



Figure 1: Site location at scale 1:25000

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1.0 Introduction

- 1.1 Allen Archaeological Associates was commissioned by Taylor Developments to undertake a RCHME Level 3 building survey of the Grade II* Listed Greyhound Inn, Folkingham, Lincolnshire. This work was carried out to satisfy a planning requirement issued by South Kesteven District Council in advance of the conversion of the existing building for residential use.
- 1.2 This methodology conforms to guidance and best practice contained within *Policy Guidance Note 15* (Planning and the Historic Environment), *Planning Policy Guidance Note 16* (Archaeology and Planning) and *Analysis and Recording for the Conservation and Control of Works to Historic Buildings* (Association of Local Government Archaeological Officers). The specification for these works prepared by Allen Archaeological Associates (Allen 2008) also conforms to the English Heritage guidelines in *Understanding Historic Buildings: A Guide to Good Recording Practice* (English Heritage 2006) and the local guidelines in the *Lincolnshire Archaeological Handbook: A Manual of Archaeological Practice* (LCC 1998).
- 1.3 A historic building appraisal of the Greyhound Inn has already been completed by Qube³ Planning Ltd (2007) on behalf of Taylor Developments to determine the importance of the historic fabric of the building and inform proposals for the proposed residential development of the building.
- 1.4 The current works were requested by the Planning Archaeologist for South Kesteven District Council to enhance the level of recording included in the previous building survey to RCHME Level 3.
- 1.5 To fulfil this objective, research was undertaken at the Lincolnshire Archives and Heritage Trust of Lincolnshire for any further cartographic and documentary evidence not included in the Qube³ report.
- 1.6 A copy of the building survey report and the full project archive will be submitted to the local museum in Lincoln 'The Collection' for long term storage under Museum Accession Number: 2008.20.

2.0 Site Location and Description

- 2.1 Folkingham is approximately 38km south-south east of Lincoln and 16km east-south-east of Grantham. The Greyhound Inn occupies an imposing position along Sleaford Road at the northern end of the village overlooking the village green, centred at NGR TF 0718 3372.
- 2.2 The Inn fronts onto Sleaford Road to the south, and is flanked to either side by domestic dwellings. The rear yard of the building is bounded on all sides by limestone walling and is accessed via a driveway between the buildings along the western side.
- 2.3 Overlooking the site to the north-west is St Andrews Church that was constructed between 1350 and the 16th century.

3.0 Planning background

- 3.1 Full planning permission has been granted for the renovation and conversion of the existing building into ten residential dwellings (Planning References: S07/0792/32 and S07/LB/679/32). Permission was granted subject to the implementation of a RCHME Level 3 survey of the existing fabric of the building.

4.0 Methodology

- 4.1 The survey was undertaken by the author with one assistant on the 6th and 7th of February 2008 and conformed to a specification for these works prepared by Allen Archaeological Associates (Allen 2008) and the English Heritage guidelines in *Understanding Historic Buildings: A Guide to Good Recording Practice* (English Heritage 2006).
- 4.2 The building record incorporates a site plan, measured plans of ground and upper floors and elevations reproduced at appropriate scales (1:200 and 1:125). Base plans were supplied by Taylor Developments.
- 4.3 A full range of photographic media were employed during this building survey. 35mm colour slide and black and white film photography was carried out, supported by 28-300mm Fujifilm Finepix digital and 36-400mm Kodak P850 digital. All shots of architectural detail incorporated an appropriate metric scale bar where possible, with all shots located upon a scaled base plan of the buildings (Figures 4, 5 and 6).
- 4.4 A selection of the photographs will be included within this report (Appendix 1), and a list of all shots taken is reproduced as an appendix at the end of the report (Appendix 2).
- 4.5 Documentary searches were carried out at the Lincolnshire Archives and Heritage Trust of Lincolnshire offices. The results of this research did not uncover any significant additional information. A 17th century map of Folkingham (Figure 3) documents the existence of a building on the site (illustrated as a stylised representation common to other buildings on the map), but provided no information pertinent to the production of this report.
- 4.6 To fulfil the Planning Archaeologist for South Kesteven District Council brief the following survey has not intended to duplicate the data included in the previous report but has been produced as an enhancement, providing additional detail relevant to the phased development of the building with additional descriptive, graphic and photographic recording.
- 4.7 The completed archive will be submitted to the Lincolnshire Archives.

5.0 Constraints

- 5.1 When the survey was carried out, renovation works to the building were already in progress, which resulted in difficult or unsafe access to some areas of the building. This was most problematic in the fire damaged areas of the building that were deemed unsafe for access.
- 5.2 The disconnected electricity supply resulted in very low light levels and caused difficulties for photography. The southern (front) elevation was obscured by scaffolding and skips for waste from the build. The level of diesel fumes in the basement allowed for only a brief period of access.

6.0 Results

6.1 Introduction

6.1.1 The Greyhound Inn is constructed with a U-shaped plan consisting of an 18th century southern range, arranged on three floors, with a basement below the courtroom on the eastern part of the building. The southern façade of the inn fronts onto Sleaford Road, with 17th century east and west ranges extending to the north, separated by a central carriageway. The carriageway entrance was in-filled in the 19th century, and the existing doorway in the blocked carriageway entrance now serves as the main thoroughfare into the building. Adjacent to the eastern range at the rear is a late 18th century extension that was constructed to accommodate the northern half of the main courtroom. To the rear is an open yard, formerly accommodating stabling for thirty horses (Cryer 1990).

6.2 Southern Range Exterior

- 6.2.1 The southern range is a four room double pile plan arranged on three floors over an off-centre former carriageway arch with a cellar on the eastern side below the courtroom extension. It has a stone coped gabled roof with Collyweston tiles and five brick ridge stacks.
- 6.2.2 Detail of the roof construction (where visible due to fire damage) includes staggered butt purlins morticed and pegged through principal rafters and supporting common rafters. The joists consist of both squared and round wood timbers, morticed into bridging beams between the wall plates.
- 6.2.3 The southern façade consists of seven bays on three floors that were re-faced in 1789 as part of an extensive programme of gentrification by John Heathcote, on behalf of Sir Gilbert Heathcote (Money 1960).
- 6.2.4 The new facade was constructed using red bricks laid in Flemish Cross Bond over an ashlar plinth. There is a low stone coped parapet with a central inset sundial over a cornice of cavetto stone moulding. The corners are dressed with ashlar quoins and two ashlar bands cross the façade with a rusticated ashlar strip delineating the eastern extent of the courtroom.
- 6.2.5 The second floor windows are 6/3 sliding sash with serpentine moulded lintels; the lower two floors have four 6/6 sliding sash windows with a scrolled ashlar arched keystone window with radiate spokes over the carriageway. The double height courtroom has a Palladian style three-part moulded window with central scrolled keystone arch, radiate spoked lights, flanked by seven pane sliding sashes with Doric pilasters. Below this are two small two light mullioned basement windows with intermediate iron bars set into the basal plinth of the façade.
- 6.2.6 The main doorway was inserted in the 19th century and consists of a three light basket arched head, ashlar moulded frame with squared flat columns, ovolo capitol and cornice and ashlar rustication of the outer architrave.

6.3 Northern Elevation

- 6.3.1 This elevation comprises two main elements; a central part between the west and east ranges, and an eastern part formed by the rear of the courthouse extension.
- 6.3.2 The central part of this elevation, on the upper floors, comprises a red brick façade (contemporary with that of the southern façade) with a central arched window on a stone sill with radiate glazing bars below an arch of brick headers.

- 6.3.3 The lower part is formed by the in-filled carriageway arch. This is constructed in three inch 19th century hard faced bricks laid in Flemish bond topped by a stringer course of ashlar. There is a central doorway of two halves with raised and fielded panels below two light transom glazing that are flanked by 6/6 vertical sash windows.
- 6.3.4 This elevation also has a dog-leg of ashlar extending from the western range to tie in the alignment of the early part of the building with the carriageway arch.
- 6.3.5 The northern gabled elevation of the courtroom extension is constructed in roughly dressed coursed limestone with large quoins on the eastern corner of the wall. There is a large 6/6 vertical sliding sash window in the upper part of the gable to light a garret room. At first floor level is a late 18th – early 19th century style tripartite moulded stone mullioned corniced window with central 6/6 sliding sash flanked by eight light transom and mullioned windows.
- 6.3.6 On the ground floor, a flight of four stone steps leads up to a single six panel door set in a timber frame of half pilasters with overdoor cornice. Adjacent to this is a flight of steps providing access to a plank built cellar door half set below ground level.

6.4 Eastern Elevation

- 6.4.1 This elevation consists of the eastern gable of the southern range incorporating the limestone wall construction of the northern part of the courthouse extension. The eastern gable is faced with ashlar blocks, save for the rearmost part that is constructed in brick. There is a 6/6 sash window set into this part of the northern half of the upper brick gable and a small six light window located on the second floor.
- 6.4.1 The rear extension has a centrally located external stack that is constructed in limestone with ashlar quoins to eaves level then continuing with stepped brick stack topped by a single plain pot.

6.5 Southern Range interior

6.6 Second floor

- 6.6.1 This floor consists of seven rooms arranged along the width of the building, accessed by a corridor that runs the width of the building at the rear. Each room has a window in the southern façade that overlooks the village green, with Rooms 16 and 22 benefiting from an additional window in the gable walls.
- 6.6.2 This range has been heavily modernised in recent years with the insertion of bathrooms into most rooms. Consequently most of the original features have been destroyed or removed.
- 6.6.3 Room 16 retains a mid 19th century cast iron arched register grate with a Regency style fire surround with concentric bosses and reeded moulding. It has a timber plank floor that is likely to have replaced a lime ash predecessor.
- 6.6.4 Room 17 is built into the roof space over the courtroom extension by using a collar truss roof with butt purlins supporting common rafters. A large double hung 6/6 vertical sash window is set into the north gable wall with ashlar reveals, and the floor is of lime ash construction.
- 6.6.5 Room 18 retains a late 18th – early 19th century cast iron hob grate with a plain stone surround and a half timber Regency style door with a central pane and margin lights. The same style of fireplace has been retained in Rooms 19, 20 and 21.

- 6.6.6 Rooms 18, 19, 21 and 22 also retain the original lime ash flooring.
- 6.6.7 Room 21 retains a door with two raised and fielded panels in a contemporary frame with plain square section skirting boards.
- 6.6.8 A narrow corridor with wide plank boards runs along the northern side of this floor, with steps leading to the eastern staircase landing providing access to the rooms discussed above, and to the garret floor over the western range. Fire damage prevented safe access to this part of the building.

6.7 First floor

- 6.7.1 Although Room 10 was water damaged, it still retains egg and dart cornice, square section skirting and has a reproduction antique fireplace in the western wall. The windows are 6/6 sashes over 18th century panelling with contemporary shutters and architrave, the floor is planked.
- 6.7.2 The door is four panel raised and fielded within a boxed, panelled frame with architrave.
- 6.7.3 Room 11 is accessed up seven steps onto a bridge over the carriageway arch that has an arched fanlight window in the northern wall.
- 6.7.4 This room has a low ceiling with an arched window that has panelled shutters. The door is four panelled and there is an 18th/19th century cast iron fireplace on the west wall.
- 6.7.5 Room 12 has two sash windows over 18th century panelling with shutters and architrave. There is egg and dart cornice, square section skirting and a cast iron arched register grate with a reproduction antique fire surround. The door and surround is identical to that in Room 10.

6.8 Ground floor

- 6.8.1 Room 7 has two 6/6 sash windows over panelling, with panelled shutters surrounded by architrave. The remainder of the room and the adjacent rooms to the north are tiled from their use as the hotel kitchens.
- 6.8.2 Room 7 leads to a short hallway (kitchen hall) between the western range stairwell and the carriageway hall. This area has 20th century half panelling to blend in with the 18th/19th century panelled doors and architrave.
- 6.8.3 The carriageway hall has a high ceiling with walls that were lined with large dressed blocks of limestone in 1789 (Qube³ 2007). There is a blocked doorway to the left of the main entrance with panelling to the jambs and square headed architrave.
- 6.8.4 Identical doorways lead off left to the kitchen hall, and right to the back hallway and stairwell, from the northern end of the carriageway hall.
- 6.8.5 The interior of the main doorway is flanked by vertical sliding shuttering to the sash windows with panelling below and decorative architrave detailing.
- 6.8.6 The southern rear wall of the hall has mock stone cladding around the central doors, flanked by sash windows, over matching half panelling with reeded architrave. The hall has a floor of large stone flags.

- 6.8.7 Room 4 has raised and fielded panelling with dado to the lower walls and a modern hearth and fire surround fitted to the east chimney breast. Recessed sash windows with panelled shutters occupy the south wall, and a wide basket arch has been opened up into the back hall. A modern bar occupies most of the western wall.
- 6.8.8 The back hall forms the bottom stairwell for the eastern staircase with doorways through to the carriageway hall and Room 2 on the ground floor of the east range.
- 6.8.9 Room 1, the courtroom, is accessed through the back hall from the first half landing of the eastern staircase. The wide six panel door has an Adam Style fanlight header with cobweb detailing, framed by an architrave with keystone detail on both sides of the door frame.
- 6.8.10 The room has typically plain late 18th century timber panelling with dado and skirting. Modern detailing has been applied to the centre of each panel using picture frame mouldings. The panelling follows a sweeping dado to reach double height at window sill level on the northern wall. A panelled doorway is inset into the north-eastern corner of the room leading to steps outside.
- 6.8.11 Both the mullioned window in the north wall and the Palladian style Venetian window in the south wall have panelled reveals and shuttering with moulded architrave.
- 6.8.12 Two identical cast iron Georgian fireplaces with marble and moulded timber surrounds occupy the eastern wall below two oval plaster reliefs of 'Justice' and 'Mercy'.
- 6.8.13 Between the fireplaces are a six panel double door and a recessed timber strip set into the wall and ceiling, indicating the presence of a removable screen dividing the courtroom. This is also evidenced by an Adam Style cornice of fine Anthemion sprays running around each room and along a beam projecting from the ceiling that is grooved as a runner for the screen.
- 6.8.14 The floor is constructed in 7 ½ inch oak planks inset with a number of brass fittings.

6.9 The Eastern Staircase

- 6.9.1 The staircase occupies a space between the back hall of the southern range and the southern extent of the eastern range. It is of dog-leg construction with half landings between open landings to the first and second floors, and four kite winders leading from the first half landing.
- 6.9.2 Constructed in open strung mid-Georgian style, the staircase has slender turned balusters standing on the treads with columnar newel posts and ramped handrail (Appendix 1: Plate 13).
- 6.9.3 Half height panelling with plain raised and fielded panels lines the staircase walls up to the first floor landing, which occupies the southern half of the eastern range, with a window overlooking the carriageway in the western wall. A modern bathroom suite has been constructed in the northeast corner of the landing. One door leads to Room 12 via a corridor over the carriageway hall, one to and Room 13 in the eastern range, accessed by a short flight of stairs.
- 6.9.4 The removal of render from the eastern and southern walls of the second floor half landing has revealed the eastern range abutting the southern range that is tied in using timbers set into the walls.
- 6.9.5 The second floor landing is built into the roof space of the eastern range, providing access to the second floor corridor through an arched doorway. The remainder of the landing space has been converted into a bathroom. Through an access panel in the northern wall of the bathroom there

is a false garret extending over the southern block of the eastern range, with an oval bullseye window set into the northern gable wall.

6.10 The Basement

- 6.10.1 The basement comprises two rooms with brick built low vaulted roofs aligned north to south and extending for the full extent of the courtroom above. They have irregular stone flag floors and two mullioned windows with iron bars set at ground level in the southern façade. Access to the eastern cellar is down a short flight of stone steps and through double plank doors with strap hinges that are set into the northern elevation. An additional modern concrete flight of steps provides access from Room 2 in the eastern range.
- 6.10.2 The cellar rooms (and Room 2 cellar steps) are joined by a cross passage approximately 3m from the northern end that has a planked timber door separating the two. A bricked up circular feature in the roof and set into the eastern wall of the first vault opposite this passageway corresponds to the base of the chimney stack attached to the eastern elevation of the courtroom. This structural element was presumably included to allow for retrospective construction of a basement level fireplace.

6.11 The Western Range

- 6.11.1 This range is divided into two clearly defined but conjoined structural elements that have been labelled as the Southern and Northern Blocks to aid discussion (See Sections 6.12, 6.13, 6.15 and 6.16 below). As stated previously (Section 6.8.1/2 and below 6.13.2), part of the southern half of the southern block in this range has been modified to accommodate kitchen preparation areas and toilets, effectively negating any architectural significance with respect to this report. The remainder of this part of the building accommodates the western staircase that will be discussed separately.

6.12 Southern Block Exterior

- 6.12.1 This part of the range consists of a single pile plan building arranged on two floors and topped with a gabled roof of Collyweston tiles. A westerly projecting parapet gable terminates in an internal ashlar stack with coping to the stack top and gable.
- 6.12.2 The western elevation of the southern range and first block of the western range are faced with large dressed ashlar blocks. The walls have full width banding at the first floor level, and thin banding with a single 6/6 sliding sash window at the second floor in the west elevation of the southern range.
- 6.12.3 There is a single sliding sash and an oval bullseye window to the first floor with two blocked in windows and a doorway at ground level.
- 6.12.4 The fabric of this walling is identical to the internal cladding of the carriageway arch dated by documentary evidence to 1789 (Qube³ 2007) and representing part of the 18th century regeneration phase of the building.
- 6.12.5 The internal eastern elevation consists of three bays with mass walling in three different fabrics defining separate phases of construction.
- 6.12.6 The earliest 17th century phase of the building, which appears to have been re-faced at some point in the 18th century, consists of small regular coursed ashlar blockwork with two first

floor vertical sliding sash windows, each on a stone sill with a timber lintel. On the ground floor this phase has one 6/6 vertical sliding sash with stone sill and a flat arch of ashlar with projecting keystone. The six panel door has a timber frame and cornice, below an ashlar keystone flat arch.

- 6.12.7 The next phase may be attributed to the 1789 scheme of works and consists of the northward extent of the ashlar blockwork used to line the carriageway arch. A partially blocked doorway with a later, modern doorway inserted, originally had chamfered ashlar jambs with a two part stone lintel.
- 6.12.8 Over the blockwork, and tying into the earliest phase at first floor level, is coursed limestone rubble topped by dog tooth brickwork that extends the full extent of the elevation. An eight light vertical sliding sash window with stone sill and timber lintel is set into this wall. This phase of the construction may also be attributed to the later 18th century.
- 6.12.9 The northern elevation shows rebuilding of the north gable with infill of brick and rubble below a Yorkshire horizontal sliding sash window lighting a garret over the range. Above this window the gable has been repaired in brick with stone copings.

6.13 Southern Block Interior

- 6.13.1 This section of the building has a garret built into the roof space below the collar rafter roof, with a single window in the northern gable wall. No further detail from this level of this range can be recorded due to significant fire damage.
- 6.13.2 The western staircase (See Section 6.14 below) occupies a central position within the block, with modification for toilets on the second floor, and ancillary kitchen preparation areas on the ground floor. The re-development of these areas has removed any historical architectural features from southern part of the building, apart from the windows set into the eastern and western façades.
- 6.13.3 Room 9 is located in the northern half of the first floor. The north wall is of exposed stone with an opening through the wall into the garret of the northern block via a small flight of steps.
- 6.13.4 There is an open hearth with a plain 17th century stone surround set into the chimney breast in the west wall. This stonework is also exposed, showing the use of large quoins within the build of the chimney stack over a timber lintel set into the stack above the fireplace.
- 6.13.5 On the eastern wall there are two sash windows over panelling with shutters and architrave surround. There are four panel doors either side of the stair well with contemporary 18th century architrave detailing.
- 6.13.6 On the ground floor, Room 6 has been converted into a bar area but does retain features of architectural significance. For example, on the western wall chimney breast is an open hearth with a simple 17th century stone surround on a flag hearth.
- 6.13.7 To the right of the chimney is a blocked 16 light casement window. A damaged patch of the ceiling has exposed the reeded base for the lime ash flooring in Room 9 above.
- 6.13.8 On the eastern wall adjacent to a 6/6 sash window is a mid 18th century style six panelled door with L-shaped hinge and contemporary ironwork. The door is set within panelled jambs below a built in cupboard.

- 6.13.9 All of the walls are of bare stone with two arches accessing the northern block of the range set into the northern wall. A plaque is inscribed 1611 on the wall nearest the western arch.

6.14 The Western Range Staircase

- 6.14.1 The staircase located slightly off-centre to the south in the western range is of dog-leg construction with a ground floor hall and half landings between floors. The staircase extends the full height of the building, terminating within the garret roof space. It is of later 17th / early 18th century style, closed string construction with simple turned spindles, heavy plain handrail and balusters.

6.15 Northern Block Exterior

- 6.15.1 This block is a single room plan of one and a half storeys with the first floor occupying the loft space of the roof. It has a parapet gabled roof with stone copings and pantiles with two flat roofed modern dormers on the eastern side, and an internal brick stack at the northern gable. Constructed in coursed limestone rubble the walls have dog tooth brickwork at the eaves and ashlar quoins.
- 6.15.2 The western elevation has one 6/6 horizontal sliding sash window with ashlar reveals and a timber lintel, one small six light casement window, a blocked doorway and a perforated stone air brick at the north-west corner.
- 6.15.3 The eastern elevation is constructed in coursed rubble tied into the northern wall of the Southern Block, with ashlar quoins at the northern corner and dog tooth dentillation at the eaves. There is a boarded up window to the right that matches a similar window on the western elevation, and a six-panel Georgian door remains to the left, set into a doorframe below a timber lintel. This doorway is set at the junction of the two buildings and uses the north wall of the southern block as its southern jamb. This demonstrates that the northern block of the Western Range abuts the southern block and is likely to have been constructed at a later date. A modern opening to accommodate French doors has been inserted into the wall adjacent to the original doorway, topped by a heavy timber lintel.
- 6.15.4 The northern elevation has stone copings on a parapet gable, with ashlar corner quoins and an internal brick built end stack.

6.16 Northern Block Interior

- 6.16.1 The roof space over this building (Room 8) comprises of a full length loft on two levels with dormer windows projecting from the eastern side of the roof in each part.
- 6.16.2 Room 9 can be accessed through a doorway set into the southern wall and there is a broad chimney breast that tapers with a stepped profile to the roof at the northern gable.
- 6.16.3 Most of the timbers within the roof space, including the roof timbers themselves, appear relatively modern in date. A cross beam at the northern end of the room, and timber set into the southern walling, are likely to be contemporary with the build.
- 6.16.4 A narrow flight of stairs constructed in archaic style with modern timber at the north-west corner of the room leads to Room 5 below. This room has part exposed stone walling and inset timber ties with a floor of stone flags laid in diagonal bands. The ceiling is supported by two

large cross beams of probable 17th century date that support joists tenoned into the upper plane.

- 6.16.5 A modern replacement plank door occupies the blocked doorway in the western wall with only the lintel visible behind the blocked in 17th century door in the south corner of the eastern wall.
- 6.16.6 At the northern end of the room is a broad 17th century style fireplace with a heavy timber bressumer supported on 2 ¼ inch brick piers.

6.17 The Eastern Range

- 6.17.1 The Eastern Range, like its western counterpart, comprises two distinct buildings linked in tandem, which will also be referred to as the Southern and Northern Blocks respectively.

6.18 Southern Block Exterior

- 6.18.1 This section has a stone coped and gabled Collyweston roof with a brick stack in the northern gable wall. The mass walling, on the western internal elevation, is constructed in small regular coursed and dressed stone blocks with coarsely dressed coursed rubble utilised for the remainder of the build. There is dog-tooth brick dentillation along the eaves, and the corners are supported by large ashlar quoins.
- 6.18.2 The western (internal) elevation is divided into three bays, with a projecting keystone within a flat arch over the central (modern replacement) doorway. To the right of this door, on the ground floor, is a late 18th century splayed bay window consisting of a sixteen light window flanked by four light casements below a three light header. This window partially covers the timber lintel of an existing opening having been added to the original façade in the 19th century, on a projecting bay constructed with an ashlar plinth.
- 6.18.3 To the left of the doorway is a six panel transom and mullioned window with leaded lights and a central side-opening casement. This window rests upon a stone sill with a projecting keystone flat arch.
- 6.18.4 On the first floor is a single 8/8 vertical sliding sash window on a stone sill with timber lintel and a further blocked in window.
- 6.18.5 The southern half of the eastern elevation abuts the northward projection of the courthouse. The remainder of this elevation has two ground floor doorways, each with four panel doors below timber lintels. Over the central doorway is a twelve light transom and mullion wooden window on a brick sill.
- 6.18.6 An early 19th century flat topped tripartite dormer with a four light horned sash window flanked by two light sash windows projects from the eastern side of the roof truncating the eastern wall and a previously blocked in window at the eaves. This dormer is also flanked by dog tooth dentillated brickwork at the eaves.

6.19 Southern Block Interior

- 6.19.1 The southern part of this block has been modified to accommodate the eastern staircase and landings in the late 18th century, and has subsequently been redeveloped with the addition of bathrooms to both the first and second floor landings in the 20th century.

- 6.19.2 Room 13 occupies the northern end of the first floor, utilising the space between collar rafters to provide full ceiling height. It is accessed via a short flight of stairs from the first floor landing of the eastern staircase.
- 6.19.3 Along the southern wall above a modern fitted kitchen is the exposed timber wall plate supporting timber studding with plastered panels. A flat roofed dormer projects from the eastern roofline at the eaves, and there is shelving set into the wall. Behind this, there is the base of a principal rafter tenoned into the western wall plate.
- 6.19.4 Set into the chimney breast on the northern wall is a 19th century cast iron arched bath grate with a plain stone mantle and pillars.
- 6.19.5 Between the chimney breast and a sash window set into the northern gable is a four panel door leading to a flight of stairs that leads through to the garret space over the northern block. The floor is of reed and lime ash construction.
- 6.19.6 The ground floor is a single room in plan that is full height to the wall plate and cross beams at its northern end, stepping down to single height at the south as part of 18th century remodelling to accommodate the first floor landing.
- 6.19.7 The room has been truncated at the southern end to facilitate the insertion of the eastern staircase and access to the cellar. The cellar has an arched door to allow it to open beneath the slope of the adjacent staircase, and there is a short section of wall panelling along the adjacent room wall.
- 6.19.8 A doorway in the centre of the southern wall, below a rectangular eight pane fanlight, provides access and lighting to the back hall of the Southern Range.
- 6.19.9 There is a modern door and a large window located in the western wall, with a single door and high level window to the east (described above in Section 6.18.5).
- 6.19.10 In the north wall there is a large 18th century basket arched fireplace with integral moulded stone surround and buttresses over an integral stone slab. To the east of the fireplace is an arched recess with a half glazed nine pane door flanked by narrow three light sashes.
- 6.19.11 To the west, a short arched passageway links through to the northern block in this range. To the left in the passageway there is a niche recessed into the outer wall. This passage appears to have been formed by cutting through the superstructure of an integral oven observed as a rounded projection on the northern elevation of this part of the building.

6.20 Northern Block Exterior

- 6.20.1 This part of the range consists of a single storey building that originally comprised two ground floor rooms forming an L-shaped plan, with two garret rooms over the main Room (Room 3). It has a stone coped gabled roof with catslide to the east; ashlar kneelers, dog tooth dentillation at the eaves, and a single brick stack at the north gable. The corners of all sides are built with a combination of ashlar and brick quoins.
- 6.20.2 The western elevation has a single central doorway below a flat arch with projecting keystone. The door is Regency in style; half panelled with four glazed lights and margin lights. At the junction of the two blocks in this range is the exterior of a bread oven with a stone flag roof.

- 6.20.3 The eastern elevation has a three part six light casement window, with a small blocked in window to its left below a rough arch of brick headers. Dog tooth dentillation caps the limestone walls at the eaves, and there is a flat topped dormer set into the pantiled roof. The dormer has two casement windows with twelve latticed leaded lights, and the southern elevation of the eastern outshot also has a three light casement window.
- 6.20.4 The northern gabled elevation has a garret window consisting of a three light transom window with one opening pane and a side hung casement with leaded lights.
- 6.20.5 On the ground floor there is a six pane casement window, a small single pane casement, with an additional small window and door that are boarded over.

6.21 Northern Block Interior

- 6.21.1 Accessed down a short flight of stairs from Room 13, the garret space over the northern block is divided into two rooms (Rooms 14 and 15).
- 6.21.2 Room 14 occupies the southern half of the block and has plastered walls and ceiling with some exposed timbers (collars and purlins). There is a flat roofed dormer set into the eastern slope of the roof (See Section 6.18.6 above) and a door frame through to Room 15.
- 6.20.3 The 18th century type door frame is constructed in heavy timbers that form part of the roof superstructure. It has an expanded lintel that is secured to the jambs with pegged mortice and tenon joints supporting timber studding extending to the apex of the roof. An original latch hoop is still attached to the north side of the frame.
- 6.20.4 The southern wall is dominated by a large brick chimney breast that has a small hob grate built onto its eastern side. This structure also supports the stub end of a cross beam that has been cut to accommodate the insertion of stairs from Room 13. A timber stanchion at the foot of the stairs supports the opposing beam stub.
- 6.20.5 Room 15 has been converted in the 20th century for use as a bathroom, although it still retains an earlier small window set into the northern gable (See Section 6.20.5 above).
- 6.20.6 The southern partition wall between the two rooms is constructed using timber framing with tie beams connected to the wall plates, in-filled with plastered panels. The roof collars and purlins are exposed between the plastered walls and ceiling.
- 6.20.7 A partition wall of timber uprights with cross bracing encloses what may have been the original internal staircase access. The floors of both first floor rooms are of lime ash composition.
- 6.20.8 The ground floor consists of a three room plan with rooms to the north (created by the insertion of a partition wall) and east (within the eastern outshot) that have been modified into 20th century toilet blocks with stalls, washbasins and urinals.
- 6.20.9 The main room (Room 3) has a beamed ceiling with a large cross beam supporting squared timber joists. A further beam set into the chimney breast crosses a recess on its eastern side.
- 6.20.10 There is a tile-backed modern retro fireplace incorporating iron studs and a small grate fitted to the chimney breast on the south wall. The floorboards are also a relatively recent addition to the building and the internal doors are modern replacements.

7.0 Summary

- 7.1 Over the years the Greyhound Inn has undergone many changes, both to its internal and external fabric. Most significantly perhaps is the loss or damage of internal architectural features as a consequence of modern alterations and poor maintenance, which has resulted in moisture damage to walls with detailing such as decorative cornice. The fire damage sustained in 2005, although destructive, was fortunately confined to the western corner of the southern range, affecting the second floor and roof void and the garret rooms over the southern block of the western range.
- 7.2 This building has also undergone significant phases of redevelopment and modification throughout its early history that has resulted in a diverse collection of features present with a chronological range from the 17th to the 20th centuries.
- 7.3 There are however a sufficient number of surviving features of architectural interest that can provide some insight into the phased development of the structure.
- 7.4 The earliest part of the building appears to be the southern block in the Western Range, dated by the 17th century fire surrounds, and its physical relationships with the adjoining buildings. The northern block of this range retains a 17th century-style fireplace integral to the build; however this may represent a slightly later addition to the adjacent block.
- 7.5 This range appears to have undergone a phase of regeneration at some time during the later 17th to mid 18th century, evidenced by re-facing of the eastern façade and the insertion of a door and windows that are contemporary with the adjoining staircase. The style of the staircase would appear too early to have been incorporated as part of the later phase of works carried out in 1789.
- 7.6 The detailing of the eastern range, particularly the moulded stone fire surround on the ground floor of the southern block, would suggest that this part of the inn was 18th century in date and likely to have been constructed during the earliest renovation phase of the western range.
- 7.7 The integral oven at the north-western corner of this building would suggest this block may have originally functioned as a kitchen.
- 7.8 The southern extent of the eastern range has been modified to accommodate the eastern mid-Georgian style staircase and landings. This style of staircase would have been slightly out of fashion by the time of the well documented renovations of 1789, and may therefore have also preceded this scheme of works.
- 7.9 In 1789 the brick façade was added to the front of the building and the carriageway arch was built. At the same time the southern block of the western range and half of the eastern elevation of the southern range were lined with stone blockwork.
- 7.10 The cellars and the courtroom extension were constructed on the eastern side of the southern and eastern ranges. The junction of this build, tied into the existing walling with large timber tie beams, can be seen in the eastern staircase.
- 7.11 The grandiose refurbishment of the building reflected contemporary style with a fine moulded stone Venetian style window on the courtroom frontage and Adam style features and detailing on the interior. The cornice of fine Anthemion sprays and main wide six panel doorway into the courtroom with an Adam Style fanlight header, framed by an architrave with keystone detail on both sides of the door frame, are particularly good examples.

- 7.12 The core of the southern range is assumed to belong to the earlier 17th/18th phase of the inn, although a definitive chronology cannot be accurately determined from the remaining physical characteristics of the building. Lime ash flooring that has been retained in a number of rooms throughout the building and the adjoining ranges may suggest an early date by this commonality; this type of flooring however continued to be used well into the 19th century in Lincolnshire.
- 7.13 As part of the late 18th century re-development, parts of the second floor, and walling to the carriageway elevations of the East and West Ranges was replaced with inferior part-dressed limestone. At this time it would appear that all of the roofing on these ranges was replaced with the addition of dentillated brickwork detailing at the eaves. This brickwork can be seen to have truncated the brick in-fill of an earlier blocked dormer on the eastward elevation of the eastern range.
- 7.14 Development continuing into the 19th century is evidenced by the insertion of late 18th and early 19th century style hob grates into the rooms on the top floor of the Southern Range. An early 19th century canted window was also added to the western façade of the eastern range around this time.
- 7.15 The main entrance was created by the insertion of a moulded stone doorway into the carriageway arch of the southern façade during the 19th century. This comprised a three light basket arched head, ashlar moulded frame with squared flat columns, and ovolo capitol and cornice and ashlar rustication of the outer architrave. The northern elevation of the carriageway arch was also infilled with brickwork around a doorway flanked by two sash windows that created the carriageway hall.
- 7.16 The northern blocks of the West and East ranges both had their roofs re-tiled with S-profiled 19th century pantiles, and most of the roof timbers over the northern block of western range appear to have been replaced at this time.
- 7.17 Throughout the 20th century there have been a number of intrusive elements introduced into the fabric of the inn, as a consequence of its changes in usage over time. The insertion of modern bathrooms, toilets, bars and kitchen facilities throughout the building has damaged much of the internal fabric. The conversion of Room 7 and part of Room 6 into a kitchen, bar and work areas, may be considered as particularly invasive.
- 7.18 The construction of a glass atrium over the central carriageway although visually intrusive, does enclose this outside space with very limited impact upon the building. The flat roofed lean to that has been attached to the northern extent of the atrium, is constructed in both a style and using materials that have a negative impact upon the overall visual character of the building.

8.0 Acknowledgements

- 7.1 Allen Archaeological Associates would like to thank Taylor Developments for commissioning this survey.

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