

**LAND AT 75 BURTON ROAD, LINCOLN
LINCOLNSHIRE**

**SCHEME OF ARCHAEOLOGICAL MONITORING
AND RECORDING**

NGR: SK 97264 72246
Planning ref.: 2012/0386/F
PCAS Job No.: 911
Site code: LBRM 12
Archive acc. code: 2012.125

Report prepared for

Mr. Dan Rontree

on behalf of

Mr. Mark Howard

by

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October 2012



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Summary

Archaeological monitoring and recording was carried out during the excavation of foundation trenches for the construction of four new terraced houses on land at 75 Burton Road, Lincoln.

The proposed development site lies on the east side of Burton Road in the north of the city of Lincoln. Burton Road is thought to follow the approximate line of a prehistoric trackway, and the site lies within the known extent of the Canabae which surrounded the Roman military fort at the top of Steep Hill, which later developed into the Roman colonia settlement. Burton Road continued to be used as a main route into the city throughout the medieval period, and the area was re-developed in the mid 19th century as a residential area for the growing population.

Archaeological investigations during modern groundworks in the surrounding area have identified features dating to the post-medieval occupation of the sites.

No features other than a brick-lined well and a brick built basement were seen during the construction groundworks. Both are thought to date to the post-medieval period, associated with the 19th century residential development. A small corpus of finds from the site including clay tobacco pipe, CBM and metal objects proved to be 18th century and later in date; the backfilled well contained 20th century artefacts.

1.0 Introduction

Pre-Construct Archaeological Services Ltd. (PCAS) was commissioned by Mr. Dan Rontree, on behalf of Mr. Mark Howard, to carry out a scheme of archaeological monitoring and recording on all development groundworks associated with the construction of four 3-storey terraced dwellings.

2.0 Site location and description (Fig. 1)

The site is located on the east side of Burton Road, almost opposite the Museum of Lincolnshire Life, a former mid 19th-century military barracks, to the northwest of Lincoln's city centre. Burton Road is aligned approximately north-northwest/south-southeast. The site at no. 75 is bordered to the north and south by terraced residential properties at nos. 81 and 73 Burton Road respectively; to the east by Naam Grove; and to the west by Burton Road and the Museum of Lincolnshire Life.

The site lies within the Burton Road Character Area. The Burton Road area is a largely residential area, occupied by Late Victorian/Edwardian terraced housing, built for the growing population of Lincoln working in the factories in the city. Prior to this redevelopment the site comprised a dilapidated terraced house of this date with an adjacent area of hard-standing. The house was demolished prior to any groundworks; this phase of works was not monitored. The basement of the former house survived and was recorded by the attending archaeologists. The development is approximately centered on NGR SK 97264 72246 (Fig. 1).

3.0 Geology and topography

The BGS shows the solid geology underlying Burton Road as the Lincolnshire Limestone Formation (<http://mapapps.bgs.ac.uk/>). There are no superficial (drift) deposits recorded in the area of the site.

Topographically, Burton Road lies on the very edge of the cliff known locally as the Lincolnshire Edge, where the ground drops away steeply to the west from c. 60m AOD to c. 5m AOD. The site at number 75 Burton Road appears as fairly level ground located between the 60m and 65m contours. The site is located within Lincoln City's Burton Road Character Area, most of which remained as open agricultural land up until the Late Victorian/Edwardian Periods. A search of CLC's website suggests that the site does not lie within any of the City's designated Conservation Areas.

4.0 Planning background

A planning application for the demolition of the existing terraced house and the construction of four 3-storey terraces was conditionally granted by the City of Lincoln Council on 18th September 2012. (Planning Ref.: 2012/0386/F).

The site lies close to the Roman fortress at the top of Steep Hill and Medieval Lincoln Castle and Cathedral, and Burton Road is recorded as a route into the city since the 13th century, therefore there was potential for surviving archaeological remains within the site. In response to this, Condition 4 of the decision notice required a scheme of archaeological monitoring and recording to take place during the groundworks in order to preserve by record any archaeological remains which would be destroyed by the development.

5.0 Archaeological and historical background

The Lincoln Archaeological Research Assessment (LARA) has classified the proposed redevelopment site as having a potential research agenda relating to the Industrial Era. Industrial subjects shown on the LARA map that are immediately relevant to the site are described below in chronological order. The only known excavations associated with Burton Road are those conducted in 1989-90 at St Cuthbert's Yard to the south of the site at SK4973, which found evidence of the first defensive ditch of the Roman Legionary fortress; and to the north of the site opposite the 19th-century Sobraon Barracks in 1940, which identified an area of blue clay containing a quantity of bronze objects, buckles etc. (Vince & Jones 1990, C61, D9).

During the prehistoric period, the earliest known archaeological feature within the city, known as the 'Jurassic Way' (LARA No.: 5.1), probably extended along the line of Burton Road. This Prehistoric trackway is thought to have extended southwards from the Humber for an unknown distance along the crest of the Jurassic scarp (Grimes 1951). A routeway along the Lincoln cliff edge is likely to have been a very ancient feature of the landscape, even if it was not part of a long-distance prehistoric route (Jones & Stocker, 2003).

During the Roman Military period, the proposed redevelopment site formed part of the 'Canabae outside east, north and west gates' (LARA 6.16). These were self-governing communities or settlements of non-Roman citizens within the Roman Empire. Often, but not always, based on pre-Roman tribal boundaries, sometimes established on military land near a fortress or fort. It is likely that the lengths of road leading from the east, north and west gates of the Neronian fortress further to the south were highly attractive to settlement and could have developed as *canabae* or *vici*.

During the Roman Colonial Era, the site probably lay within an area of cemeteries that ringed the Roman colonia (LARA 7.24). These cemeteries appear to have been most extensive along the five main roads leading east, north-east and north from the upper city. The cemeteries alongside Greetwell Road, Wragby Road, Nettleham Road and Newport might have joined up to form a single area, beyond the extramural settlements, through which the roads passed (<http://www.lincoln.gov.uk/>).

During the High Medieval Era [850-1350 AD], the area of Burton Road and the proposed redevelopment site formed part of the city's common fields (LARA 9.9.1; <http://www.lincoln.gov.uk/>). Studies of air photos taken before the redevelopment of this area for housing show evidence for ridge and furrow which, combined with studies of early mapping and the Enclosure Award, are enabling the final stages of the area's former field system to be mapped.

A late 18th century map of Lincoln's upper city shows Mill Lane, rather than Burton Road, as the main approach route into Lincoln from the northwest. The original road from Burton was known both as *Burtongate* and *Bradegate* – the latter is first mentioned in late 13th-century documents (Vince 2003, 220)

West Cliff Villas on Burton Road were recorded as such in an 1877 Lincoln Street directory (2,3, 4 and 6 West Cliff Villas). They were situated on the east side of Burton Road, possibly close to the site, but their precise location is not established (<http://www.heritageconnectlincoln.com/character-area/burton-road/84/related>).

Industrial Era research topics shown on the LARA map that are immediately relevant to the site include the following (<http://www.heritageconnectlincoln.com/lara-raz/>):

- City's arable fields – LARA 11.17. The city's arable fields were enclosed by Act of Parliament in 1803 and lay exclusively to the north and east of the walled city. A large enclosure farm was built on the Burton Road in the vicinity of the modern Mill Row and is planned on Padley's 1842 map.
- Local road routes - LARA 11.8.1. By the time of the Enclosure Award of 1803 the original roads to the north-west of Lincoln's upper city had been replaced. The line of windmills along the cliff edge, eight of which are shown on the Enclosure Award were served by Mill Road, c. 120m west of the site. Padley's map of 1819 shows the same arrangement as in the Enclosure Award, with the new roads, including Burton Road, shown as being hedged.
- The Militia barracks - LARA 11.82. Almost opposite the site on Burton Road is the museum of Lincolnshire Life, which is housed in a Victorian barracks built for the Royal North Lincoln Militia in 1857. The barracks, now a Grade II listed building, were designed by the architect Henry Goddard. They were surrounded by a high wall with angle towers, castellations and other pseudo-military details. The buildings are laid out along the curtain wall providing a drill square in the centre. The Militia were volunteer soldiers who used the barracks for training and administrative purposes until 1880. The site then fell into relative disuse until 1901, when it was used by the Lincolnshire Imperial Yeomanry, a voluntary cavalry unit that was disbanded in 1920. The barracks building subsequently remained in military use until 1963 before becoming the Museum of Lincolnshire Life in 1969 (<http://www.lincolnshire.gov.uk/visiting/museums/museum-of-lincolnshire-life/history/>).
- Clay quarries in the cliff face north-west and south of the city - LARA 11.41.1. The cliff edge north-west of the city was exploited for both clay and stone since the Roman period. With the creation of West Common in 1803, any residual common rights to dig for stone and clay were terminated. Large-scale private extraction later became organised under the aegis of at least two private companies. The large area where small-scale 19th-century clay digging and brick manufacture took place is has been defined by the extent of the natural resource itself, which extends eastwards from the cliff top as far as Burton Road.
- Working-class housing estates c.1850-1945 in Newport, Newland, Butwerk Wigford and elsewhere - LARA 11.26. From the 1850s, the housing situation in the city improved dramatically with the growth of major engineering works, resulting in large estates of good quality brick-built terraced housing using materials brought to the city by railway. To the north-west of the upper city a large area of former agricultural land was laid out between Burton Road and Newport. The architectural details of the houses are all different, with many minor distinctions, all of which carried great social significance at the time they were built.

A 6-inch map of Lincoln by Dewhirst and Nichols and dating to 1839 (not illustrated- Mills and Wheeler 2004, 36); and Padley's 1842 and 1851 maps (not illustrated- Mills and Wheeler 2004, 45 & 59), all show the area of the site as undeveloped land, comprising rectangular field enclosures with hedges.

Padley's 1868 map (not illustrated- Mills and Wheeler 2004, 73), shows the site developed for the first time, with only fields to the immediate north of the site. The 1868 map also shows

a detached house on the opposite side of Burton Road, a little further to the north: Ivy House/ Ellis House at nos. 78-80 was divided into two properties sometime in 1935. It was generally occupied at the beginning as the adjutant's house by army officers and Padley's map shows it clearly associated with the barracks. It was the only house on the west side of Burton Road north of the barracks at the time of the 1868 Padley map.

Padley & Thropp's 1883, 20-inch map (not illustrated- Mills and Wheeler 2004, 89), shows the proposed redevelopment site in its current form, containing a terraced property with an adjacent yard or garden and situated opposite the grounds of the Militia Barracks. Further terraces are visible along Burton Road to the north of the site as far as Gray Street. At least eight windmills or windmill mounds are visible along the cliff edge at Mills Road.

6.0 Methodology

Prior to the start of the monitoring, the demolition of the previous house was completed. The archaeologist was present to monitor all groundworks, which were completed using a 600mm toothed bucket due to the ground conditions. A JCB fitted with a 1.60m smooth blade was used to level the site. Footing trenches were c. 0.90m wide and between 0.40m – 0.70m deep; a row of buttress pits along the north side of the footings to provide additional support due to the cellar of the neighbouring house were up to 1.20m deep.

All features and deposits seen were recorded on standard PCAS context recording sheets, and the progress of the groundworks noted on a standard PCAS site diary sheet. Sections were drawn at a scale of 1:20, and plotted on a base plan which was produced at a scale of 1:100. A colour slide and digital photographic record was maintained: a selection from this is reproduced as Appendix 1.

The monitored footings trenches were completed over the course of two days, on 24th & 25th September 2012. The archaeological monitoring was undertaken by M. Johnson and R. D. Savage.

7.0 Results (fig. 2 - 4)

Natural limestone cornbrash (002) was identified at a depth of c. 0.35m below existing ground level. This was overlain by modern topsoil (001) which covered the entire site. A small collection of 19th century clay tobacco pipe fragments were collected from the topsoil.

The walls of a square basement were identified in the southeast corner of the site. This basement was truncated by the footings; in section the near vertical construction cut [007] was identified cutting through the natural from within the topsoil. The bricks were regular, machine made bricks. The basement has been backfilled with dark grey brown silt (005), from which a sherd of post-medieval plant pot was recovered.

This was the backfilled basement of one of the terraced houses which formerly occupied the site; a second basement was also recorded [008], which had not been backfilled and again was related to the demolished buildings. The former houses dated to the Late Victorian/Edwardian period; examples of these buildings can be seen surviving in the surrounding area.

A shallow modern pit [003] was noted in the southwest corner, slightly irregular in plan and filled with brown-grey silt with common stone inclusions (004). As it was modern this pit was not recorded further.

A brick well was located in the northern corner of the site. The bricks of this well also date to the 19th century, and are probably connected to the early occupation of these properties. The well had silted up (009) and was not fully excavated, however the range of artefacts recovered from the well fill included several iron objects, 19th – 20th century pottery and the base of a plastic display stand, dating the backfilling of the well to the late 20th century.

8.0 Conclusion

No finds or features pre-dating the 19th century residential development of the site were encountered during the monitoring and recording. This is consistent with the results of similar schemes completed during groundworks in the surrounding area (<http://www.heritagegateway.org.uk/>) which have identified only 19th and 20th century domestic features.

9.0 Effectiveness of methodology

The methodology employed during this project achieved its primary objective, ensuring that the archaeological remains present on the site were not destroyed unrecorded, while causing the minimum of disruption to the construction process.

10.0 Acknowledgements

PCAS Ltd would like to thank Mr. Dan Rontree, on behalf of Mr. Mark Howard for this commission.

11.0 Site Archive

The project archive is currently held at the offices of PCAS Ltd. in Saxilby, Lincolnshire while being prepared for deposition, and will be deposited with the Lincoln City and County Museum ('The Collection'), with the exception of the finds, which are to be discarded.

12.0 Bibliography

BGS: British Geological Survey. 1973. *Sheet 114, Lincoln.1:50,000 Provisional Series*. Keyworth, Nottingham.

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<http://online.lincoln.gov.uk/MVM.DMS/Planning%20Application/321000/321313/Decision%20Notice%202012.0386.F.pdf>

<http://www.heritageconnectlincoln.com/character-area/burton-road/84/overview>

<http://www.heritagegateway.org.uk/Gateway>

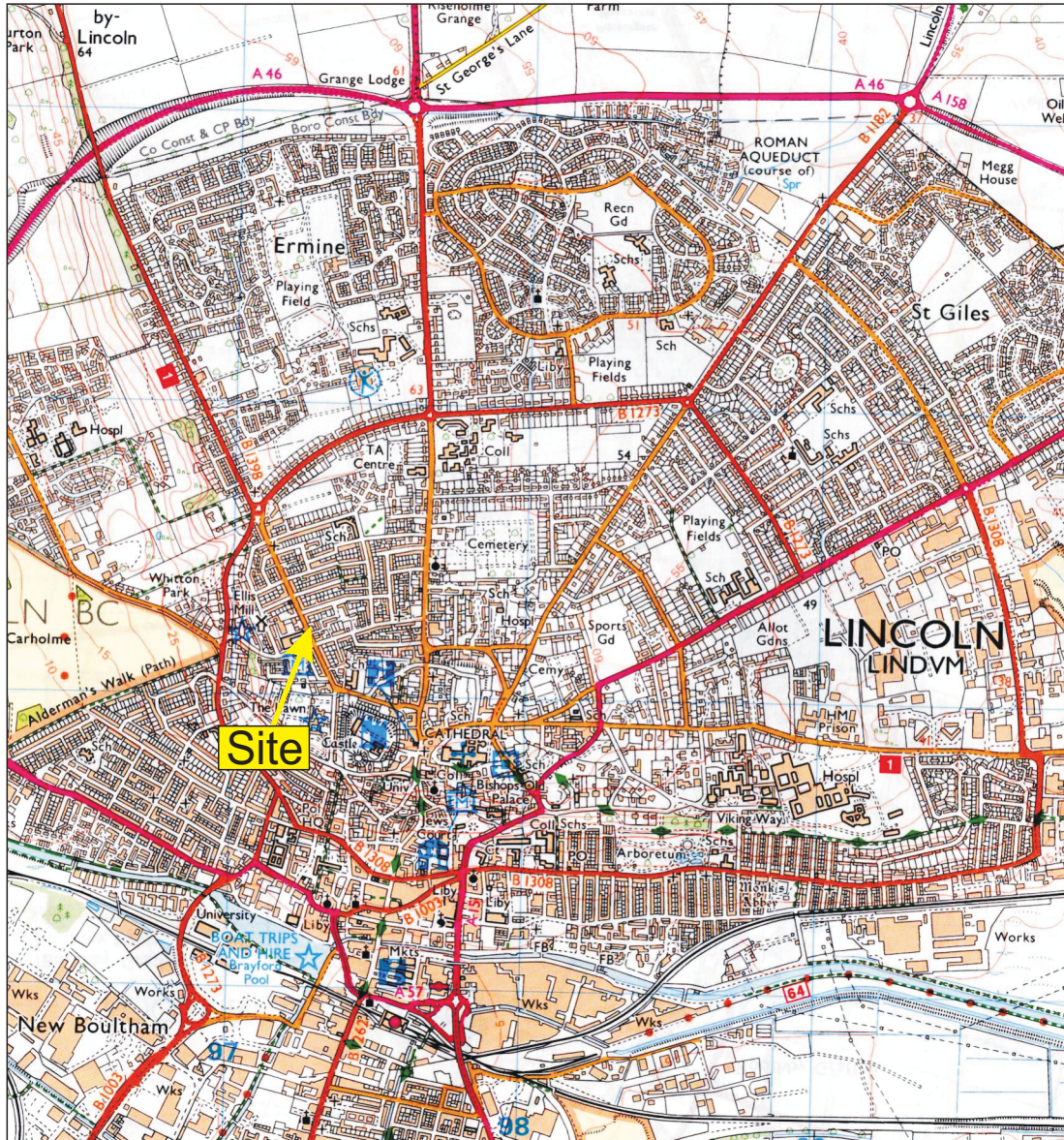


Fig. 1. Site location based on the 2000 Ordnance Survey 1:25,000 Explorer map, sheet 272. ©Crown Copyright. All rights reserved. Reproduced at scale. PCAS Licence No. 100049278.

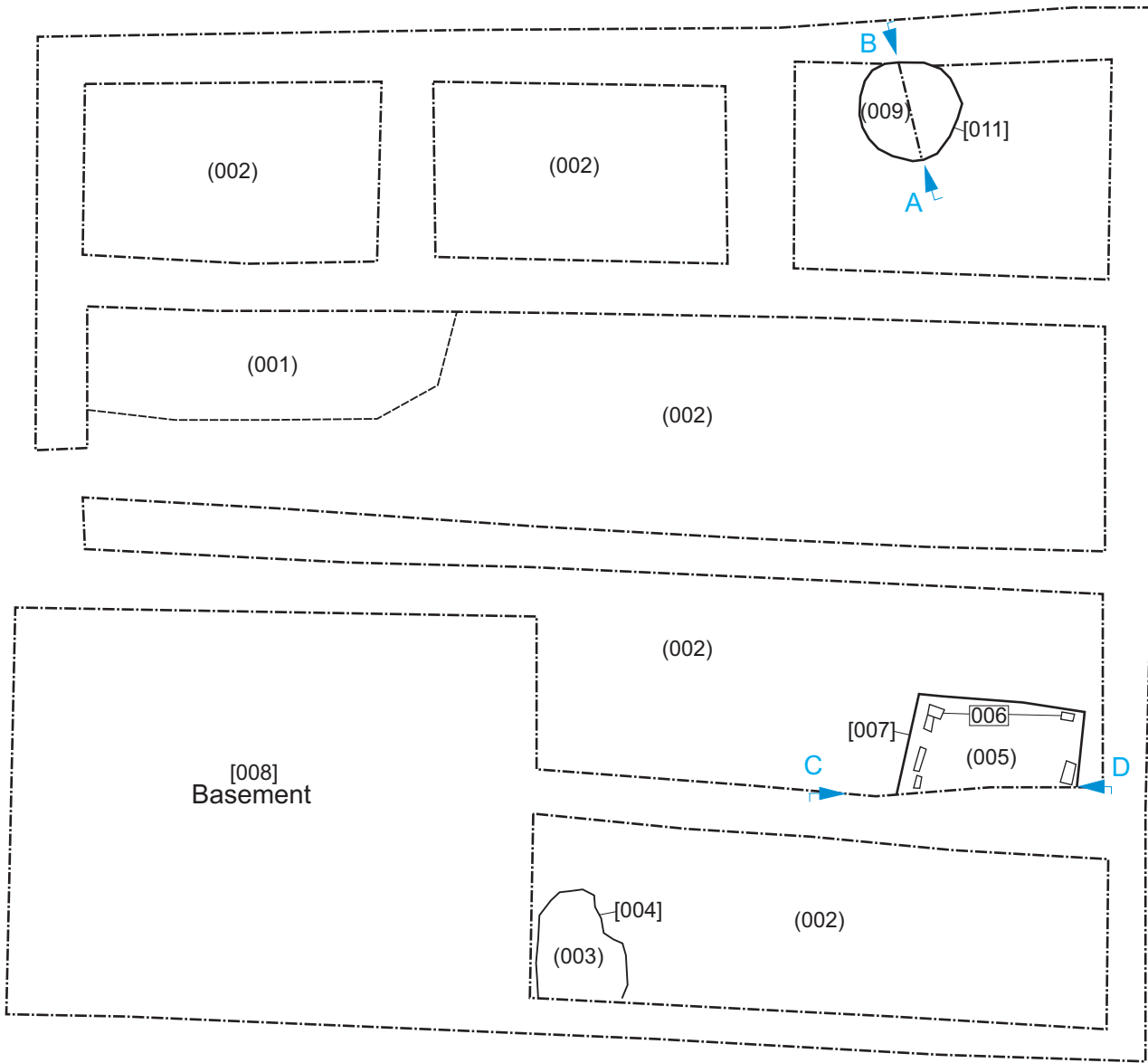


Figure 2: Plan of monitored footings. At scale 1:100



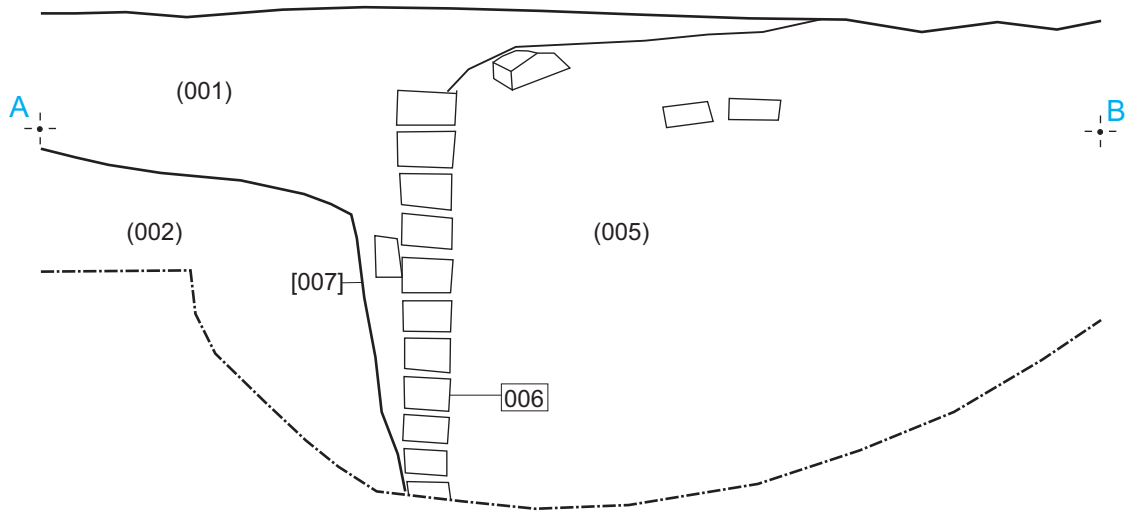


Figure 3: Basement [007] as seen in footing trench. At scale 1:20.

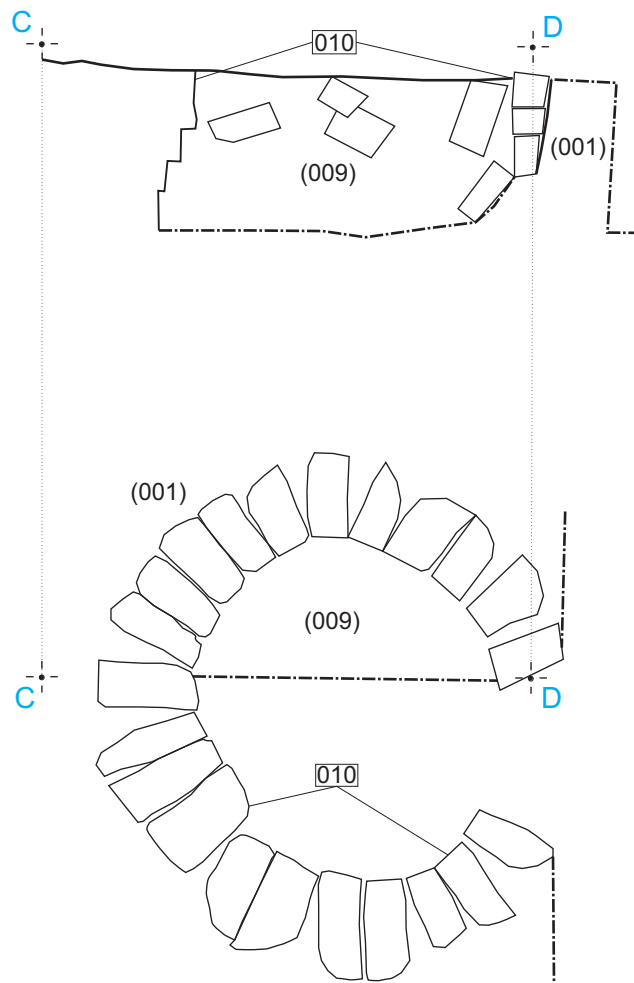


Figure 4: Section and plan of well [010]. At scale 1:20.



Appendix 1: Photographs



Plate 1: The site from Burton Road.



Plate 2: General site shot.
Basement [007] in foreground
(under yellow bucket).



Plate 3: Modern pit [004].



Plate 4: Well 010 looking SW.



Plate 5: Well 010 looking NE.

Appendix 2: Context Summary

Context	Type	Description	Finds/Dating
001	Layer	Dark brown silty clay with rubble inclusions. Topsoil.	Modern
002	Layer	Limestone brash, pale brown-yellow silty clay with frequent large limestone inclusions. Natural.	Natural
003	Fill	Brown-grey silt with common stone inclusions. Single fill [004]	None/Modern
004	Cut	Irregular modern pit.	Modern
005	Fill	Dark grey brown clay silt with frequent CBM fragments. Fill of possible basement.	Earthenware plant pot sherd. 19 th /20 th century
006	Masonry	Red brick construction; possible basement of now demolished property. Single skin stretcher bond. Brick measurement: 100mmx150mm (unknown length).	Post-medieval
007	Cut	Construction cut of basement walls. Nearly vertical, base not excavated.	Post-medieval
008	Cut	Of modern basement (part of modern construction)	Post-medieval
009	Fill	Silting of well 010.	Fe. Objects, Plastic, etc. Modern
010	Structure	Cylindrical brick well, distorted by ground movement. Regular bricks 240mmx110mmx70mm; bullnose bricks 230mmx115mmx80mm.	Post-medieval

Appendix 3: Finds Catalogue

Land at 75 Lincoln Rd, Burton (LBRM13)

Pottery Catalogue:

Context	Quantity	Weight (grams)	Description	Date
005	1	21g	Base of red earthenware plant pot	Post Medieval

Metal Catalogue:

Context	No	Weight (grams)	Description	Date
009	1	63g	Fe/galvanised steel watering can rose	C19th/20th
009	1	19g	Fe spring, from ceramic ?sanitary cistern (see below)	C19th/20th
009	2	140g	Steel paint can	C20th
009	1	10g	Silver coloured metal alloy trim (?car/kitchen)	C20th
009	1	473g	L shaped Fe bar	C19th/20th
009	3	235g	3 Fe bars	C19th/20th
009	1	195g	1 large Fe knife, with wooden handle (130mm x 30mm) attached by 3 rivets. Blade broken, but 180mm remains	C19th/20th

CBM Catalogue:

Context	No	Weight (grams)	Description	Date
009	1	2746g	Red quarry tile	Post Medieval
009	1	12g	Brown glazed ceramic tile	C19th/20th
009	1	3g	White glazed ceramic tile	C19th/20th
009	1	536g	Concrete fire brick	C19th/20th
009	2	694g	Part of ceramic ?sanitary cistern. 2 Fe springs attached to internal base	C19th/20th

Shell Catalogue:

Context	No	Weight (grams)	Description	Date
005	1	6g	Oyster shell	Post Medieval

Clay Pipe Catalogue:

	No	Weight (grams)	Description	Date
Context				
001	4	23g	2 stems and 2 bowls. Bowls have fluted decoration	C19th

Plastic Catalogue:

	No	Weight (grams)	Description	Date
Context				
009	1	2g	Transparent plastic display stand (eg model plane) 500mm long x 50mm high.	C20th

Appendix 4: Oasis Summary

OASIS DATA COLLECTION FORM: England

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OASIS ID: preconst3-162599

Project details

Project name	Monitoring and recording on land at 75 Burton Road, Lincoln
Short description of the project	Archaeological monitoring and recording on land at 75 Burton Road, Lincoln. Two 19th century basements and a brick well of the same date were recorded.
Project dates	Start: 24-09-2012 End: 25-09-2012
Previous/future work	No / Not known
Any associated project reference codes	LBRM 12 - Sitecode
Any associated project reference codes	2012.125 - Museum accession ID
Type of project	Recording project
Site status	None
Current Land use	Residential 1 - General Residential
Monument type	NONE None
Significant Finds	NONE None
Investigation type	"Watching Brief"
Prompt	Direction from Local Planning Authority - PPS

Project location

Country	England
Site location	LINCOLNSHIRE LINCOLN LINCOLN Land at 75 Burton Road, Lincoln
Study area	0 Square metres
Site coordinates	SK 97264 72246 53 0 53 14 16 N 000 32 32 W Point

Project creators

Name of Organisation Pre-Construct Archaeological Services Ltd

Project brief originator Local Authority Archaeologist and/or Planning Authority/advisory body
Project design originator Pre-Construct Archaeological Services Ltd
Project director/manager Will Munford
Project supervisor M. Johnson, R. D. Savage
Type of sponsor/funding body Developer

Project archives

Physical Archive Exists? No
Digital Archive recipient The Collection, Lincoln
Digital Archive ID 2012.125
Digital Contents "none"
Digital Media available "Images raster / digital photography","Text"
Paper Archive recipient The Collection, Lincoln
Paper Archive ID 2012.125
Paper Contents "none"
Paper Media available "Context sheet","Diary","Drawing","Plan","Section","Unpublished Text"

Entered by Alison Lane (alison@pre-construct.co.uk)
Entered on 28 October 2013

OASIS:

Please e-mail [English Heritage](#) for OASIS help and advice

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