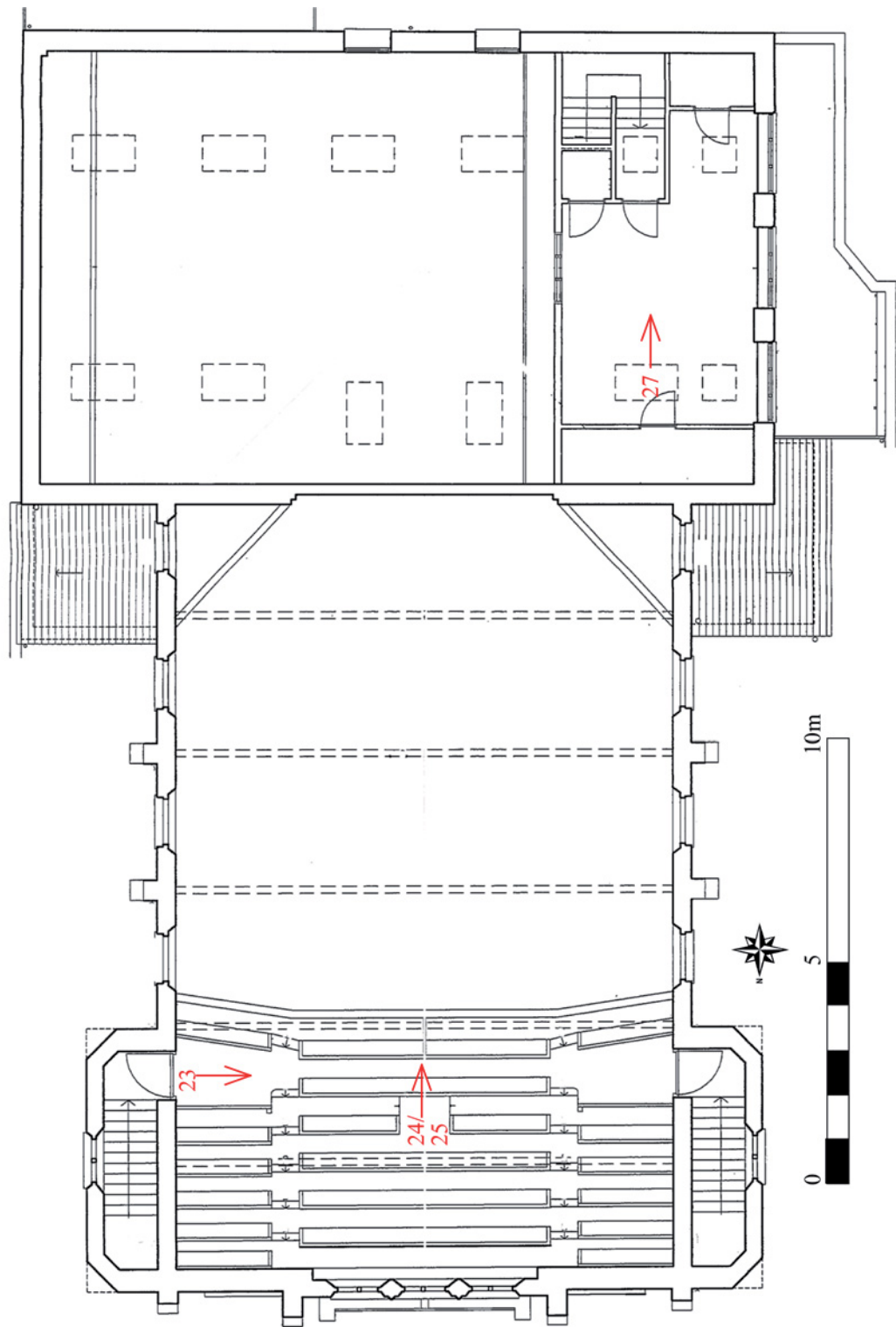
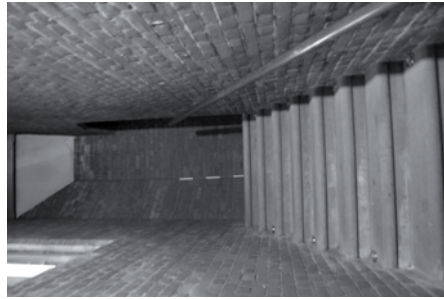


Figure 6: First floor photos (scale 1:150)



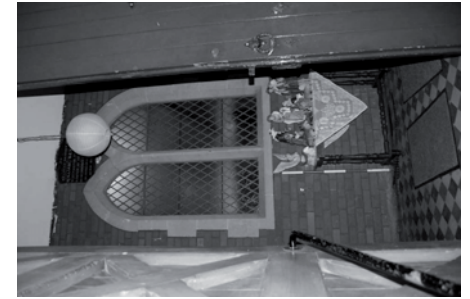
Shot 1



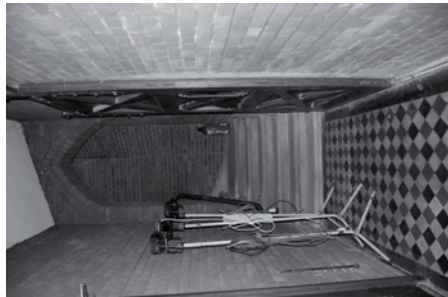
Shot 2



Shot 3



Shot 4



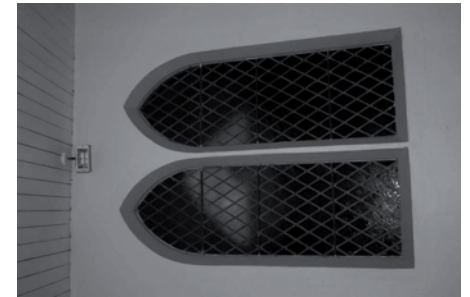
Shot 5



Shot 6



Shot 7



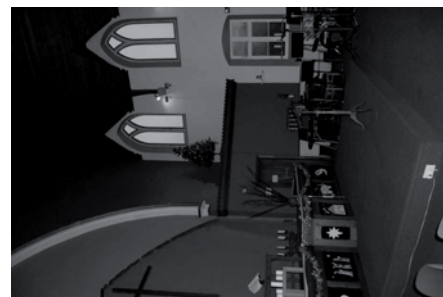
Shot 8



Shot 9



Shot 10



Shot 11



Shot 12



Shot 13



Shot 14



Shot 15



Shot 16



Shot 17



Shot 18



Shot 19



Shot 20



Shot 21



Shot 22



Shot 23



Shot 24



Shot 25



Shot 26



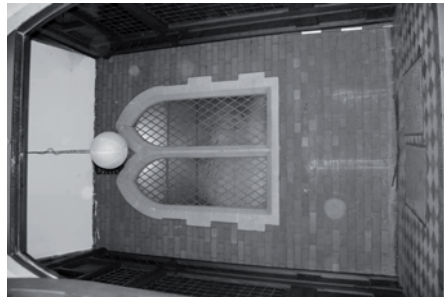
Shot 27



Shot 28



Shot 29



Shot 30



Shot 31



Shot 32



Shot 33



Shot 34



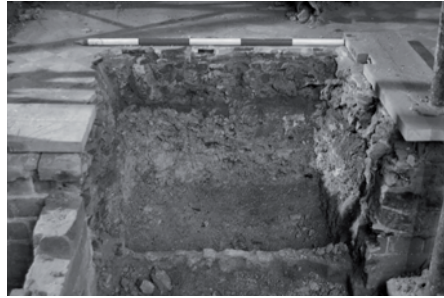
Shot 35



Shot 36



Shot 37



Shot 38



Shot 39



Shot 40



Shot 41

Appendix 2: ASC OASIS Form

PROJECT DETAILS			
Project Name:	Baptist Church, 89 High Street, Tring, Hertfordshire		
Short Description:	<p>In January and February 2008 Archaeological Services and Consultancy Ltd (ASC) carried out historic building recording and a watching brief at the Baptist Church, 89 High Street, Tring, Hertfordshire as a condition of planning permission for the development of the building.</p> <p>The Baptist Church, which was built in 1886, is a brick built building with steep slate roofs and meeting rooms, an office and a kitchen to the rear. It has been renovated in recent years to create indoor WCs and a vestry within the existing floorspace, to replace the roofs, windows, flooring on the ground floor and to update the kitchen and office.</p> <p>The current project, which includes the rebuilding of the entrance area to provide new external access, double doors into the church and a revamped lobby area, has required the excavation of a single trench within the building and another to the east of the main entrance. No archaeological features were revealed during the project, which would suggest that the church was built on a site that had long been peripheral to the main settlement.</p>		
Project Type: (indicate all that apply)	Historic building recording & watching brief		
Site status: (eg. none, SAM, Listed)	None	Previous work: (eg. SMR refs)	HER 10407
Current land use:	Church	Future work: (yes / no / unknown)	Unknown
Monument type:	Church	Monument period:	!9 th century
Significant finds: (artefact type & period)	None		
PROJECT LOCATION			
County:	Hertfordshire	OS reference: (8 figs min)	SP 9226 1135
District:	Dacorum District Council	Parish:	Tring
Site address: (with postcode if known)	Baptist Church, 89 High Street, Tring, Hertfordshire, HP23 4AB		
Study area: (sq. m. or ha)	N/A	Height OD: (metres)	140m
PROJECT CREATORS			
Organisation:	Archaeological Services & Consultancy Ltd		
Project brief originator:	N/A	Project design originator:	R Brown BSc
Project Manager:	Bob Zeepvat BA MIFA	Director/Supervisor:	Karin Semmelmann MA AIFA
Sponsor / funding body:	High Street Baptist Church		
PROJECT DATE			
Start date:	3 rd January 2008	End date:	21 st February 2008
PROJECT ARCHIVES			
	Location (Accession no.)	Content (eg. pottery, animal bone, files/sheets)	
Physical:	N/a	None	
Paper:	Dacorum Heritage Trust	Report, photographs, architects drawings, fieldwork forms etc	

Digital:	Dacorum Heritage Trust	Report & photographs	
BIBLIOGRAPHY (Journal/monograph, published or forthcoming, or unpublished client report)			
Title:	Historic Building Recording and Watching Brief, Baptist Church, 89 High Street, Tring, Hertfordshire		
Serial title & volume:	ASC Ltd Report ref. 1028/TBC/2		
Author(s):	Karin Semmelmann MA AIFA		
Page nos	29	Date:	11 th March 2008