



Rooms 10 and 15, Adjacent to the Two Lions Public House, Great Dockray, Penrith, Cumbria

Building Investigation



Oxford Archaeology North

October 2010

Riley Consulting

Issue No: 2010-11/1111

OA North Job No: L10301

NGR (centred): NY 51560 29970

Document Title: ROOMS 10 AND 15, ADJACENT TO THE TWO LIONS PUBLIC HOUSE, GREAT DOCKRAY, PENRITH, CUMBRIA

Document Type: BUILDING INVESTIGATION

Client Name: Riley Consulting

Issue Number: 2010-11/1111

OA Job Number: L10302

OA Site Code:

National Grid Reference: NY 51560 29970 (centre)

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SUMMARY

Riley Consulting, have requested Oxford Archaeology North (OA North) undertake an assessment of two rooms in a small building at the front of the Two Lions Inn, Great Dockray, Penrith, Cumbria. A planning application (planning reference 3/05/0956) for internal and external alterations to the Two Lions, and demolition of a nineteenth century extension to the rear of the building had previously been submitted to Eden District Council. These proposals were part of a wider redevelopment scheme on land adjacent to Southend Road (planning reference 3/05/0954), which included a superstore with associated car parking as the central feature, together with housing and retail units. This wider scheme was subject to a desk-based assessment (OA North 2005a) which highlighted the potential significance of the Grade II* Listed Two Lions Public House, leading on to a basic assessment of the Two Lions Inn (OA North 2005b) and a subsequent more detailed desk-based assessment and investigation of the building (OA North 2006). Rooms 10 and 15, adjacent to the Two Lions, although part of the Two Lions Listing, were omitted from the 2006 building survey due to restricted access. The original scheme was halted in late 2007 following the collapse of funding. A revised planning proposal, on behalf of J Sainsbury PLC is currently being assessed and, as part of the revised scheme, internal alterations are proposed for Rooms 10 and 15, which would require an application for Listed Building consent. In order to facilitate this application, an assessment of the Rooms was necessary.

The building investigation revealed that there are certain features within Rooms 10 and 15 of architectural or historical interest. The general nature of some of those features, particularly within Room 15 suggests that the building dates to at least the eighteenth century. The first clear depiction of the building on historic maps is on Wood's map of c.1820 which shows No 8 Great Dockray, together with a long extension at the rear which is mirrored on the west side. This forms a symmetrical courtyard to the north of the current Two Lions.

Certain features within the building are suggestive of a late eighteenth or early nineteenth century date. An interesting find was a small copper alloy panel attached to the wall in Room 15; this feature is intriguing in that it serves no obvious function but is highly decorative. The building was probably last used as a dwelling on the upper floor (Room 15), the ground floor probably being reserved for animals or storage, although there is no visible evidence for this within Room 10.

Recommendations for further work included further investigation and safe removal of the decorative copper alloy panel, prior to commencement of any site work. A programme of dating of the roof timbers is also suggested.

ACKNOWLEDGEMENTS

Oxford Archaeology North (OA North) would like to thank Riley Consulting for commissioning the project. Thanks are also due to the current owner, David Whip of Starfruits, for allowing access to the property.

The building recording was undertaken by Karl Taylor. The report and the drawings were produced by Karl Taylor. The project was managed by Alan Lupton, who also edited the report.

INTRODUCTION

1.1 CIRCUMSTANCES OF THE PROJECT

- 1.1.1 Riley Consulting, have requested Oxford Archaeology North (OA North) undertake an assessment of two rooms in a small building at the front of the Two Lions Inn, Great Dockray, Penrith, Cumbria. A planning application (planning reference 3/05/0956) for internal and external alterations to the Two Lions, and demolition of a nineteenth century extension to the rear of the building had previously been submitted to Eden District Council. These proposals were part of a wider redevelopment scheme on land adjacent to Southend Road (planning reference 3/05/0954), which included a superstore with associated car parking as the central feature, together with housing and retail units. This wider scheme was subject to a desk-based assessment (OA North 2005a) which highlighted the potential significance of the Grade II* Listed Two Lions Public House, leading on to a basic assessment of the Two Lions Inn (OA North 2005b) and a subsequent more detailed desk-based assessment and investigation of the building (OA North 2006). Rooms 10 and 15, adjacent to the Two Lions, although part of the Two Lions Listing, were omitted from the 2006 building survey due to restricted access. The original scheme was halted in late 2007 following the collapse of funding. A revised planning proposal, on behalf of J Sainsbury PLC is currently being assessed and, as part of the revised scheme, internal alterations are proposed for Rooms 10 and 15, which would require an application for Listed Building consent. In order to facilitate this application, an assessment of the Rooms was necessary.
- 1.1.2 The Inn is positioned within the Conservation Area for Penrith, and is a Grade II* listed building (LB SMR 25303, HER 4994). Due to the statutory designation of the building, consultation was undertaken with English Heritage, who advised that a detailed assessment was required to provide further information regarding the building comprising Rooms 10 and 15 and its grounds to inform a planning decision and before listed building consent can be given. Therefore, a supplementary building investigation, to that undertaken by OA North, to Level III standard, as per English Heritage guidelines (2006) was carried out. OA North carried out the work in October 2010.
- 1.1.3 This report sets out the results of the investigation in the form of a short document outlining the findings, followed by a statement of the archaeological potential, and recommendations for any further work. This report should be read in tandem with the 2006 report of the main survey on the Two Lions.

1.2 LOCATION AND GEOLOGY

- 1.2.1 The proposed development site lies to the south of the town centre of Penrith, The Two Lions is positioned at the rear of a courtyard which fronts onto the southern end of Great Dockray (NGR 51560 29970; Fig 1). The small building forming the subject of the supplementary building investigation lies on the east side of the small courtyard at the front of The Two Lions (Plate 1).

- 1.2.2 Penrith lies on the south-western edge of the Eden Valley, where most of the area is underlain by sandstones and mudstones of Permo-Triassic age, which area generally covered by glacial deposits (Countryside Commission 1998, 40).

2 METHODOLOGY

2.1 PROJECT DESIGN

2.1.1 A project design submitted by OA North in 2006 for the Level III investigation of the Two Lions building was used as the basis for this investigation. It was adhered to in full, and the work was consistent with the relevant standards and procedures of the Institute of Field Archaeologists, and generally accepted best practice

2.2 BUILDING INVESTIGATION

2.2.1 The small building containing Rooms 10 and 15 was investigated to a Level III-type standard survey (English Heritage 2006), which comprised a descriptive internal and external record, combined with drawings and a detailed photographic record. The format of the records follows that created during the 2006 survey.

2.2.2 **Descriptive Record:** written records using OA North *pro forma* record sheets were made of all principal building elements, both internal and external, as well as any features of historical or architectural significance. Particular attention was also paid to the relationship between areas of the building where its development and any alterations could be observed. These records are essentially descriptive, although interpretation is carried out on site as required.

2.2.3 **Site drawings:** drawings produced by OA North in 2006 were used as a basis for the survey. In particular, Figures 13 and 18 from the 2006 report were used and survey detail was added to Rooms 10 and 15. This was carried out by manually annotating the drawings with architectural and historical detail.

2.2.4 **Photographs:** photographs were taken in both monochrome print and high-resolution digital format using 35mm SLR and 35mm full frame DSLR cameras respectively. The photographic archive consists of general images of the building both internal and external, and detailed internal and external scaled coverage of architectural and decorative features and/or structural detail.

2.3 ARCHIVE

2.3.1 A full professional archive has been compiled in accordance with current IFA and English Heritage guidelines (English Heritage 1991). The paper and digital archive will be deposited with the Carlisle Record Office on completion of the project, and a paper copy will be sent to the Cumbria Historic Environment Record, Kendal.

3 STANDING BUILDING ASSESSMENT

3.1 INTRODUCTION

3.1.1 This section of the report should be read in conjunction with the 2006 report produced by OA North, specifically *Sections 5.3.21* and *5.4.1*. The two rooms surveyed as part of this work were not recorded in great detail in 2006 but Room 10 was described. Room 15 was not inspected at all. Detail additional to the description of Room 10 will be added in the following sections, as well as a full description of Room 15.

3.2 EXTERNAL DETAIL

3.2.1 Rooms 10 and 15 are contained within a small outbuilding which is physically attached to an extension at the rear of Number 8 Great Dockray (Figs 2 and 3, Plate 2). A vertical join is present between the two structures. The building is constructed of random sandstone rubble, typical of the area with long and short-work at the south-west corner. There are two doorways on the ground floor and two windows on the upper. A further doorway on the south elevation, accessed via a flight of stone steps allows access to the upper floor. The roof is of mono-pitch construction, the covering comprising sandstone flags with a sandstone ridge; the rain water goods are cast iron. The whole structure is painted white, the long and short-work and window and door lintels being painted black. Only the west- and south-facing elevations are visible.

3.2.2 The west-facing elevation houses the access into the ground floor consisting of two doorways of unequal dimensions. The north door is wide and has double doors, while the south entrance has a single door. Both are of plank and ledge construction. Each has a substantial sandstone lintel (the north doorway lintel is slightly larger) and the surrounds consist of large blocks. The main access into Room 10 is via the smaller of the two doorways. The upper part of the elevation houses two windows, both of which are boarded. They have similar lintels to the doorways and are without sills. The windows differ slightly from that contained in the extension to No 8 Great Dockray (Plate 2). The ground floor part of the south-west corner of the building is chamfered (Plate 3).

3.2.3 The south elevation is partly obscured by worn sandstone steps that allow access to the upper floor and Room 15, as well as the upper floor of the Two Lions (Plate 4). There is a small aperture visible within the south wall of Room 10 which matches a similar aperture inspected internally. The doorway into Room 15 is plain and without distinguishing features.

3.3 INTERNAL DETAIL

3.3.1 **Room 10:** this room has already been partly inspected and described in *Section 5.3.21* of the 2006 report. The following description will add pertinent additional detail, although at the time of the present survey the room was being utilised for storage and much of the internal fabric was obscured making

inspection difficult. Despite this, it appears that for the most part the room is plain. There is a blocked door at the north end of the room which once allowed access into the extension at the rear of No 8 Great Dockray (Plate 5). It has a timber lintel which appears to have been re-used. The two corbels present in the south wall are there to support the fireplace present directly above in Room 15 (*Section 3.2.4*).

- 3.3.2 **Room 15:** this room is of similar dimensions to Room 10 and is only able to be accessed via the doorway in the south wall. The room is quite dilapidated and the north end of the floor was unsound. It appeared that the room was once used as a dwelling place, the walls being lime plastered, and evidence suggests it was once ceiled at truss height with a lath and plaster ceiling (Plate 6). There is evidence that the room was formerly divided as there are two vertical scars in the plaster on both of the east and west walls. There is also a five inch high scar running around the base of all the walls, suggestive of a removed skirting. The rear extension of No 8 Great Dockray is visible beyond the north wall.
- 3.3.3 The west wall houses both of the windows, each of which is an eight-over-eight sash window with visible sash boxes. It appears that only the lower sash is sliding. The glazing bars exhibit sash ovolo mouldings and the frames are without horns (Plate 7). Both of the window reveals are slightly splayed. Situated below and to the right of the south window is a very interesting decorative metal plate which is pinned to the wall just above the skirting board scar (Plate 8). This is quite decorative with a central figure of eight twin lozenge design bounded above and below by bands and scrolls. A basket weave design fills the space in the lozenges. It appears to be made of copper alloy.
- 3.3.4 The south wall contains a chimney breast with wide opening within which is a hob grate fireplace (Plate 9). There is a sandstone surround with a further large saddleback sandstone lintel above. There may have been an earlier fireplace here as the opening has been slightly reduced in height to fit the current fireplace. The hearth appears to be of slate construction. The flue follows a diagonal course across the wall and is supported by a timber lintel above the doorway. There must have once been a chimney stack at the south end of the roof but this is no longer evident. To the right of the fireplace and built into the recess is a cupboard with four surviving shelves (Plate 9). This once probably had a door as a surviving catch testifies.
- 3.3.5 The roof frame is clearly visible and consists of two main trusses of ½ A-Frame construction, with a third visible at the northern end of the roof which is situated in the extension of No 8 Great Dockray. Each truss is identical and is roughly constructed from pine (some bark is still attached) with assembly marks visible (Plate 10). There is no evidence of nails, bolts or straps used in the construction of the roof. The tie beam sits within a slot in the east wall and rests on a sandstone wall plate on the west wall. The joist slots are much bigger than the dimensions of the current tie beam, which may indicate a previous phase of roof frame. There are two braces visible within each truss, both of which may be later insertions. Three rows of trenched purlins support the common rafters, some of which have been reduced in thickness in order to

rest on the purlins. All of the common rafters are of pine and above these is a bitumen felt lining, suggesting that the roof covering has been repaired or replaced relatively recently. The roof truss visible in the roof of the adjoining extension to No 8 Great Dockray is of similar construction. It is apparent that the whole roof is of a single construction suggesting that Rooms 10 and 15, together with the extension at the rear of No 8 Great Dockray are either roughly contemporary or have been re-roofed at the same time.

- 3.3.6 The upper part of the west wall contains a further recess which may be a redundant joist slot, and above this is a square sandstone block which again, may be evidence of a former roof structure. The wall also differs slightly in construction possibly indicating an increase in height.

4 DISCUSSION

4.1 INTRODUCTION

4.1.1 The building investigation has revealed that there are certain features within Rooms 10 and 15 of architectural or historical interest. The general nature of some of those features, particularly within Room 15 suggests that the building dates to at least the eighteenth century. The first reasonable depiction of the building on historic maps is on Wood's map of c1820 (OA North 2006, Fig 2). This map shows No 8 Great Dockray, together with a long extension at the rear which is mirrored on the west side (no longer present). This forms a symmetrical courtyard to the north of the current Two Lions.

4.2 BUILDING DETAILS

4.2.1 Evidence suggests that Room 10 was linked to the extension at the rear of No 8 Great Dockray via the blocked door in the north wall. The roof of the extension is also visible from Room 15 and is part of the same construction, suggesting they were part of the same building. The dividing wall and vertical scar in the west external elevation suggests, however, that Rooms 10 and 15 and the extension are of different phases. Certainly, the extension has a slightly-differently-sized window, but this may have been altered later.

4.2.2 Wood's map illustrates the current extent No 8 Great Dockray, its extension and Rooms 10 and 15, which have remained virtually unaltered since at least the 1820s. Without further investigation, particularly of No 8 Great Dockray, its extension and their relationship with Rooms 10 and 15, it is impossible to state whether Rooms 10 and 15 are later than No 8 or vice versa.

4.2.3 The windows and the fireplace situated within Room 15 are suggestive of a late eighteenth or early nineteenth century date which correlates with the existence of the building on Wood's map. The sash boxes of the windows are visible and the multi-light frames are without horns. Visible sash boxes were phased out in the later eighteenth century due to fire regulations and horns only began to appear after the introduction of plate glass in the 1840s. The fireplace is a classic Georgian hob grate.

4.2.4 The small decorative copper ally panel attached to the wall in Room 15 is intriguing in that it serves no obvious function and is highly decorative. This may have been part of bigger fixture. It certainly needs further investigation

4.2.5 The building was obviously last used as a dwelling on the upper floor, the ground floor probably being reserved for animals or storage, although there is no visible evidence for this within Room 10. Room 10 has no windows, only a single blocked aperture set within the west wall.

4.3 IMPACT

- 4.3.1 Any proposed alterations will possibly result in the removal of the features exposed features described in the preceding sections.

4.4 RECOMMENDATIONS

- 4.4.1 Further investigation of the decorative copper alloy panel should be carried out, and it should be removed prior to commencement of any site work. The roof trusses may be suitable for dating, and this should be investigated further.

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6. ILLUSTRATIONS

6.1 FIGURES

Figure 1: Location Map

Figure 2: Ground floor plan (Figure 13 amended)

Figure 3: First floor plan (Figure 18 amended)

6.2 PLATES

Plate 1: General view of the courtyard at the front of the Two Lions with the building surveyed at the left

Plate 2: The relationship of Rooms 10 and 15 to Number 8 Great Dockray

Plate 3: South-west corner of the building showing detail of chamfering.

Plate 4: South elevation of the building showing the staircase

Plate 5: Blocked door within the north wall of Room 10

Plate 6: General view of Room 15

Plate 7: Example of a window in Room 15

Plate 8: Decorative copper plate attached to the west wall of Room 15

Plate 9: The fireplace and cupboard on the south wall of Room 15

Plate 10: Example of the roof trusses in Room 15

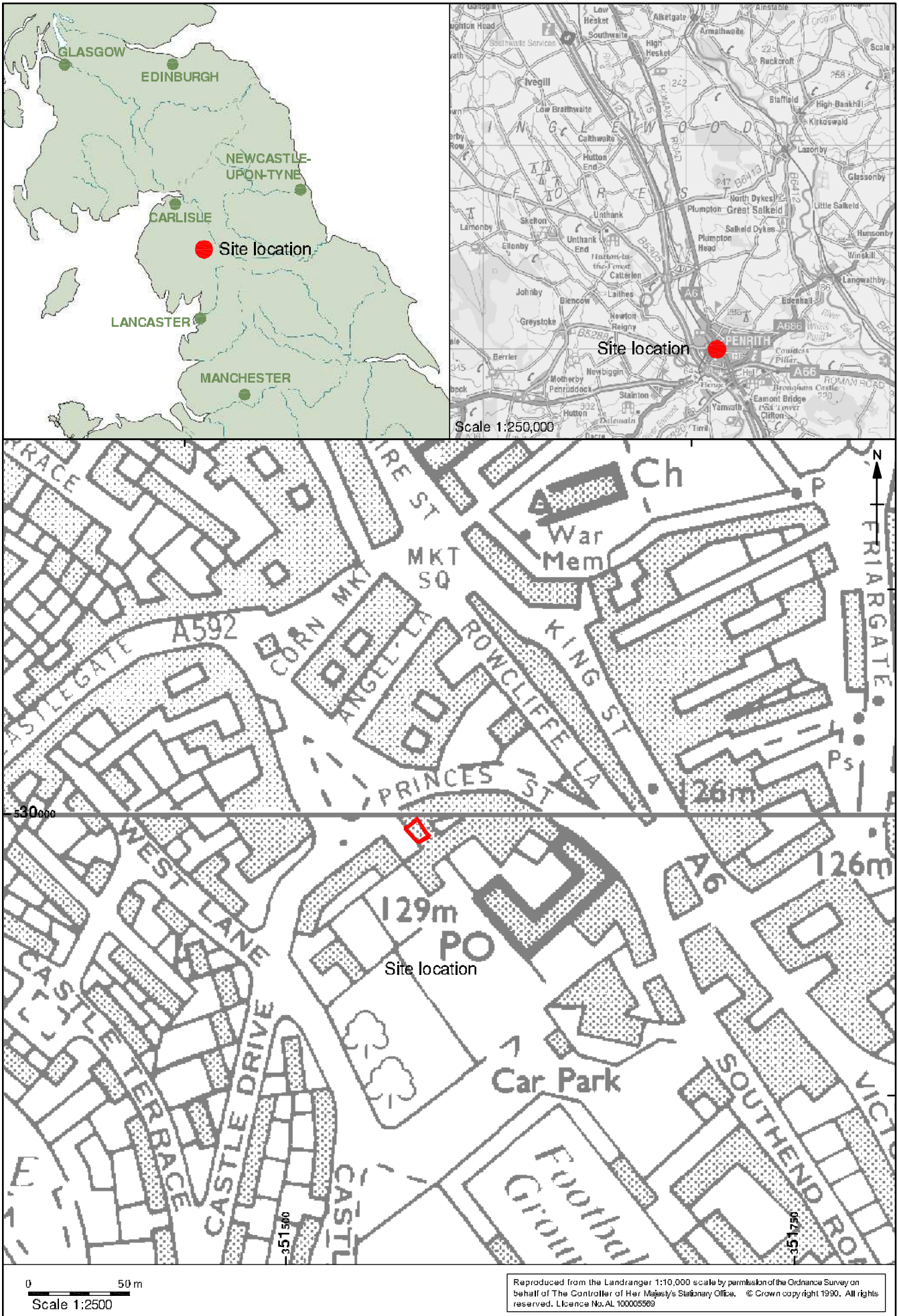
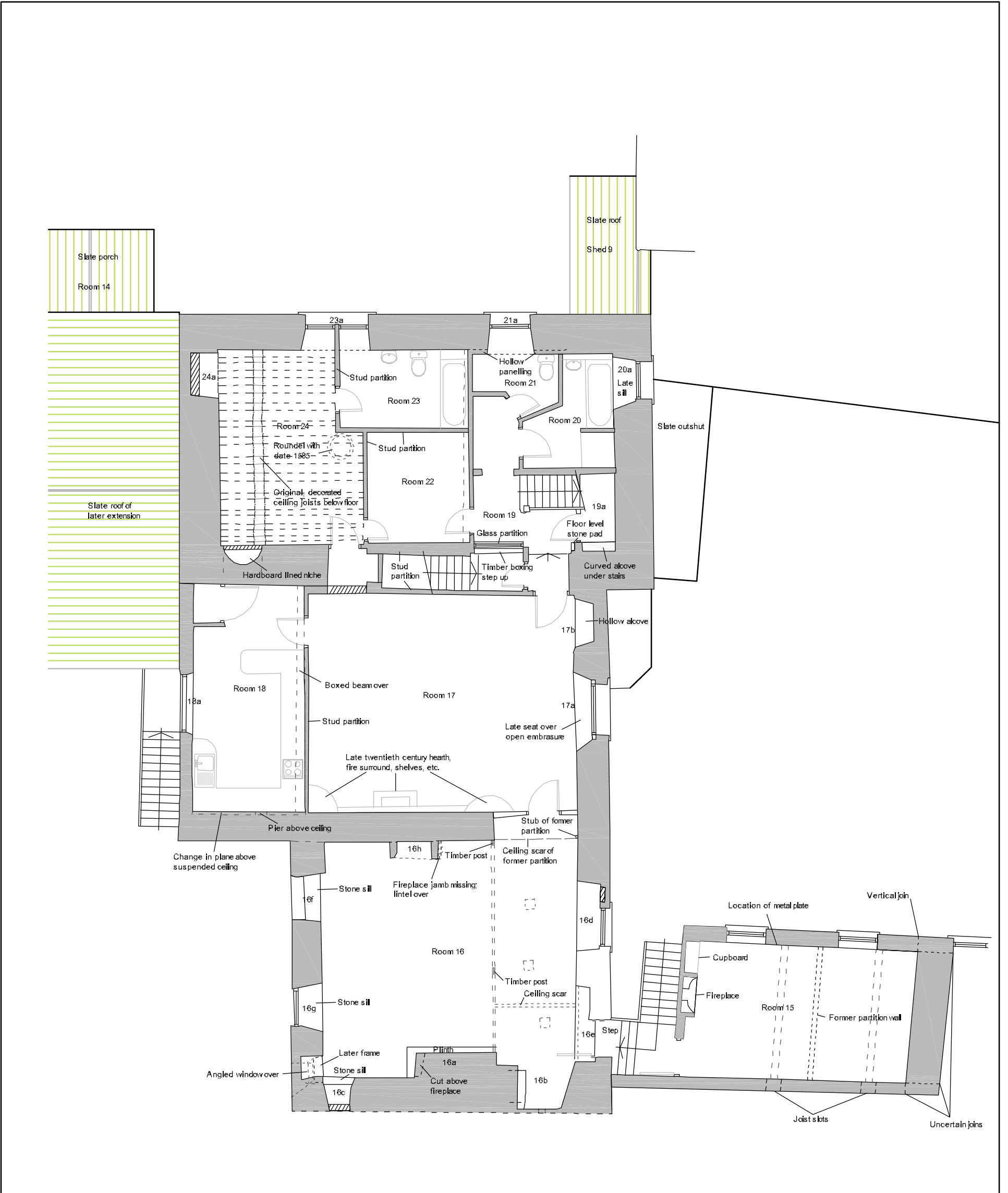


Figure 1: Site Location



Key

	Principal material		Uncertain edges
	Blocked area		Room contents, including doors
	Beam over/ ceiling decoration		Roof
	Timber		

0 2 m
Scale 1:100 @ A3

Figure 3: First floor plan (Figure 18 amended)



Plate 1: General view of the courtyard at the front of the Two Lions with the building surveyed at the left



Plate 2: The relationship of Rooms 10 and 15 to Number 8 Great Dockray



Plate 3: South-west corner of the building showing detail of chamfering.



Plate 4: South elevation of the building showing the staircase



Plate 5: Blocked door within the north wall of Room 10



Plate 6: General view of Room 15

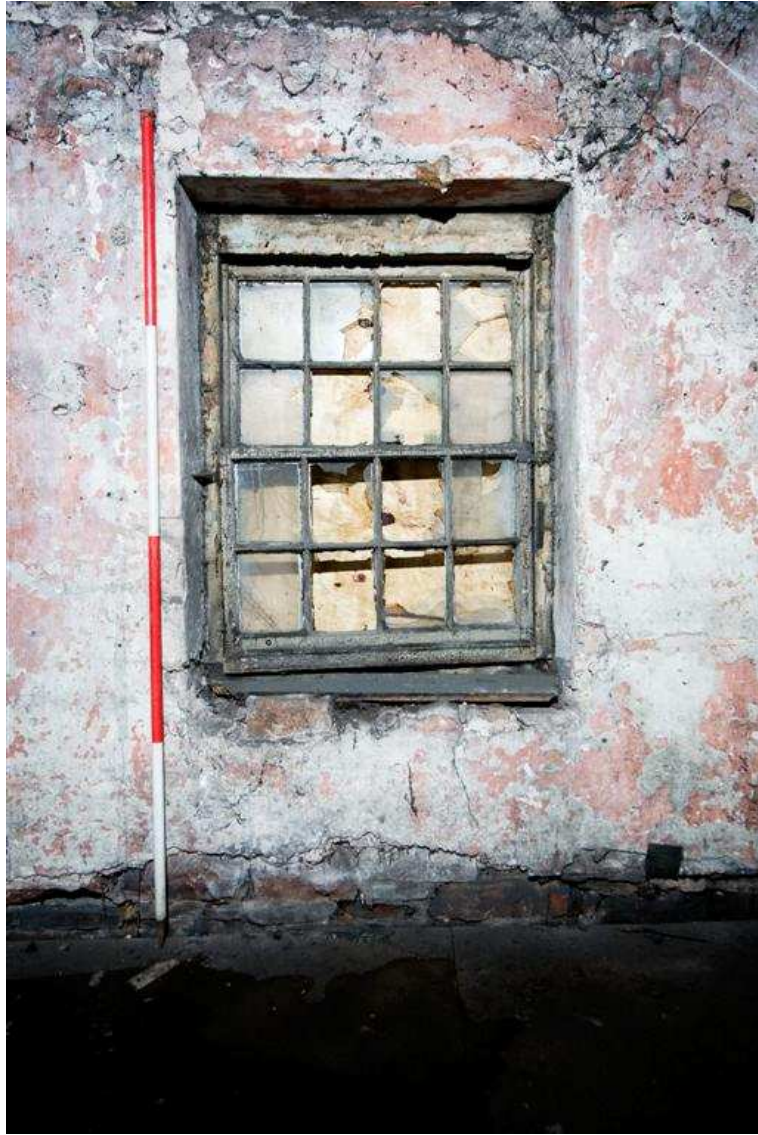


Plate 7: Example of a window in Room 15



Plate 8: Decorative copper plate attached to the west wall of Room 15



Plate 9: The fireplace and cupboard on the south wall of Room 15

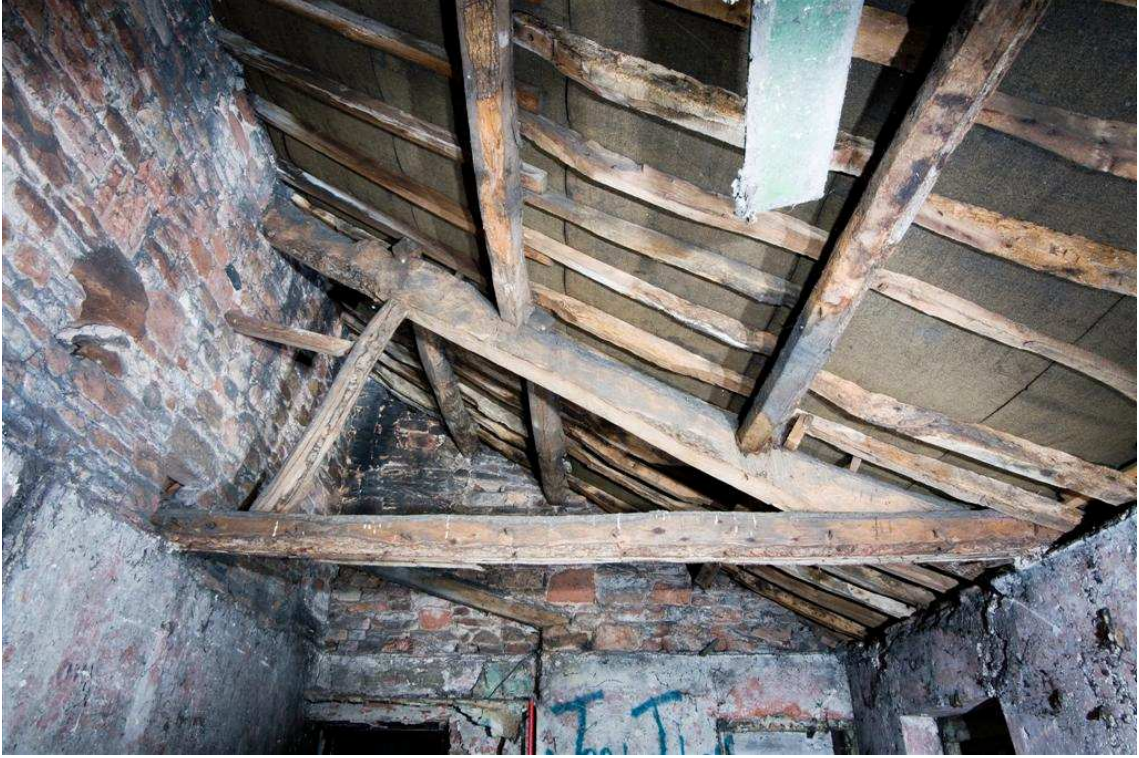


Plate 10: Example of the roof trusses in Room 15