

THE LAKE, ARLINGTON COURT, ARLINGTON, DEVON

(Centred on NGR SS 60453 40189)

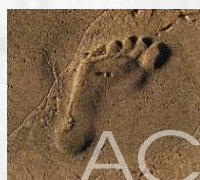
Historic Landscape Survey and Statement of Significance

Prepared by:
Emily Houghton
and Andrew Passmore

with Contributions by:
Stella Smith

Document No: ACD2669/2/3

Revised August 2022



archaeology

THE LAKE, ARLINGTON COURT, ARLINGTON, DEVON

(Centred on NGR SS 60453 40189)

Historic Landscape Survey and Statement of Significance

Client	National Trust
Report Number	ACD2669/2/3
Date	24 August 2022
Status	Version 4
Report Author(s)	Emily Houghton and Andrew Passmore
Contributions	Stella Smith
Checked by	Paul Rainbird
Approved by	Andrew Passmore

Acknowledgements

The document was commissioned by the National Trust, and managed for them by Carol Hunt, and for AC archaeology by Andrew Passmore. The documentary research was undertaken by Emily Houghton, and the fieldwork was carried out by Emily Houghton, Paul Rainbird and Stella Smith. The report figures were prepared by Stella Smith. Thanks are due to Marrina Neophytou for providing information from the Devon Historic Environment Record, and to Carol Hunt and colleagues at the National Trust for providing additional documentation and information on the property.

The views and recommendations expressed in this report are those of AC archaeology and are presented in good faith on the basis of professional judgement and on information currently available.

AC archaeology Ltd shall retain full copyright of any report under the Copyright, Designs and Patents Act 1988 with all rights reserved, excepting that it hereby provides an exclusive licence to the Client for the use of the report by the Client in all matters directly relating to the project. Any document produced to meet planning requirements may be freely copied for planning, development control, education and research purposes without recourse to the Copyright owner subject to all due and appropriate acknowledgements being provided.

Contents

	Summary	
1.	Introduction	1
2.	Legislation and policies	3
3.	Aims	7
4.	Methodology	7
5.	Historical background	9
6.	Results	13
7.	Statement of Significance	17
8.	Archive and OASIS entry	28
9.	Sources consulted	28

List of Figures

- Fig. 1: Location of survey area
- Fig. 2: Information from the 1776 Charles Hassall map overlain on an Ordnance Survey map of 1908
- Fig. 3: Extract from the Ordnance Survey Drawing 1804
- Fig. 4: Extracts from the tithe maps of Sherwill, 1838; East Down, 1842; Loxhore, 1842; and Arlington, 1844
- Fig. 5: Extract from the First Edition 25-inch Ordnance Survey map, 1889
- Fig. 6: Extract from the Second Edition 25-inch Ordnance Survey map, 1904
- Fig. 7: Map of archaeological sites within the study area
- Fig. 8: Development of the lake

List of Plates

- Plate 1: The dam, looking east
- Plate 2: East bridge pier, looking northwest
- Plate 3: Boathouse or docking bay, Old Brockham Bridge, looking north
- Plate 4: Old Brockham Bridge and Causeway, looking northwest
- Plate 5: Miss Chichester's Memorial, looking west (1m scale)
- Plate 6: Hollow way, lower part of Woolley Wood, looking west (1m scale)
- Plate 7: Carriage driveway, The Wilderness to Smallacombe Bridge, looking west
- Plate 8: Remains of contour leat and boundary, looking northwest (1m scale)
- Plate 9: Views towards dam from Smallacombe Drive, looking northwest

Appendix 1: Arlington Court Registered Park and Garden National Heritage List for England entry

Appendix 2: The Lake, comparative historic and modern views

Appendix 3: Gazetteer of archaeological records

Appendix 4: The National Trust Archive and Deposition Form and Project Recording Form

List of Appendix 3 Plates

- Plate 1: Boathouse or docking bay, Old Brockham Bridge, looking northwest
- Plate 2: Lower carriageway to dam showing cutting close to Smallacombe Drive junction, looking southwest (1m scale)
- Plate 3: Smallacombe Drive, northwest end, looking southeast (1m scale)
- Plate 4: Smallacombe Bridge, date on keystone 'JPC 1788', looking northwest
- Plate 5: Remains of embanked approach to Old Bridge, looking northwest (1m scale)
- Plate 6: Tucker's Bridge and Causeway, north side, looking east

- Plate 7: Disused track or carriage driveway, looking west to Smallacombe Bridge (1m scale)
- Plate 8: Lower end of main driveway, looking southwest (1m scale)
- Plate 9: Large planter, looking southwest
- Plate 10: Contour leat across Smallacombe Meadow, looking north with quarry behind (1m scale)
- Plate 11: Lower section of carriage driveway, looking north (1m scale)
- Plate 12: Track or hollow way above driveway in Deerpark Wood, looking southeast (1m scale)

Summary

A landscape survey was carried out of the Lake and surrounding landscape at Arlington Court, Arlington, Devon (centred on NGR SS 60453 40189), by AC archaeology between March and July 2022 on behalf of the National Trust. A statement of significance for the historic environment within the survey area has been prepared. The majority of the survey area falls within the Grade II Arlington Court Registered Park and Garden. The investigations were undertaken to establish a clear understanding of the nature, distribution, and level of significance of the archaeological resource of and around the lake, and to ensure their significance can be fully measured and considered against a range of possible future management options.*

The survey confirmed the results of a 2011 landscape survey that has established the baseline archaeological data for the area. The survey area includes some elements of potentially medieval date – trackways and part of a deer park, with the majority of the sites being of later post-medieval date. These include phases of carriage drives and woodland tracks, evidence for realignment of a public highway around the parkland, the 1830s lake and its expansion in c. 1850, along with other features, such as a catchmeadow system and quarries.

*The Registered Park and Garden is a designated heritage asset of **high significance** (or **considerable significance** using the National Trust's ranking). A number of groups of archaeological sites, including those associated with the lake and carriage drives, may perhaps be considered as non-designated heritage assets, meriting some consideration in the planning process due to their contribution to the significance of the Registered Park and Garden. Individually, they are generally considered to be of **low significance** (or **moderate significance** using the National Trust's ranking), as they are only of local interest, although the pair of bridge piers at the site of the old dam (NT HER 100012), the lake and dam (NT HER 106719), and the 19th-century carriage drives (as a group) may be of more importance – of **medium significance** as they form larger or distinctive parts of the designed picturesque parkland. The remaining sites are of **negligible-low significance**, having some local interest in relation to the history of the park.*

1. INTRODUCTION (Fig. 1; Appendix 1)

- 1.1 This document has been completed by AC archaeology in June 2022 and revised in July 2022, and sets out the results of an historic landscape survey and statement of significance of the lake and surrounding riverside landscape at Arlington Court, Arlington, Devon (centred on NGR SS 60453 40189; Fig. 1). The document has been commissioned by the National Trust, the owner of Arlington Court, to gain a clear understanding of the nature, distribution and level of significance of the archaeological resource of and around the lake and to ensure their significance can be fully measured and considered against a range of possible future management options. The stimulus for the work is to explore options for the future direction and management of the lake, and associated watercourse (the River Yeo) and dam infrastructure, and specifically to manage natural silting of the watercourse within the lake and wider property. The work has been undertaken in accordance with a brief prepared by the National Trust (Parry 2021) and a subsequent project design prepared by AC archaeology (Passmore 2022).

- 1.2** Arlington Court is located 9km to the northeast of Barnstaple on the east side of the A39 between Barnstaple and Kentisbury Cross. The principal building is Arlington Court, completed in 1823 for Colonel Chichester. The building and its surrounding parkland form the core of a wider estate that covers most of the historic parish of Arlington, but also includes parts of the neighbouring parishes of Loxhore, East Down and Sherwill. The lake is located 700m to the southwest of the main house, within the valley of the River Yeo. The survey area was centred on the lake, and covered an area of approximately 40ha. The lake is situated at a height of approximately 110m above Ordnance Datum with the valley sides rising steeply up to the northeast and southwest; the upper limits of the survey area are at around 150m to the northeast and 170m above Ordnance Datum to the southwest. The base of the valley is comparatively wide and flat to the north (reflecting the position of the lake (including the silted up northern section), but becomes narrower to the south below the dam of the lake. The survey area also included the base of two side valleys containing unnamed streams on the northeast side of the river; a valley containing The Wilderness extending southwest from the formal garden and parish church at Arlington, and the end of a valley extending west from Coombeshead through Deerpark Wood. It also included another tributary immediately north of the A39 that flows into the end of the silted up lake.
- 1.3** The underlying geology of the survey area mainly consists of Devonian slate of the Morte Slates Formation, but to the south are Devonian igneous tuff and sandstones of the Pickwell Down Sandstones Formation. In the valley bottom all are overlaid by Quaternary alluvium of clay, silt, sand and gravel (British Geological Survey online viewer 2022).
- 1.4** Land use within the survey area is mainly woodland, with open and partially wooded parkland on the northeast side of the river that extends up the hillside to Arlington Court and its gardens. The land is largely accessible to visitors to the property (although some areas are restricted for safety and ecology reasons). It is also bisected by several footpaths, including two located adjacent to the A39, and another that passes through The Wilderness and crosses the river into Woolley Wood on its southwest bank.

Project Background

- 1.5** Approximately half of the extent of the historic lake (as extended in the mid-19th century) has been affected by silting resulting in a reduced area and water depth, as well as a change to the character of the lake through the silting and the types of vegetation growing within both the partially and fully silted up areas. The lake is designated as a reservoir under the Flood and Water Management Act (2010), with the dam acting as a barrier to migratory fish passage and preventing deposition of silts in the catchment downriver.
- 1.6** The lake has been partially dredged a number of times (1979, 1980s and 2001/2) and large volumes of material have been removed. The last silt removal project disposed of dredged material in a series of bunded areas on the floodplain downstream of the lake; with prior knowledge of this activity this material can be identified in the landscape today as earthworks on the floodplain.
- 1.7** Connected to the silting of Arlington Lake is an issue with the low point of the A39 that crosses the tributary feeding the lake to the northwest; the culvert under the A39 is now blocked with silt. Two overtopping incidents occurred in as many weeks in December/January 2021/2022, and there is regular winter flooding of the highway.

Engineer's advice is to repair/replace the concrete auxiliary spillway that is reaching the end of its life is a priority.

- 1.8** Future management needs to achieve a balance between historic environment, wildlife and Site of Special Scientific Interest (SSSI) features, costs and feasibility of dredging, reservoir management, and downstream water quality. It is also necessary to retain access across the water at the current or a nearby location of the dam as this is part of the parkland design and the primary access across the watercourse for the Estate Team. The aim of this report is therefore to focus on understanding heritage values and significance of the lake and surrounding landscape ensuring that they are fully understood to enable proposals to work with known constraints and to balance the different potentially conflicting perspectives.

Designations (Appendix 1)

- 1.9** Arlington Court is a Grade II* Registered Park and Garden (National Heritage List for England entry 1000687). With the exception of a small area to the northwest of the A39 the survey area is entirely located within this designated parkland. The full National Heritage List for England description is included as Appendix 1. It contains the Grade II* Listed Arlington Court (NHLE 1106817) as its principal building, as well as the Grade II* Listed Glebe House (NHLE 1106823) in its northeast part. The following Grade II Listed assets are also located within the parkland, none of which fall within the survey area:

- Granary approximately 5 metres south of stable block to Arlington Court (NHLE 1306968);
- Cairn approximately 600 metres south east of Arlington Court (NHLE 1106819);
- Gatepiers approximately 800 metres north west of Arlington Court (NHLE 1306973);
- Woolley Lodge, 1600 metres south west of Arlington Court (NHLE 1163745); and
- Railings, gates and gatepiers 5 metres south west of Woolley Lodge (NHLE 1107131).

- 1.10** The NHLE entry for the Registered Park and Garden includes the following description of the lake:

In the valley bottom the River Yeo is dammed to form a serpentine lake c 650m south-west of the house. Created for Sir John Chichester in 1837, the lake was extended to its present size in 1851 when the two surviving stone pylon supports for the projected bridge designed by William Dredge of Bath were built on the site of the original dam. Severely silted by the 1930s, it remains significantly silted despite dredging in 1980 (guidebook). The carriage drive runs along the north-east bank of the lake, passing an C18 stone urn and pedestal by Robert Adam c 670m south-west of the house erected in 1949 to commemorate Miss Chichester.

- 1.11** The NHLE entry also describes other components of the parkland within the study area including the carriage drive from Woolley Lodge, which was supposedly completed before 1809, and Woolley Wood and Deerpark Wood, both of which may have very early post-medieval origins.

2. LEGISLATION AND POLICIES

- 2.1** Current and proposed legislation, government policy and local plan policies relating to the protection, maintenance and enhancement of heritage assets relevant to management of the historic environment of and surrounding the lake may be

summarised as follows. This information is provided to complement the statement of significance below as guidance to inform future management options.

Statutory

- 2.2** Listed Buildings are protected under the *Planning (Listed Buildings and Conservation Areas) Act 1990*. Section 66 of the Act requires that 'In considering whether to grant planning permission (or permission in principle) for development which affects a listed building or its setting, the local planning authority or, as the case may be, the Secretary of State shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses'.
- 2.3** The *Levelling-Up and Regeneration Bill*, which is currently at the Committee Stage in the House of Commons, proposes to introduce changes to the *Planning (Listed Buildings and Conservation Areas) Act 1990*, and to the *Town and County Planning Act 1990*. For the former, as well as preserving a Listed Building or its setting, it formally introduces the concept of 'enhancing' a Listed Building or its setting within Section 66 of the act. In the latter act it introduces the concept of having regard for preserving or enhancing 'certain' heritage assets or their setting, along the same lines of the existing and proposed Section 66 of the *Planning (Listed Buildings and Conservation Areas) Act 1990* for Listed Buildings. Registered Parks and Gardens fall within the class of 'certain' heritage assets.

The National Planning Policy Framework

- 2.4** General policy and guidance for the conservation of the historic environment are contained in Chapter 16 (Paragraphs 189-208 and associated footnotes) of the *National Planning Policy Framework* (NPPF; Ministry of Housing, Communities and Local Government 2021). This document provides the definition of a heritage asset as 'a building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. It includes designated heritage assets and assets identified by the local planning authority (including local listing)' (*ibid*, 67). Designated heritage assets are defined as 'a World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation' (*ibid*, 66).
- 2.5** Based on the recorded historic environment within the survey area, the following policies are likely to be relevant to any future proposals:

Paragraph 189

Heritage assets range from sites and buildings of local historic value to those of the highest significance, such as World Heritage Sites which are internationally recognised to be of Outstanding Universal Value. These assets are an irreplaceable resource, and should be conserved in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of existing and future generations.

Footnote 67 to paragraph 189

The policies set out in this chapter relate, as applicable, to the heritage-related consent regimes for which local planning authorities are responsible under the Planning (Listed Buildings and Conservation Areas) Act 1990, as well as to plan-making and decision-making.

Paragraph 194

In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more

than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes, or has the potential to include, heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.

Paragraph 195

Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this into account when considering the impact of a proposal on a heritage asset, to avoid or minimise any conflict between the heritage asset's conservation and any aspect of the proposal.

Paragraph 196

Where there is evidence of deliberate neglect of, or damage to, a heritage asset, the deteriorated state of the heritage asset should not be taken into account in any decision.

Paragraph 197

In determining applications, local planning authorities should take account of:

- a) the desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;
- b) the positive contribution that conservation of heritage assets can make to sustainable communities including their economic vitality; and
- c) the desirability of new development making a positive contribution to local character and distinctiveness.

Paragraph 198

In considering any applications to remove or alter a historic statue, plaque, memorial or monument (whether listed or not), local planning authorities should have regard to the importance of their retention in situ and, where appropriate, of explaining their historic and social context rather than removal.

Paragraph 199

When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset's conservation (and the more important the asset, the greater the weight should be). This is irrespective of whether any potential harm amounts to substantial harm, total loss or less than substantial harm to its significance.

Paragraph 200

Any harm to, or loss of, the significance of a designated heritage asset (from its alteration or destruction, or from development within its setting), should require clear and convincing justification. Substantial harm to or loss of:

- a) grade II listed buildings, or grade II registered parks or gardens, should be exceptional;
- b) assets of the highest significance, notably scheduled monuments, protected wreck sites, registered battlefields, grade I and II* listed buildings, grade I and II* registered parks and gardens, and World Heritage Sites, should be wholly exceptional.

Paragraph 201

Where a proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or loss, or all of the following apply:

- a) the nature of the heritage asset prevents all reasonable uses of the site; and
- b) no viable use of the heritage asset itself can be found in the medium term through appropriate marketing that will enable its conservation; and

- c) conservation by grant-funding or some form of not for profit, charitable or public ownership is demonstrably not possible; and
- d) the harm or loss is outweighed by the benefit of bringing the site back into use.

Paragraph 202

Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use.

Paragraph 203

The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.

Paragraph 205

Local planning authorities should require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible. However, the ability to record evidence of our past should not be a factor in deciding whether such loss should be permitted.

Paragraph 206

Local planning authorities should look for opportunities for new development within Conservation Areas and World Heritage Sites, and within the setting of heritage assets, to enhance or better reveal their significance. Proposals that preserve those elements of the setting that make a positive contribution to the asset (or which better reveal its significance) should be treated favourably.

Local Authority Plan

- 2.6** The North Devon and Torridge Local Plan 2011-2031 was formally adopted on the 29 October 2018. The adopted plan includes the following policies relating to the historic environment:

Policy ST15: Conserving Heritage Assets

Great weight will be given to the desirability of preserving and enhancing northern Devon's historic environment by:

- (a) conserving the historic dimension of the landscape;*
- (b) conserving cultural, built, historic and archaeological features of national and local importance and their settings, including those that are not formally designated;*
- (c) identifying and protecting locally important buildings that contribute to the area's local character and identity; and*
- (d) increasing opportunities for access, education and appreciation of all aspects of northern Devon's historic environment, for all sections of the community.*

Policy DM07: Historic Environment

(1) All proposals affecting heritage assets should be accompanied by sufficient information, in the form of a Heritage Statement, to enable the impact of the proposal on the significance of the heritage asset and its setting to be properly assessed. As part of such an assessment, consideration should be given, in order of preference, for avoiding harm, providing enhancement, then minimising and mitigating any harm.

(2) Proposals which conserve and enhance heritage assets and their settings will be supported. Where there is unavoidable harm to heritage assets and their settings, proposals will only be supported where the harm is minimised as far as possible, and an acceptable balance between harm and benefit can be achieved in line with the national policy tests, giving great weight to the conservation of heritage assets.

3. AIMS

- 3.1 The aim of the survey was to assess the historic landscape of and around the lake to understand the heritage values and significance of the archaeological resource ensuring they are fully understood to enable an informed way forward and sensitive design is developed for future management of the lake and associated wider management of the River Yeo.
- 3.2 During the course of the project historic photographs of the lake were identified in the National Trust archives at Arlington Court. A secondary aim of the project was to locate the viewpoints of these photographs, and to compare existing views with those in the historic photographs. The results of this exercise are included as Appendix 2.
- 3.3 A further aim was to clarify or confirm the established sequence of the development of the lake; specifically was it originally shorter than its final form, and was it extended to the south, and have there been any changes to the current dam.

4. METHODOLOGY

- 4.1 The survey was undertaken in accordance with a project design prepared by AC archaeology (Passmore 2022), The National Trust's *Historic Landscape Survey Guidelines and Statements of Significance Guidance* (Thackray 2013), the Chartered Institute for Archaeologists' *Standard and Guidance for Desk-based Assessment* (revised 2020), and Historic England's *Statements of Heritage Significance: Analysing Significance in Heritage Assets, Historic England Advice Note 12*.
- 4.2 An initial review of currently available documentary information was carried out. This included the following sources:
- Data held in the National Trust and Devon Historic Environment Records;
 - The *Archaeological and Historic Landscape Survey of the Arlington Estate*, Berry N., 2011 (National Trust);
 - The *Arlington Court Parkland Plan*, Nicholas Pearson Associates 2015;
 - Material held at the National Trust property archives at Arlington Court, and the North Devon Record Office, Barnstaple; and
 - All historic and modern mapping including existing LiDAR and aerial photographic mapping.
- 4.3 The review was followed by a walkover survey to identify and record the nature and location of all features of relevance, and to understand their significance. This comprised the following:
- A written description of all features to allow the compilation of a gazetteer; and
 - A photographic record of the features to show their nature, location and as necessary condition.

Assessment of significance

- 4.4 Advice on the criteria to be used in assessing the significance of heritage assets is included in Historic England's *Managing Significance in Decision-Taking in the Historic Environment, Historic Environment Good Practice Advice in Planning: 2* (2015) and *Statements of Heritage Significance: Analysing Significance in Heritage Assets. Historic England Advice Note 12* (2019), as well as the earlier English Heritage guidance *Conservation Principles – Policies and guidance for the*

sustainable management of the historic environment (English Heritage 2008). This guidance states that heritage assets are considered to have significance based on their evidential, historical, aesthetic or communal value. The *NPPF* also includes the criteria of archaeological, architectural and artistic value, and states that setting can also contribute to an asset's significance.

4.5 In addition to the above documents Historic England's *The Setting of Heritage Assets, Historic Environment Good Practice Advice in Planning: 3* (Historic England 2017) and the *NPPF Planning Practice Guidance* (Ministry of Housing, Communities and Local Government 2019) has been used to assess the contribution of setting to significance.

4.6 Taken together these documents identify the need (a) to understand the importance of heritage values; (b) to understand the level of significance of an asset and the contribution that its setting makes to its significance; and (c) for an assessment of the impact on significance; the latter two being requirements of the *NPPF*. However, neither document provides a methodology for the ranking of relative significance of heritage assets. This historic environment assessment therefore expresses the ranking using a scale of significance derived from Volume 11, Section 3, Part 2 of the *Design Manual for Roads and Bridges* (The Highways Agency 2007) and from guidance provided by the International Council on Monuments and Sites (ICOMOS 2011). An understanding of the relative significance of heritage assets is important because of the issue of proportionality expressed in the *NPPF*. The ranking is presented in Table 1 below.

SIGNIFICANCE (VALUE)	FACTORS FOR ASSESSING THE SIGNIFICANCE (VALUE) OF HERITAGE ASSETS
Very High	World Heritage Sites (including nominated sites) Assets of acknowledged international importance Assets that can contribute significantly to acknowledged international research objectives Assets with exceptional heritage values
High	Scheduled Monuments (including proposed sites) Grade I and II* Listed Buildings Grade I and II* Registered Parks and Gardens Undesignated heritage assets of schedulable or exceptional quality and importance Conservation Areas containing very important buildings Assets that can contribute significantly to acknowledged national research objectives Assets with high heritage values
Medium	Designated or undesignated assets that have exceptional qualities or contribute to regional research objectives Grade II Listed Buildings Conservation Areas containing important buildings Grade II Registered Parks and Gardens Assets with moderate heritage values
Low	Designated and undesignated heritage assets of local importance Assets compromised by poor preservation and/or poor survival of contextual associations Assets of limited value, but with potential to contribute to local research objectives Assets with low heritage values
Negligible	Assets with very little or no surviving archaeological, architectural or historical interest Assets with minimal heritage values
Unknown	The importance of the asset has not been ascertained

Table 1: Grading of the significance (value)

4.7 In the assessments of significance set out in Section 7 below in addition to using the grading set out in Table 1, the ranking is also considered in relation to the five levels of significance set out in the National Trust's *Statements of Significance Guidance*.

5. HISTORICAL BACKGROUND (Figs 2-6; Appendix 2)

5.1 A summary historical background of Arlington Court is provided here, drawn from both the 2011 *Archaeological and Historical Survey* (Berry 2011) and the 2015 *Parkland Plan* (Nicholas Pearson Partnership LLP, 2015), where a comprehensive history can be obtained. This is supplemented by new research undertaken as part of this project, which focuses in more detail on the lake and its surrounding landscape.

5.2 The manor of Arlington dates back at least to the 11th century, when it appears in Domesday Book records; a church was established by 1285. A series of 14th-century charters provide evidence for a possible deer park in the southeast part of the estate, bounded by the 'Combisheade' (Coombeshead) stream which joins the River Yeo downstream from the lake. A piece of woodland on the south side of the stream is now known as Deerpark Wood (MDV64325). Boundary banks have been identified in this area which also support this location for early enclosure (Berry 2011, Section 4.3).

5.3 The manor was held by the de Raleigh family from 1166 to 1384-85, when it first became connected to the Chichester family. It grew substantially over the medieval period, by 1553 comprising 20 houses, a mill, and over 1000 acres of land including Woolley Wood and Shoe Wood. The manor house was rebuilt or enlarged during the 16th century. The Chichester family paid heavily for retaining their Catholic faith during the Reformation, including relinquishing the Arlington estate. They prospered during the 17th century from trade between Barnstaple and the Americas, and in 1632 were permitted to purchase the estate back. The Chichester's support of the Royalists during the Civil War led to further financial penalty however, but a fortunate marriage in 1699 once again improved their prospects. They converted to the Church of England in 1793.

5.4 The manor house is considered to have undergone remodelling in the 1740-1760s by John Chichester, when a Palladian style façade was added to its south elevation, visible within paintings dating to c. 1797 (Nicholas Pearson Partnership LLP 2015, figure 5). His son, Colonel John Palmer Bruce Chichester, made further alterations to the house in the 1790s. It is Colonel Chichester who is credited with the initial creation of the lake. Contemporary with John Chichester's ownership was the production of Benjamin Donn's map of Devon (published in 1765; reprint of 1965 viewed). The map shows little of the property marking the manor house adjacent to the church, and depicting the watercourses accurately with *Brocomb Bridge* above the site of the future lake. Unlike nearby Youlston, Arlington was not depicted as a 'park'.

5.5 A new house was commissioned by Colonel Chichester in 1820 from local architect Thomas Lee, and the old house was demolished. Subsequent decades saw improvements to the grounds and gardens of the estate, including the development of a new coach road and the establishment of the lake. The Glebe House was built c. 1824.

5.6 On the death of Colonel Chichester in 1851, the estate passed to his son Sir Bruce Chichester, who undertook a period of building to expand the house to the north with

a new service wing and dining room, and who also built the stable block, a new farmhouse, outbuildings, and estate cottages. On his death in 1881, the estate passed to his widow and on her re-marriage in 1883, to his daughter, Rosalie Chichester.

- 5.7** Rosalie Chichester, inspired by the National Parks of Australia and New Zealand, managed the estate as a reserve where shooting and hunting was prohibited, and held a private ethnographic museum in the house. The land was opened to visitors in 1921. On her death in 1949 the estate passed to the National Trust.
- 5.8** Since acquisition the National Trust has undertaken a programme of repair and management, which included the demolition of several buildings, including the dining room built by Sir Bruce Chichester, extensive tree felling and planting across the estate, and the construction of ha-has around the house and its immediate environs. Within the study area this management has included episodes of de-silting of the lake (see Section 1.6 above).

Historical Development of the Lake

- 5.9** Information from a plan of the estate by Charles Hassall dating to 1776 exists in traced form over an early 20th-century map (Fig. 2). The map is important as in the wider estate it records the former extent of the barton adjacent to the parish church, and the earlier site of the manor house before it was demolished in c. 1820. This tracing stops short of the area of the lake, but does show additional field boundaries (since removed) on the north side and base of the river valley below the current dam. However, despite the limited extent of the map, based on the mapped boundaries and inclusion of field names it is clear that parkland on the northeast side of the river valley, in the vicinity and downstream of the later lake, had been enclosed. The map also shows a former carriage drive from Deerpark Wood extending northeast broadly parallel to The Wilderness to the gardens in front of the old manor house.
- 5.10** The next identified map is a 'Sketch and Plan of an intended dam' dating to 1794 and held within the Devon Archives (Archive ref 50/11/161; Nicholas Pearson Partnership LLP 2015, fig. 7). It is not clear whether the dam was commissioned or built as planned. In the description of the proposed works the dam is intended to 'raise water in the bottom to flow back to the mouth of the drain near the old stables'. Additionally, the description considers that the final 'two small piece of water, or leat, will be a pleasing object from the house'. The 1776 map shows a series of three oval shaped features near the present Wilderness Pond, in a plot called 'Horner Orchard' close to the southwest of the church and west of the former manor house (Fig. 2). An adjacent plot is called 'Pond Close'. This planned dam therefore relates to works connected to these ponds, probably intended to create a more ornamental appearance, rather than to works on the River Yeo.
- 5.11** A small late-18th century sketch plan of 'North Woolly and Shoewood' held within the Devon Archives (Archive ref 50/11/38/13) was viewed. A small oval shaped plot situated on the edge of the wood and corresponding approximately to the far west part of the later lake is depicted as 'Arlington Barton' with the river shown adjacent and no lake depicted at this time (Nicholas Pearson Partnership LLP 2015, fig. 6).
- 5.12** The 1804 Ordnance Survey drawing shows the River Yeo snaking through the valley south of Arlington, with no lake depicted at this time (Fig. 3). Tracks pass through Woolley Wood on its west bank to the late 18th-century Smallacombe Bridge (NT HER ref 106736) near the wood's southeast extent before traversing through what is now known as The Wilderness up to the manor house (NT HER ref 106574). The

woodland of Deerpark Wood is also mapped on the south bank of Coombeshead Stream, as are field boundaries on the unwooded eastern bank of the river.

- 5.13** After the new house was built in the 1820s, accounts indicate that there were numerous changes to the parkland, including the alteration of one of the public roads, which was diverted to cross the River Yeo further upstream at Brockham. A new carriage road was planned from a lodge near Woolley Farm leading through Woolley Wood and across the river and up to the house (Nicholas Pearson Partnership 2015, 27). The Sherwill tithe map (1838) shows the carriage road with a lodge at its entrance, leading through the woods. Although not shown on this map, hollow ways of possible medieval origin are recorded through Woolley Wood that may have led down to a ford crossing point at the river at the location of the current dam (NT HER refs 106730 and 106727; Berry 2011, section 4.4). As landscape features these stratigraphically predate the mid-19th carriage drives.
- 5.14** The first evidence of the lake appears in accounts dating between 1836 and 1839, where payments made for works to both the lake and 'Arlington Bridge' first appear (Nicholas Pearson Partnership 2015, 28). The lake on the River Yeo therefore appears to be one of the major landscape improvements made by Colonel Chichester during this period. There does not appear to be surviving information on the type of dam constructed to create the lake.
- 5.15** The lake is first depicted across both the tithe maps of East Down and Arlington (Fig. 4). The East Down tithe map (1842) shows the upper part of the lake (Plot 769; 'Pond') being fed by the River Yeo that branched into two streams immediately south of Brockham Bridge on the main road before entering the lake separately. The streams flowed either side of plots recorded as Brockham Marsh, Middle Brockham Marsh and Lower Brockham Marsh (Plots 766-768). Four adjacent plots on the northwest side of the river are recorded as waste (Plot 765). A small oblong shaped island at the mouth of the southeast channel of the river is also recorded as a part of the lake (Plot 769). The form of the lake curves around this island and it is possible that it was a designed rather than a natural feature; its form does not, however, match that recorded on later maps.
- 5.16** The Arlington tithe map (1844) shows the full extent of the lake c. 2 years later (Plot 489; 'Part of Lake') with a dam supporting a carriageway. The carriageway on its northeast side divides into two, one traversing northwards through Brockham Plantation and curving around towards the north elevation of the house, the other traversing eastwards (as Smallacombe Drive) before turning north through The Wilderness towards the east side of the house. The dam appears to contain two outflow channels that merge shortly downstream. A small rectangular building is recorded in the edge of the plantation near the carriageway on the northeast side of the river. Smallacombe Bridge is depicted downstream to the southeast. It is not shown as directly connected to any carriageway at this time, presumably because the earlier route has been superseded by the newly constructed river crossing at the lake's dam. The small oblong shaped island depicted in the lake on the East Down tithe map is not depicted on this map.
- 5.17** The tithe map for Sherwill (1838) does not include the lake, as the parish boundary comprises the edge of Woolley Wood (as with the present-day boundary). It depicts some, but not all of the historic carriage drives within this woodland, perhaps indicating that those associated with the lake were not completed by this date.

- 5.18** Several further payments for work at the lake, as well as ‘making a house at the lake’ and ‘painting gates and the boat’ are recorded in accounts dating to 1848 (Nicholas Pearson Partnership 2015, 31). The location of this house, presumably a boat house, is unknown.
- 5.19** In 1849, plans were drawn up ‘for Sir Bruce Chichester’ for a Baltic suspension bridge crossing the lake (Nicholas Pearson Partnership LLP 2015, fig. 15). This was for John Palmer Bruce Chichester rather than his son Sir Bruce Chichester, who was only 7 at this time, and reflects his high ambitions for the estate. The bridge was never completed, possibly due to his death in 1851; but the masonry plinths at either end still survive (NT HER ref 100012). The position of the bridge was closely situated to the position of the then dam and carriageway crossing. A sketch view (possibly of the proposals) dated 1849, however, shows the bridge at distance crossing open water; it appears therefore to show that the lake was extended, or was intended to be extended, to the south during this period. This may have been to better accommodate the bridge as a feature and due to the earlier carriageway over the dam thereby being superseded. The bridge is shown, perhaps in part schematically as oversailing carriage drives on both sides of the lake (NT Collection ref 985774). The extensive carriageways through Woolley Wood and leading to the house appear to have been laid out, or remodelled, at this time, as part of the wider bridge scheme.
- 5.20** The enlarged lake, as hinted at in the 1849 bridge sketch, is first depicted in a sketch map estimated to date from the 1860s (Nicholas Pearson Partnership 2015, fig. 16). This map shows the lake appearing to have been extended to the south, with carriage drives zig-zagging through Woolley Wood, and around the north, south and east shores of the lake, before passing through both Brockham Plantation and The Wilderness as before.
- 5.21** A map produced for Miss Chichester in 1884 also shows the lake in its extended form (NT HER ref 106719; Nicholas Pearson Partnership 2015, fig. 17). The north part of the lake appears to have also been widened and lengthened since the sketch map some 20 years earlier, although the depiction of the lake here is at odds with the First edition 25-inch Ordnance Survey map (Fig. 5) that was surveyed only three years later.
- 5.22** The First Edition OS map of 1889 shows the lake labelled as Fish Pond, with a small island in the centre of its north part comprising mixed plantation trees (Fig. 5). The far northeastern part – broadly corresponding with plots 766-768 on the East Down tithe map – is depicted as marsh and scrub and the northern of the two stream tributaries here having either been diverted or has silted up. The bridge piers are depicted at the central, narrowest part of the lake, with a small boat house close by on the north bank. The land projects into the lake either side immediately south of the bridge piers where the former dam and carriageway were situated. The southern part of the lake is narrower than the north with the dam at the far south end. Roads and carriage drives surround the lake on all sides, including across the dam, with the latter leading in various directions following pre-existing routes through the estate. Evidence for the realignment of the public highway to the north of the lake (the present A39) takes the form of a disused bridge and causeway beyond the northeast end of the lake and within valley bottom. A track leads from the site of the former dam around the lake and stream to the former bridge. The northern stream here extends slightly beyond the causeway; its source is not clear but was possibly a well located on the northwest side of the public road. Beyond to the north, the river alongside the highway appears to have been canalised since the 1840s. The parish boundaries follow the south and west sides of the lake.

- 5.23** The 1904 Second Edition OS map shows a small area of additional silting in the northern part of the lake creating another island, separate to the former island to the northeast (Fig. 6). Although unmapped, there is some debate locally as to whether the island incorporated a landing point. The former plots between the two inlets to the lake is now fully enclosed within the carr woodland. None of these maps from the 1830s to 1904 depict the boat house or docking bay recorded on the NT HER within the causeway across the valley to the northeast of the lake. Due to its position away from the end of the lake, this interpretation is therefore questioned, although its function remains unclear.
- 5.24** Numerous photographs of the lake taken between c. 1880 and c. 1920 and held in the Arlington Court archives have been inspected (Appendix 2). They show the open water of the lake with Woolley Wood on its south side, and monkey puzzle trees and further woodland along its north bank. Drives are visible leading up to the two bridge piers on both sides of the lake. Some silting up of the lake is visible in later photographs. Some of the photographs are taken from the lake shore and focus on the southeast part of the lake. Many are taken from the parkland to the east of the lake, approximately the location of the carriageway leading to and from The Wilderness (NT HER ref 106563/MNA161645) and again show the southeast part of the lake. Given the topography of the estate, this viewpoint is the first and closest view of the lake when departing the house, and gives some indication of the favour of this route. The north part of the lake appears to be far less photographed perhaps indicating a lack of photogenic open water or picturesque views suggesting it was already being dominated by scrub or woodland by this time. Some of the photographs show silting up of the edges of the lake, particularly at its southeastern extent above the dam.
- 5.25** The boat house depicted on the Ordnance Survey map is visible on photographs as a small timber building with a pitched roof, overshadowed by the adjacent bridge pier. The orientation of the boathouse, its size, and timber structure are inconsistent with the description in its HER listing which describes the remains to be of stone set into the bank. These remains instead relate to the building depicted on the 1844 Arlington tithe map and may therefore pre-date the lake, or certainly its southern extension (NT HER ref 106712/MNA161883).
- 5.26** The lake appears to have remained in this form in the following decades, being largely unmanaged by Rosalie Chichester and left to silt up. It was dredged by the National Trust in 1979 removing 30,000 tons of mud, and dredged again in the 1980s and again in 2001-02. An engineering assessment of the bridge piers in 1988 declared them in need of some maintenance but structurally sound overall (Nicholas Pearson Partnership 2015, 42-45).
- 5.27** The lake and surrounding woodland has long supported a heronry, the heron being adopted in the family crest. The north part of the lake is designated as a SSSI for its lichens and for its invertebrate fauna.

6. RESULTS (Appendix 3)

The Documentary Research

- 6.1** Documentary research focused on records specifically relating to the lake. Other than trying to locate Charles Hassell's 1776 map of the estate, this work did not attempt to replicate research into the wider estate previously undertaken for the *Parkland Plan*.

- 6.2** Research within the archives at Arlington Court focused mainly on historic photographs, and this exercise was fruitful in that these photographs provide baseline data to assess how the character of the river valley has changed (or not) over the last 150 years. The photographs show consistent tree cover within Woolley Wood, reflecting its historic and current character as established woodland. Silting is limited – and only visible in some photographs – to the southeast side of the lake. Compared to today the north and central sections of the lake are much more open representing a landscape before the carr woodland encroached southwards. Conversely, views down onto the lake from the parkland show that there was more vegetation on the dam and in its immediate surroundings; this compares with the open grassland nature of the dam today. It is possible that to an extent this represents designed planting along the carriage drive over the dam, complementing the monkey puzzle trees on the nearby northeast bank of the lake, and the planting along the carriage drive through and beyond Brockham Plantation.
- 6.3** No new documentation was located at the North Devon Record Office, although a number of documents used in the *Parkland Plan* were inspected; as these are published within in the *Parkland Plan* they have not been reproduced here. No new information on why the lake was extended has been identified.
- 6.4** A search of the catalogues for the Devon Heritage Centre at Exeter did not identify any documents specifically relating to the lake.

The Field Survey

- 6.5** The fieldwork confirmed the results of the 2011 landscape survey, both in terms of identifications of archaeological features and their extent. No new sites were identified, although some entries have been updated (Appendix 3), and the gazetteer includes entries recorded on the Devon Historic Environment Record but not in the National Trust Historic Environment Record. Most archaeological features identified in 2011 were relocated, although areas were not inspected, either for safety reasons or due to access restrictions within the heronry or tenanted land; the latter were mainly along the A39 and to the north of this highway. Fieldwork should be undertaken here if future proposals affect this highway or surrounding land. Where Historic Environment Record entries relate to documentary evidence (for example generic references to parkland and gardens) rather than specifically archaeological features or earthworks, they have not been considered as part of this survey.
- 6.6** The survey area contains a range of landscape features. These include field boundaries relating to episodes of enclosure of the valley of the River Yeo, all of which pre-date the construction of the lake in the mid-19th century. Other pre-lake features include possible medieval hollow ways within Woolley Wood, and carriage drives in Woolley Wood, carried on Smallacombe Bridge (dated 1778) over the river and continuing up into The Wilderness.

The Lake

- 6.7** The lake is broadly L-shaped and comprises two distinct zones; its northern part (dating to the 1830s) and its southeast part (dating to c. 1850). The location of the former dam that created the northern part is visible as two spits of land projecting into the lake. Its replacement is c. 190m downstream and forms the southeast bank of the lake. The documentary and cartographic sources summarised in Section 5 above tell a story of the evolution of the lake, with its initial construction in the late 1830s defined at its south end by a dam at the location of the later bridge piers (and current bird hide), with an enlargement to its present form (and with a new dam) in c. 1850.

The current survey has not identified any new evidence, either documentary, cartographic or archaeological, to indicate that this established sequence of events is wrong. Indeed, the identification of a still extant agricultural building, misidentified as a boathouse, which is recorded on the Arlington tithe map, confirms that the tithe maps are accurate in recording the extent of the late 1830s/1840s lake (Fig. 4), which was smaller than its current form. The forms of the lake at different periods are shown on fig. 36 of the *Parkland Plan*; this appears accurate in relation to the southern expansion of the lake; cartographic evidence for the extension of the lake northeastwards is conflicting, with the 1884 map prepared for Miss Chichester showing it extending to the former public highway across the valley, whereas the Ordnance Survey map of 1889 (surveyed in 1887) only shows it taking in westernmost of the three fields recorded between the watercourses on the tithe map, and with this already being silted up and returning to marshland. The former is shown on fig. 36 of the *Parkland Plan*.

- 6.8** The northern part of the lake now comprises mature carr woodland established following extensive silting up and is designated as a SSSI for this habitat. The southern part is also silted up, but to a lesser extent; there is a large naturally developed island with vegetation in its centre with further silting along the banks to its north and west. Open water is most visible at the far southeast part of the lake near the dam where the courses of the river converge around the southeast end of the island. The banks are overgrown with vegetation, mainly native species, but they include some surviving monkey puzzle trees planted in the 19th century, with Woolley Wood and Brockham Plantation beyond to the southwest and northeast respectively.
- 6.9** The dam has a modern appearance due to the management of the landscape here (Plate 1). However, 19th-century fabric survives beneath, visible from the valley below; this comprises a stone bridge carrying the carriage drive over the spillway (containing the River Yeo) and stone side walls of the spillway. The piers of the former suspension bridge, dating to c.1850 but never completed, stand extant in the centre of the lake adjacent to the location of the original dam (Plate 2); views of these, particularly the western pier, are largely impaired by vegetation. The possible eastern side of the original dam may be defined by a short promontory adjacent to the bridge pier. The boathouse depicted on Ordnance Survey maps, and visible in some of the old photographs, would have been located adjacent to this promontory. The building does not survive today. To its southeast are the remains of the building, which pre-dates the enlarged lake, and is shown on the Arlington tithe map within Brockham Plantation. At the former northeast end of the lake the remains of the possible docking bay or boathouse survive at the point where the former public highway crossed the river before it was diverted (Plate 3). To its south, also within the embankment across the valley is Brockham Bridge below which the River Yeo flows, representing one of the two 19th-century courses (Plate 4). A memorial urn to Rosalie Chichester is located in the centre of the northeast bank of the lake (Plate 5).

Roads and Carriage Drives

- 6.10** Early transport networks within the survey area include the historic course of the public road around the northwest side of the parkland (the present A39). Evidence for its realignment (of varying dates) at Brockham is visible to either side of the lake. Downstream, hollow ways of early date drop down through Woolley Wood to the valley bottom (Plate 6). They converge just above the current dam, and it is possible that this was the location of an early ford. Alternatively, they may have terminated at a trackway following the course of the river. Such a track is depicted on the Ordnance Survey 1804 map extending south from the public road through the base of Woolley Wood and then rising through farmland to a now lost public highway between South

Woolley and Cott Bridge. South of Smallacombe Bridge this track is a formal footpath. Further south, early tracks drop down the woodland seemingly heading either for the riverside track or crossing point at Smallacombe Bridge.

- 6.11** Another early track was a carriage drive extending south from the gardens of the old manor house to a river crossing where the Coombeshead Stream joins the River Yeo. It is only depicted on Charles Hassell's 1776 map of the estate.
- 6.12** To its west was another track dropping down to the river valley from The Wilderness. It crossed the river on Smallacombe Bridge (dated 1778), but this may have replaced an earlier crossing point upstream (see above). The Ordnance Survey 1804 map records that this track joined the riverside track on the west bank, with another branch extending up the hillside through the wood to farmland around (North) Woolley.
- 6.13** During the early-19th century there was a phase or reorganisation of carriage drives, probably associated with both the relocation of the house in its current location and the creation of the initial lake in the River Yeo in the late 1830s. The dam provided a new crossing point of the river (within the estate), and this facilitated the construction of a carriage drive along its east side and through Brockham Plantation rising up to the plateau and the northwest side of the house. To its west the old public highway was relocated further west, within the valley bottom, away from the parkland around the house. The lower part of this carriage drive was connected to The Wilderness by Smallacombe Drive, which provided a gentler route down to the river crossing than the more direct route from The Wilderness to Smallacombe Bridge (Plate 7). On the west side of the lake the carriage drive over the dam must have connected with the existing track alongside the river.
- 6.14** The location and arrangement of the carriage drive on the west side of the lake is not entirely clear. The most obvious course is the circuitous route up the hillside through Woolley Wood to the public highway at Woolley Lodge, as discussed by the Nicholas Pearson Partnership (2015, 27). The Sherwill tithe map of 1838, however, only shows part of this carriage drive, extending into the woodland from the lodge to a point where there is a short track south a group of buildings. Beyond this, its course has been laid out, but it is not depicted as a track. The map also does not show the full course of riverside carriage drive, with only a short length depicted above Smallacombe Bridge. It may therefore be that elements of the track had not been completed by 1838 or simply that they were not depicted on the map.
- 6.15** The extension of the lake required further changes to the arrangement of carriage drive. The new dam provided a new crossing point of the river, replacing the earlier dam upstream. The track on the dam connected directly to the existing riverside track on the southwest bank, and was linked by a new short track to the existing carriage drives on the northeast bank within the parkland.
- 6.16** The proposed, and partially constructed, suspension bridge over the lake would have required additional engineering works to connect to the surrounding carriage drives, especially due to its high level above the lake when compared to the lower levels of the earlier carriage drives. On the east side of the lake it would have connected with Smallacombe Drive and the carriage drive through Brockham Plantation at a suitable high level close to where these two tracks meet. On the west side of the lake it is likely that a new carriage drive would have had to have been constructed slightly higher up the hillside than the pre-existing lakeside track. There is no evidence that such engineering works took place here.

Other Water Management

- 6.17** In the context of the background to the survey another group of archaeological sites that are worth briefly discussing are those related to water management for agricultural purposes. The features form part of a watermeadow, or catchmeadow, system, on the northeast bank of the River Yeo. Rather than utilise water from the River Yeo the system took water from the stream within The Wilderness, as well as the Coombeshead Stream and its adjacent associated watercourses. As would be expected these are all located within open parkland or fields; they would have been associated with management of the land as pasture allowing for earlier crops of grass on which animals could be grazed. They are relatively common in Devon, and with a broad group noted in the Mid to North Devon area between Tiverton and Barnstaple. On Exmoor, farms with catchmeadow systems were ubiquitous (Hegarty 2014). As well as on farms, catchmeadows were a feature of designed parklands, and as such their presence at Arlington Court should not be unexpected. Further catchmeadows were recorded elsewhere in the wider estate during the 2011 survey. In Devon catchmeadows tend to be of post-medieval date, frequently of 19th-century origins and surviving into the early 20th century. At Arlington those within the survey area are thought to be of this period (Berry 2011, section 4.9), and some leats adjacent to the Smallacombe Stream (and outside the survey area) are recorded on the 25-inch Ordnance Survey maps. These features represent evidence both for a specific landuse and grazing regime within the parkland, and an aspect of historic water management that is likely to be broadly contemporary with lake (Plate 8).

7. STATEMENT OF SIGNIFICANCE

Introduction

- 7.1** The following statements of significance consider assets or groups of assets in relation to their surviving remains (and archaeological potential where relevant), their historical context, and their settings. Communal values are only considered to a limited degree based on observations of the current management of the area and visitor experience/numbers at the time of the site visits. For future decision making it would be prudent to consider these aspects in more detail, to fully understand the significance of the historic environment to its primary modern audience. The National Trust's *Statements of Significance of Guidance* notes for example cultural heritage significance can include use of open spaces for recreation and contact with nature. The document also sets out non-heritage related aspects of significance, some of which may reflect the historical development and land-use of properties. At Arlington Court further consideration of the communal value could include researching the following points. Are visitors part of the local community or have they travelled here from further afield? (I.e. in a broad sense who is appreciating the heritage of the park?) Do visitors recognise the lake as an ornamental feature? Are visitors there for nature/bird watching, or using the carriage drives simply as circular walking routes? Other potentially relevant aspects are the percentage of visitors who actually physically visit the lake, and whether these numbers of visitors (and the extent of their experience of the historic environment) is important (or not) to the current and future management of the area for visitors.

The Registered Park and Garden and its Component Heritage Assets

- 7.2** As discussed in Section 1 above the majority of the survey area is located within the Arlington Court Registered Park and Garden.

Assessment of Significance

7.3 As a Grade II* Registered Park and Garden Arlington Court is 'national importance', and is considered to be a designated heritage asset of **high significance** using the ranking in Table 1, and of **exceptional significance** using the National Trust's ranking. Due to this level of importance, the preservation (and enhancement) of this significance will be an important consideration and carry weight in decision making during the planning process, and it will therefore need to be an important factor in discussion on future management of the Lake and the River Yeo.

7.4 The NHLE entry for the Registered Park and Garden (Appendix 2) does not provide a list of reasons for designation. However, a statement of significance was set out in the *Parkland Plan* under the five themes set out in the National Trust's guidance; this is summarised below, and is summarised below

Cultural significance

7.5 This relates to the designed landscape of the early 19th century, in the picturesque style, for which it was considered a 'good example'. This includes the early-mid 19th-century date, which was considered the 'most important' phase of the development of the landscaped park. This criteria also relates to the gardens and park being the setting of the main house – Arlington Court – and other Listed Buildings and non-designated structures including the bridge piers over the lake. It also relates to the well documented history of Arlington Court, including documented episodes of construction and landscaping within and of the park; the contribution of Rosalie Chichester is highlighted.

Archaeological significance

7.6 This relates to the recorded archaeological sites within the property illustrating its development and evolution from prehistory to the present day; the evidence for pre-parkland features (and lost parkland features) is highlighted, as opposed to those specifically forming components of the designed picturesque park). The deer park is singled out as an element illustrating the pre-Chichester landscape.

Ecological significance

7.7 Ecological aspects include the two Sites of Special Scientific Interest, and wider range of habits within the overall parkland, with the latter forming part of a wider landscape linking the river valleys and coast to Exmoor.

Aesthetic significance

7.8 This relates to the topography of the area, and the utilisation of this by the Chichester family in the design of the parkland. As with ecological significance the park within its wider landscape setting is highlighted. The aesthetics of the park tie into the experience of the landscape by users.

Social and economic significance

7.9 This relates to Arlington Court as a visitor attraction and the National Trust's main property in North Devon. The paid entry to the house and gardens and free access elsewhere through the local network of footpaths is noted.

Contribution of themes and sub-themes

7.10 The designed landscape, setting of Listed Buildings and ecological aspects are considerable contributors to the park's significance, whilst the history and archaeology of the park, aesthetic and social and economic values are moderate contributors.

Contribution of archaeological sites within the study area to the significance of the Registered Park and Garden

- 7.11 Within the survey area there is a considerable quantity of archaeological sites, many of which are unlikely to be directly impacted by any proposals for future management (for example due to their positions high up on the valley sides). Whilst they are all components of the Registered Park and Gardens, and in their own way contribute to the history and narrative story of the estate, not all will contribute to the significance of the Registered Park and Garden. Those of particular historical or archaeological importance or interest, and are visible evidence for its development, are discussed below, reflecting the assessment of significance set out in the *Parkland Plan*.

Woolley Wood and Deerpark Wood

- 7.12 These two woodlands represent early land use and enclosure within the current estate (and Registered Park and Garden), including physical evidence for some of the earliest landscape features within the park. In Woolley Wood there is no physical evidence for this early woodland, but it does contain early features, of potential medieval date, such as hollow ways (NT HER 106730). In Deerpark Wood evidence takes the form of boundary walls (e.g. NT HER 106620) and possible trackways.

- 7.13 Both these woodlands also have a visual presence in the landscape. The NHLE entry states that 'Deerpark Wood c 1km south of the house is significant in framing views from the site up the Yeo valley', whilst Woolley Wood frames views of the lake from the river valley (see Appendix 2) and forms a near element of landscape views from the parkland south of the house.

The Lake

- 7.14 The lake forms a key component of the two episodes of mid 19th-century landscaping of the parkland around the 1820s Arlington Court. Associated recorded sub-components comprise:

- The lake and dam (NT HER 106719);
- The path and steps to the dam (NT HER 106718);
- The lower carriage way to the dam (NT HER 106716);
- The approach track to the old dam (NT HER 106714);
- The pair of bridge piers at the site of the old dam (NT HER 100012);
- A boathouse or docking bay at the northeast end of the lake (NT HER 106720); and
- The possible remains of the former dam (NT HER 106734). Note that this entry is mislocated on the NT HER, and is currently mapped to the west of the lake within Woolley Wood.

- 7.15 The *Parkland Plan* discusses the overall parkland within the context of picturesque landscapes, including identifying individual components that form or formed parts of the picturesque parkland at Arlington. These include the now demolished manor or mansion house adjacent to the church with the church tower being an important built element, the wooded parkland in which the mansion was located, the lake in the context of the proposed bridge over a body of water (see Section 5.19 above), the River Yeo and views of bridges across the watercourse, and the design of Home Farm. The lake is also important in this context, specifically in relation to the dams that acted as bridges carrying carriage drives across the River Yeo and forming part of larger routes through the picturesque parkland. As an element of the designed landscape, the lake (in both its original and later forms) conformed to picturesque principles giving an impression of a natural body of water rather than an artificial feature. This may have been achieved through the use of the natural topography and

the existing and new planting in the valley bottoms around the lake, and on the dam itself; the effects including of the latter can be seen in the historic photographs reproduced in Appendix 2. This effect is now diminished by the management of the dam without trees, and by the vegetation within the silted-up areas of the lake. The lake therefore forms one important component of the *picturesque* landscape of Arlington Court, within the Registered Park and Garden.

Carriage Drives and Highways

7.16 There is a number of carriage drives within the survey area. As discussed in Section 6 above, some are associated with the creation of the lake and its extension (see also Sections 7.13 and 7.4 above), and as a group these provide evidence for changes in travel through the parkland and woodland during the post-medieval period. These principal components, which only form part of a wider group of current and former drives, tracks and roads within the survey area and wider Registered Park and Garden, comprise:

- The lower carriage way to the dam (NT HER 106716);
- The approach track to the old dam (NT HER 106714);
- The terraced carriage driveway (NT HER 106563) and Smallacombe Driveway (NT HER 106715);
- Lower driveway (NT HER 104542) and Carriage drive (NT HER 106574), and Smallacombe Bridge over the River Yeo (NT HER 106736)
- A disused carriage driveway above Smallacombe Bridge (NT HER 171650);
- Old road, Woolley Wood (NT HER 106745);
- Old hollow way and track, Woolley Wood (NT HER 106746);
- Old road/driveway SW of Tucker's Bridge (NT HER 106765);
- Lower driveway, Deerpark Wood (NT HER 106780);
- Track or hollow way above Driveway (NT HER 106770);
- Tucker's Bridge and Causeway (NT HER 105206); and
- The Upper Driveway in Woolley Wood.

7.17 As part of the 1840s relandscaping of the parkland, sections of highways were moved away from the house, parkland and woodland. Within the survey area a length of the highway in the valley to the west of the house was moved outwards (north and westwards) away from the parkland surrounding the house (creating the current alignment of the A39 here). There are several components of the historic landscape that provide evidence for the earlier highway:

- The western approach to Old Brockham Bridge (NT HER 1067703);
- Old Brockham Bridge and Causeway (NT HER 106701); and
- The remains of the old public road in Brockham Plantation (NT HR 106699).

7.18 In addition, Rocky Lane in Woolley Wood (NT HER 106722) provides evidence of an earlier (probably pre-mid 18th-century) realignment of the highway, presumably with the longer, more circuitous course creating a gentler gradient around the hillside for wheeled traffic.

Concluding Assessment

7.19 These above groups of archaeological sites and individual components contribute to the significance of the Registered Park and Garden with the groups correlating with aspects of the landscape identified within the *Parkland Plan* as being significant. These archaeological sites may perhaps be considered as non-designated heritage assets, meriting some consideration in the planning process due to their contribution

to the significance of the Registered Park and Garden. Individually, they are generally considered to be of **low significance** (or **moderate significance** using the National Trust's ranking), as they are only of local interest, although the pair of bridge piers at the site of the old dam (NT HER 100012), the lake and dam (NT HER 106719), and the 19th-century carriage drives (as a group) may be of more importance – of **medium significance** – as they form larger or distinctive parts of the designed picturesque parkland. Using the National Trust's ranking these may be considered to be of **considerable significance**, as they make a 'considerable contribution to the character and understanding' of the park, but this is to an extent offset by their condition (such as the ruined nature of the bridge – it is not the picturesque monument envisaged at the time – and the current condition and character of the lake). The relative low levels of significance assigned to these archaeological sites (when compared to the overall landscape of the Registered Park and Garden) reflects their interest locally in relation to the development and evolution of the park and the limited individual contribution each site provides in illustrating this overall development. Taking guidance from the National Trust's criteria none of these sites can be described as 'good and representative examples of an important class of monument', 'best examples locally', or of 'outstanding' significance in a national or international context. This new assessment of significance correlates with that set out in the *Parkland Plan* that did not highly rate individual components of the 19th-century landscape garden as being of archaeological importance.

- 7.20** The heritage interests or values of these archaeological sites are discussed further below in relation to individual groups of archaeological sites; this discussion also considers elements that may diminish these values or their overall significance.

The Lake and Dam

- 7.21** The lake and associated dam comprise a series of archaeological sites as outlined in Section 7.14 above.

Architectural/Evidential Value

- 7.22** The lake has evidential value as an artificial feature created as part of the mid 19th-century landscaping across the estate, influenced by 18th- and 19th-century English Picturesque style of country park design, in which lakes formed an essential, part of the new parkland landscape, although as here not always (partially or fully) visible from the main house or its associated gardens. (Contemporary views were contradictory as to whether a lake should be seen or invisible from the house.) The form of lakes varied, and included formal ornamental lakes within landscaped gardens in designed vistas from the house (such as at Blenheim Palace and locally at Castle Hill), or fully or partially hidden from view within associated woodland (such as at Stover Park). Existing watercourses of varying sizes were frequently utilised and adapted, including local streams and more substantial rivers (as at Arlington Court). This aspect of its evidential value is interrelated with its historical illustrative and associated values and is discussed further below in relation to these values. Its shape, size, and form as an open body of water have been directed by the River Yeo, the shape of its valley, and the position of the current dam within it. The valley sides now form the banks of the lake, with the original shape and depth of the valley visible downstream of the dam, as well as upstream beyond the former line of the public road (east of the A39). The experience of these evidential values are, however, impaired by the silting up of the lake and subsequent vegetation growth, which has transformed parts of the lake into marsh and carr woodland. Due to the silting up of the northern end of the lake, as well as relandscaping associated with its 1850s expansion (including lack of clear evidence for the original dam), the position and form of the original lake is also not clearly visible or identifiable on the ground, and

can only be recognised by visitors (to accessible parts of the area) who have prior knowledge of its historic existence and form.

- 7.23** The dam and former carriageway across the dam have evidential/architectural value as a built structure of 19th-century origin, albeit with later alterations. They form a visible earthwork with exposed spillway, holding back water and creating the lake, that is clearly identifiable as such. Although the function of the dam can be experienced from above by its retention of the water itself, fragments of its original fabric can only be seen from within the valley downstream. The dam otherwise appears, due to its maintained appearance and metalled surfacing and railings, to be modern in origin.
- 7.24** The two masonry piers of the proposed bridge carrying a carriage drive over the lake provide evidential value for this incomplete structure, illustrating how the bridge would have been situated high above the lake (in contrast to the lower carriage drive over the dam discussed above). They also have architectural value as some of the very few built structures within the overall Registered Park and Garden away from Arlington Court and its gardens and service buildings. This relates to their built form that stylistically illustrates their function as bridge piers.
- 7.25** The lake may preserve submerged features, including remains of the earlier 19th-century dam positioned to the north of the existing structure. Although its location is recorded on historic maps and evidenced by two slight projections of land, the design of the dam is unrecorded and unknown. There may also be remains that could provide insight as to the earlier land use of the valley, including potential evidence of former field boundaries. It is understood that significant quantities of underwater deposits have been removed during episodes of desilting undertaken over the last 50 years (without it is believed archaeological monitoring and recording), and it is likely that any submerged features and deposits will have been removed within specific parts of the lake.

Historical Illustrative Value

- 7.26** The lake has historical illustrative value as an identifiable ornamental lake within a large, landscaped country park; this ties into the evidential value discussed in Section 7.22 above. The use of water was almost compulsory within any large estate and was popularised particularly within the designs of Lancelot 'Capability' Brown in the 18th century, which aimed to blur the line between garden and park and create pastoral scenes and organic forms that mimic nature. Such lakes continued to be constructed throughout the 19th-century and into the turn of the 20th century. Its position within the valley bottom away from the house, and in part surrounded by woodland is reminiscent of many earlier serpentine lakes. Although neither Brown nor any other known landscape designer was involved in the layout of the grounds at Arlington, and the lake was established in the early 19th century after the peak of the trend, the influence of early landscape and parkland designers can still be felt within the park, and the setting of the lake in the valley bottom and surrounded by woodland.
- 7.27** Although there are no views between the house and lake, as was often seen as critical to a landscaped parkland, views across the lake were facilitated by carriage drives circumnavigating it and at one time it formed part of the preferred approach into the estate. These carriage drives are recorded on historic maps and visible on historic photographs, which also show woodland and ornamental tree planting along the banks of the lake.

- 7.28** The lake is labelled as a fishpond on the late 19th-century First Edition Ordnance Survey 25-inch map and it may have been stocked with fish at one time for recreational fishing, using a boat to facilitate this activity. It never functioned as a resource for fish production, however, in the way a medieval fishpond would have done. Such a specific use – for providing fish as a stable food rather than food from a recreational activity – had gone out of fashion centuries before the lake was constructed.
- 7.29** The ability to interpret the lake as a designed landscape feature is undeniably, though not wholly, impaired by its silted-up character and vegetation, notably its northern part and within the centre of the southern part, and the surrounding woodland on its banks that are more extensive than when the lake was created. Although its original intent was to look naturalised rather than formal (and was within existing woodland of Woolley Wood and Brockham Plantation), these two elements of the modern landscape character give the lake a much more wild and overgrown appearance than was originally intended. They also hinder the appreciation of the open form of the water by physically limiting views. Additionally, many of its surrounding carriageways have fallen out of use or are unable to be accessed by the public, and the principal access into the estate has changed, which further reduces the ability for the lake to be appreciated in both its landscape context and as part of an historic main carriage drive through the parkland.
- 7.30** Conversely, the atmosphere of wildness that the lake currently captures may well be illustrative of the values of its final private owner, Rosalie Chichester, and in turn illustrates the progression of the lake from ornamental feature to wilderness in line with the change in generational values. This statement is, however, made with the caveat that Rosalie Chichester's management of the estate, including the lake, may have reflected other diverse factors, which have not been fully researched. However, even taking into account aspects of its current character (discussed in Section 7.29 above) the open nature of the southeast end of the lake still allows an appreciation of the original (1850s) character of the lake to be appreciated; this is discussed further below under *Setting*.

Historical Associative Value

- 7.31** The lake has obvious and strong associative value derived from its role as a core feature within the parkland of the Arlington estate; in particular, it is connected to the carriageways and designed approach to the house as laid out in the 19th century. By extension therefore the lake is associated strongly with the Chichester family, in particular the three generations that created and shaped it during the 19th and 20th centuries.
- 7.32** The lake has strongest associative value with its initial creator, John Palmer Bruce Chichester, former Royal Navy Lieutenant and later Whig MP for Barnstaple, who established its northern part and the original dam. His drive and ambitious vision to improve the estate also led to the construction of the bridge piers. Although the full scheme was not achieved, the features remain testament to this ambition, and subsequently led to the extension of the lake to the south and the construction of the current dam.
- 7.33** The lake also has associative value with his son Sir Bruce Chichester, who although did not choose to complete the suspension bridge project, is credited with many other improvements to the parkland, including the creation of the carriageways through Woolley Wood and the establishment of the monkey puzzle trees along the lakeside.

- 7.34** The appearance of the lake as an unmanaged waterbody allowed to return to wilderness by silting up and amassing with vegetation is most illustrative of Rosalie Chichester's vision, the final family owner of the Arlington estate. She was strongly influenced by the National Parks of Australia and New Zealand and was passionate about wildlife. Due to its current appearance, the lake therefore also has strong historical associative value with her.

Aesthetic Value

- 7.35** The current aesthetic value of the lake is drawn primarily from its sense of wilderness, mystery, and enclosure created by the vegetation both within and surrounding the watercourse. The large bridge piers are left as functionless structures of an unfinished legacy, acting as follies hidden within the trees, and contribute to the aesthetic appeal of the lake by juxtaposing their large and stark built fabric form against the natural and textured surroundings. These surroundings, in particular the dense tree cover of Woolley Wood and Brockham Plantation add to its aesthetic value, harmonising the lake within a picturesque landscape.
- 7.36** This aesthetic appeal is considered to be very different from its historic visual appeal, due to the many changes that have occurred over the last 200 years. The intended view of the lake when it was first dammed would have comprised open water across its full breadth, with ornamental planting along its banks, including monkey puzzle trees along its north bank. This open aspect would have facilitated views across the lake and reflections, particularly of the structural monkey puzzles. Few of these trees have survived, with the banks of the lake now a mass of quick colonising native species such as willow. However, open water is still visible at its southern end, which enables some views across the lake, and facilitates some reflections of the woodland, which adds to its current aesthetic appeal. This area appears to be more open than historically as old photographs (see Appendix 3) appear to show more tree planting on and around the dam than previously. This latter change may result from management of the dam in accordance with the lake being classified as a reservoir.

Communal Value

- 7.37** Although initially opened to the public by Rosalie Chichester in 1921, this served a small and elite audience only, and it was not until the National Trust took on the management of the estate in 1949 that it was able to be experienced by a wide and varied public audience. The adoption of the estate by the Trust affirms its status as an asset of national heritage interest. The lake therefore has some communal value based on its role within the estate. These are tied into the recreational, environmental, and ecological values derived from the function of the lake both as a waterbody and carr woodland as habitat and greenspace of public interest and access. The communal value of the dam as an historic carriage drive and current access track within the parkland is discussed under *Carriage Drives* below.
- 7.38** As part of the adoption by the Trust the southern access into the estate was closed, and the public directed to access from the north, therefore focusing visitor presence to the north part of the estate, gardens and parkland, and of course the house. Instead of being central to the park and the approach to the house, the lake has therefore become a peripheral part of the parkland, that given the distance, and occasional steepness of the route, that may not be experienced by all visitors. The carriage drive over the dam does, however, form part of an advertised circular route through the parkland providing recreation for visitors, whilst the bird hide along this route provides a specific focus or stopping-off point.

Setting

- 7.39 Aspects of the setting of the lake, contributing towards its significance comprise several elements. The first is its topographic location. The lake is located in a steep-sided valley, in part under silviculture at the time of its construction, and this influences how, and from where, the lake was historically experienced. The siting of the lake has been discussed above in relation to garden design, and whether or where it was meant to be viewed from. It was not designed to be viewed from the wider landscape, specifically the plateau on which Arlington Court is situated. For both the original lake, and as an extended water feature, it formed part of a designed landscape associated with travel through the parkland, specifically the carriage drives to the southwest to the highway at Woolley Lodge. In addition to likely views on the lower approaches through Woolley Wood, more extensive vistas would have been revealed on the approach down to the valley from the plateau and the house.
- 7.40 In its current setting the lake is still experienced in association with drives around the watercourse and across the dam. However, the experience of the original (1830s) lake has been lost (historically) by extension and movement of the river crossing downstream to the current dam in around 1850, creating a different pattern of movement across the watercourse and in the valley bottom.
- 7.41 As discussed above in relation to its historical illustrative value, the current experience and appreciation of the lake, including from the dam and surrounding drives, differs from its historical setting, due to the silting up of the watercourse and the growth of vegetation within and around its extents. These factors impair the ability to fully appreciate the lake at its historical maximum form (Plate 9). These points are also relevant to the piers of the bridge over the lake, which are much less visible and accessible than in the historic past. Additionally, due to its management as part of a visitor attraction, with wildlife constraints, and due to the silting, there is no appreciation or use of the lake by boat.
- 7.42 The character of the dam, specifically its maintained appearance and modern metalled surfacing and railings, also detract from the experience of the lake, and how it appears in its wider setting; allied to this is the change in character of the dam and surrounding planting, which has been discussed in Section 7.36 above.
- 7.43 The comments above on the lake's communal value in relation to current management of visitors within the estate are also relevant to its setting, as they affect how and by whom the lake is experienced.
- 7.44 Its location, on a river, is also a factor of its design, specifically that it was not constructed in a dry location that would have required additional water management.

Concluding Assessment

- 7.45 The lake and its associated components are an important component of the parkland of Arlington Court, and as discussed above in relation to the significance of the Registered Park and Garden as a group they form one of the key elements of the Registered Park and Garden. Individually, most can be considered to be non-designated heritage assets of **low significance** (or **moderate significance** using the National Trust's ranking), as they are only of local interest, although the pair of bridge piers at the site of the old dam (NT HER 100012), the lake and dam (NT HER 106719), and the 19th-century carriage drives (as a group) may be of more importance – of **medium significance**.

- 7.46** Their significance derives from their evidential (and where relevant architectural) value, their historical and communal values, and from aspects of their setting. All these heritage values contribute towards their significance at a low level, although generally their evidential (and where relevant) architectural values are slightly more important reflecting their 'built' or 'constructed' and therefore visible nature within the landscape. Most of the heritage values are inter-related or have inter-related aspects, in particular those relating to visualisation of the sites which to a limited extent enhances the importance of these values.

The Carriage Drives and Associated Infrastructure

- 7.47** As discussed in Sections 6 and 7.16 above the carriage drives within the survey area form part of a wider group of tracks and drives within the parkland that provide evidence for changes over time in historic access and transport through the estate. They also include evidence for an altered public highway.

Evidential/Architectural, Historical Illustrative and Communal Values

- 7.48** All of the tracks and drives and associated structures, such as Tucker's Bridge (NT HER 105206) and Smallacombe Bridge (NT HER 106736) have been identified as earthworks or structures and therefore have evidential value and architectural value where appropriate. They also have historical illustrative value as they can be visualised as drives or tracks or associated structures; many are still in use today, either as footpaths, formal walking routes within the parkland, vehicular access for the NT, or as informal woodland tracks (for example within Woolley Wood). This use gives them communal value for visitors and for NT staff working on the estate.

Historical Associative Value

- 7.49** Many of the tracks, and in particular those which are still in use, have historical associative value, specifically those that date broadly to the mid-19th century and the documented relandscaping of the estate by John Palmer Bruce Chichester and his son Sir Bruce Chichester. Specific associations for earlier trackways are generally less clear, but they have a group value with the later drives as a body of evidence for historic access through the estate and landscape.

Setting

- 7.50** The setting of the carriage drives varies depending on their location. Most are located in woodland, with others within the open parkland. The character of this setting also varies across their individual lengths or wider groups of connected drives, and includes valley side woodland, the open valley bottom extending into parkland, and woodland again around the Arlington Court plateau (though Brockham Plantation and The Wilderness). Topographically, this land is generally steep, but is managed by cutting the drives down the hillslopes and by terracing into the hillsides. This is readily appreciated across the parkland.

- 7.51** Views from the carriage drives have been discussed above in relation to the lake, and it has been shown how these were (and are) generally localised within the valley of the River Yeo. Within the survey area there are few longer distance views from these drives. Within Woolley Wood there are currently glimpses over the valley towards the plateau of Arlington Court, although whether the woodland was historically managed to create specific glimpsed views out is unknown. This is a distinct possibility. Similarly, from the southwest end of The Wilderness there are wider views across the valley including towards the lake, but here the carriage drives do not have the long-distance views as from the plateau that look out over North Devon towards Dartmoor. Overall, there is a sense that across the estate (at least during the 19th century) carriage drives were not intended to convey wide views of

the estate or countryside beyond. Rather they were constrained, often by specific planting, to localised views of specific elements of the parkland through which they passed.

Concluding Assessment

- 7.52** The carriage drives and associated structures are an important component of the parkland of Arlington Court, and as discussed above, as a group one of the important elements of the Registered Park and Garden. They can be considered to be non-designated heritage assets of **low significance** (or **moderate significance** using the National Trust's ranking), that is as a group of associated archaeological sites that are of local interest in relation to the estate and parkland of Arlington Court. However, those associated with the lake and redesign of the parkland in the mid-19th century may be of more importance – of **medium significance**.
- 7.53** Their significance derives from their evidential (and where relevant architectural) value, their historical and communal values, and from aspects of their setting. As none of the aspects of these heritage values are exceptional (for example of high architectural quality), all of these heritage values contribute towards their significance at a low level.

Other Archaeological Sites

- 7.54** Other archaeological sites within the survey area include features such as boundaries, former buildings and quarries. These have all been identified as upstanding structures or earthworks, and therefore have evidential value relating to their form and evidence for their use and where relevant design. They therefore also have associated historical illustrative value. Some have historical associative value, for example the quarries, many of which are located adjacent to tracks and carriage drives, and are likely to have been the source of material for their surfacing. Aspects of the setting of some of these sites also contribute to their significance. The location of quarries adjacent to tracks has been noted, whilst some boundaries relate to specific events in the enclosure history of the estate - such as the Deerpark (NT HER 106620).
- 7.55** These sites are considered to be or **negligible-low significance**, generally having limited archaeological or historical interest, and being only of very local interest in relation to aspects of the history of the estate.
- 7.56** Within this group of sites, one stands out as being of more significance; Miss Chichester's Urn (NT HER 106717). Its importance relates to the urn being a memorial to the last family owner of Arlington Court Miss Rosalie Chichester. That said, little is known about its history, other than it was erected during the early years of ownership by the National Trust, and this its location is thought to have been at the wishes of Miss Chichester although the source for this assertion is not known. The comment in the NHLE description for the Registered Park and Garden that the memorial is an 'C18 stone urn and pedestal by Robert Adam' requires further investigation, as if so then the memorial has interest in its own right as an 18th-century decorative item that has been reused, and which may increase its significance or change the heritage values contributing to its significance. At present the memorial is considered to be a non-designated heritage asset of **low significance**.

8. ARCHIVE AND OASIS ENTRY (Appendix 4)

- 8.1 The archive will be deposited with the National Trust, and details of the archive highlighted in Appendix 4.
- 8.2 Details of the project have been submitted to the OASIS (Online AccesS to the Index of Archaeological investigationS) database under the unique identifier 505638. The entry will be completed on approval of the report by the National Trust, and will include a digital copy of the document.

9. SOURCES CONSULTED

- Arlington tithe map (1844) and apportionment (1842)
- Berry, N. 2011. *Arlington Court, Devon: Archaeological and Historic Landscape Survey of the Arlington Estate*.
- Chartered Institute for Archaeologists, 2020. *Standard and Guidance for Historic Environment Desk-Based Assessment*.
- Cherry, B. and Pevsner, N., 2002. *The Buildings of England: Devon*. Second Edition. New Haven and London: Yale University Press.
- Donn, B., 1765, *A Map of the County of Devon with the City & County of Exeter*. Devon and Cornwall record Society and the University of Exeter, 1965 reprint.
- East Down tithe map (1842) and apportionment (1841)
- English Heritage, 2008. *Conservation Principles – Policies and guidance for the sustainable management of the historic environment*.
- Google Earth, 2021. *Arlington*. 50°25'36.07"N and 4°57'04.66"W. 16th July 2021 [Accessed: 18th March 2022].
- Hegarty, C., 2014. *The Archaeology of Hill Farming on Exmoor*. English Heritage: Swindon.
- Historic England, 2015. *Managing Significance in Decision-Taking in the Historic Environment, Historic Environment Good Practice Advice in Planning: 2*.
- Historic England, 2017. *The Setting of Heritage Assets, Historic Environment Good Practice Advice in Planning: 3 (Second Edition)*.
- Historic England, 2019. *Statements of Heritage Significance: Analysing Significance in Heritage Assets. Historic England Advice Note 12*.
- Historic England, 2020. *Water Features in Historic Settings. A Guide to Archaeological and Palaeoenvironmental Investigations*.
- ICOMOS, 2011. *Guidance in Heritage Impact Assessments for Cultural World Heritage Properties*.
- Loxhore tithe map (1842) and apportionment (1842)
- Ministry of Housing, Communities and Local Government, 2019. *Planning Practice Guidance* [Online]. Available at: <https://www.gov.uk/guidance/conserving-and-enhancing-the-historic-environment> [Accessed 27th May 2022].
- Ministry of Housing, Communities and Local Government, 2021. *National Planning Policy Framework*.
- Nicholas Pearson Partnership LLP, 2015. *Arlington Court: Parkland Plan*.
- Ordnance Survey, Two-inch to One-mile Drawing surveyor's draft sheet 31, 1804 [Online]. Available at: <https://www.webarchive.org.uk/wayback/archive/20190625191849/http://www.b.l.uk/onlinegallery/onlineex/ordsurvdraw/b/002osd00000018u00024000.html> [Accessed 10th June 2022]
- Ordnance Survey 25-inch Devon Sheet IX.4 First Edition, surveyed in 1887, published 1889.

- Ordnance Survey 25-inch Devon Sheet IX.4 Second Edition, surveyed in 1903, published 1904.
- Ordnance Survey 1:10,560 Devon Sheet SS 64 SW, surveyed/revised pre-1930 to 1962, published 1963.
- Parry, J., 2021. *Brief for Historic Landscape Survey and Assessment of Significance of The Lake at Arlington Court, Arlington, Devon*. National Trust.
- Passmore, A., 2022. The Lake at Arlington Court, Arlington, Devon, (Centred on NGR SS 6061 4007), Project Design for an historic landscape survey and statement of significance, AC archaeology doc. no. **ACD2669/1/0**.
- Sherwill tithe map (1838) and apportionment (1838)
- Thackray, D., 2013. *Statement of Significance Guidance*. National Trust in-house document.
- The Highways Agency, 2007. 'Cultural Heritage'. In *Design Manual for Roads and Bridges* (Volume 11, Section 3, Part 2).
- UK Government, 2022. *Levelling-Up and Regeneration Bill*. (Current version as introduced to the House of Commons) [Online]. Available at: <https://publications.parliament.uk/pa/bills/cbill/58-03/0006/220006.pdf> [Accessed 14 July 2022]

Devon Historic Environment Record

Historic Environment Record Data to 1km

North Devon Record Centre

50/11/161

50/11/38/13

Internet Sources consulted May-June 2022

British Geological Survey: <http://mapapps.bgs.ac.uk/geologyofbritain/home.html>

Devon Environment Viewer: [Devon County Council Environment Viewer](#)

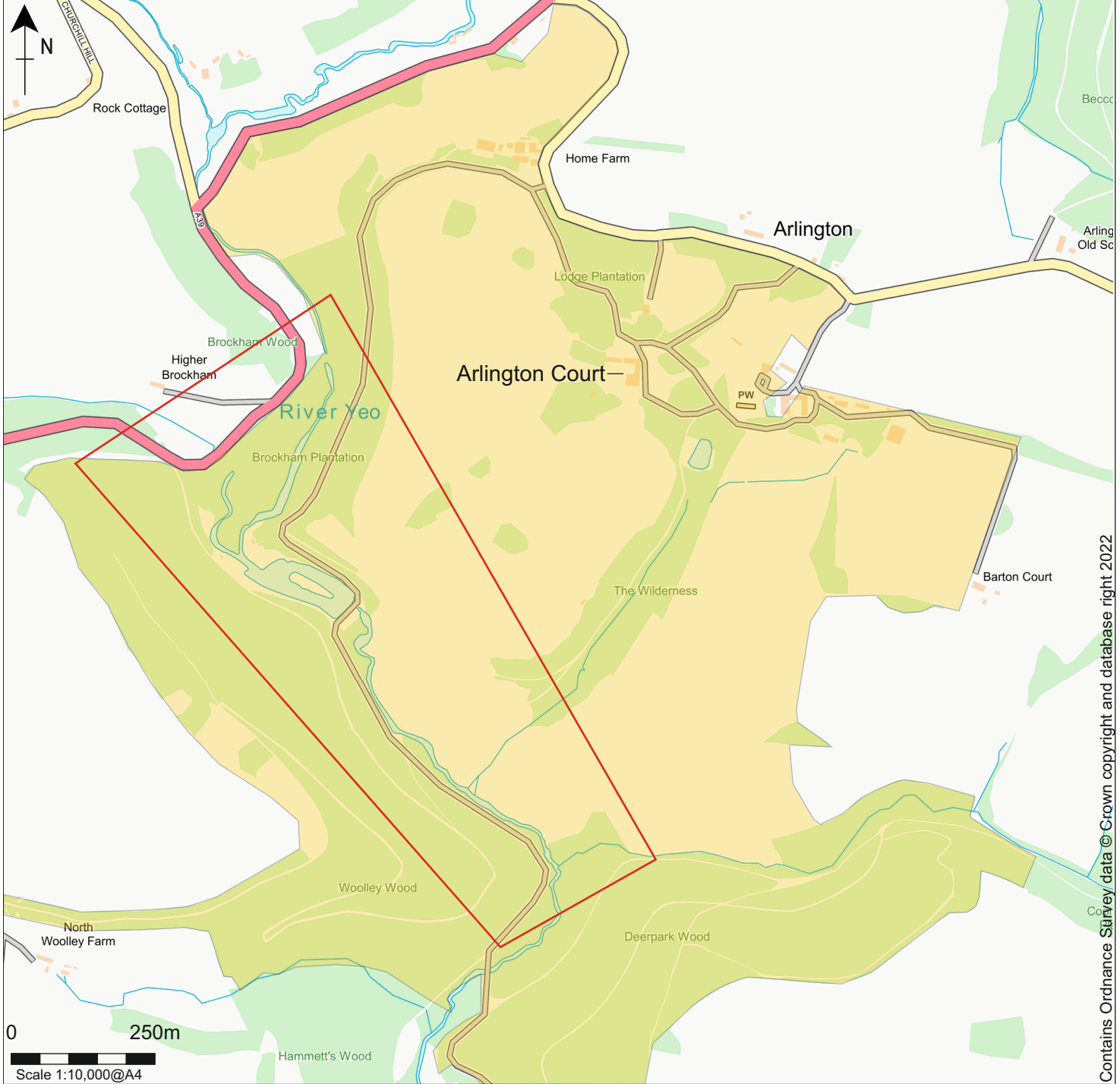
Environment Agency Lidar Composite 1m DTM SS63nw and SS64sw (2020): <https://environment.data.gov.uk/DefraDataDownload/?Mode=survey>

[Accessed: 11th April 2022].

National Heritage List for England: <http://www.historicengland.org.uk/listing/the-list>

National Trust Collections: <https://www.nationaltrustcollections.org.uk>

National Trust HER: <https://heritagerecords.nationaltrust.org.uk/map>



Contains Ordnance Survey data © Crown copyright and database right 2022

- Survey area
- Registered park and garden

PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 1: Location of survey area





PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 2: Information from the 1776 Charles Hassall map overlain on an Ordnance Survey map of 1908



AC archaeology



PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 3: Extract from the Ordnance
Survey Drawing 1804



AC archaeology



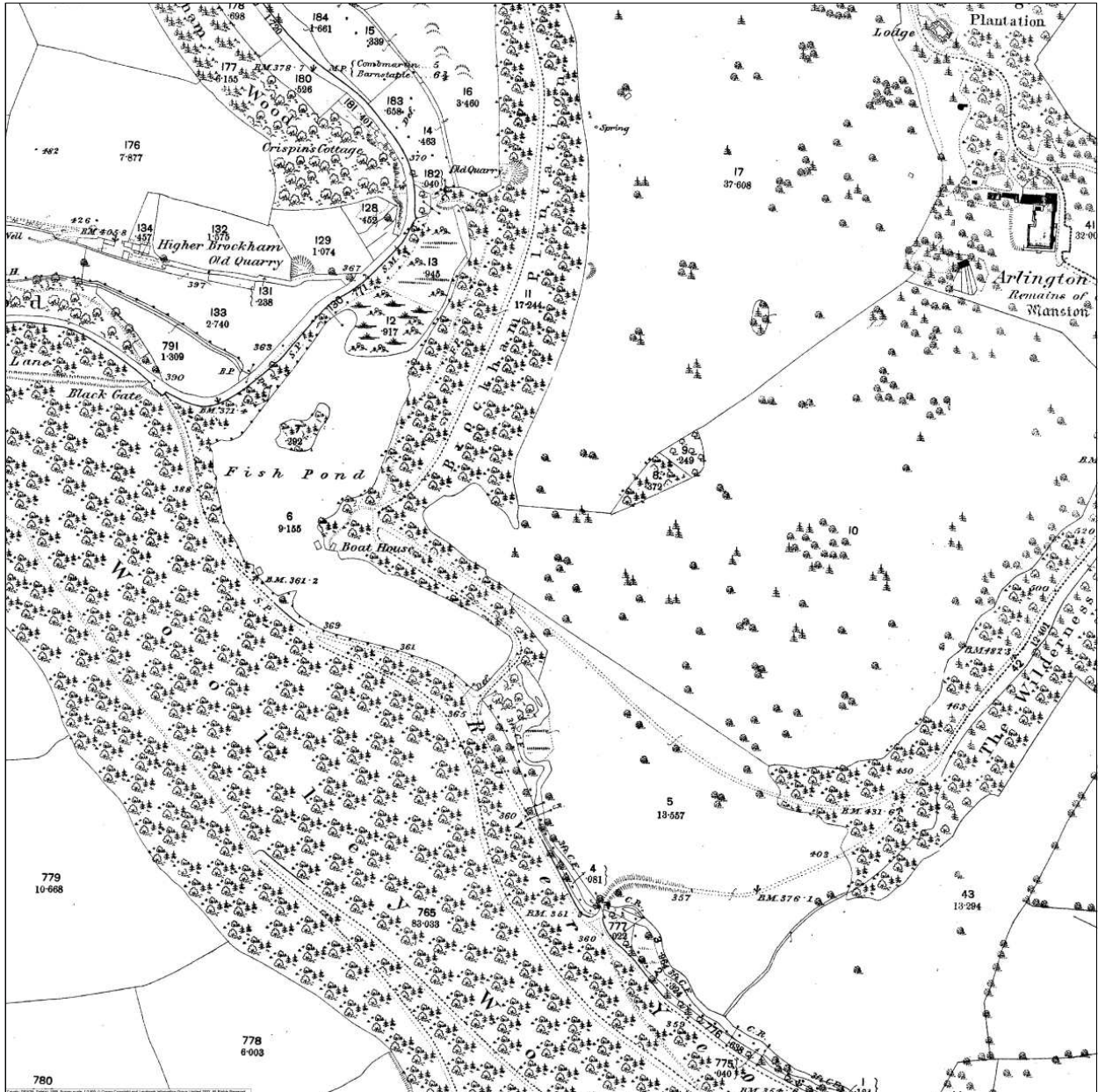
PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 4: Extracts from the tithe maps of Sherwill, 1838; East Down, 1842; Loxhore 1842; and Arlington, 1844

Note: for ease of reference watercourses have been outlined in blue, the lake depicted by hatching, and tracks and carriage drives depicted (but which are unclear) on the Sherwill tithe map have been highlighted as pairs of dashed lines.

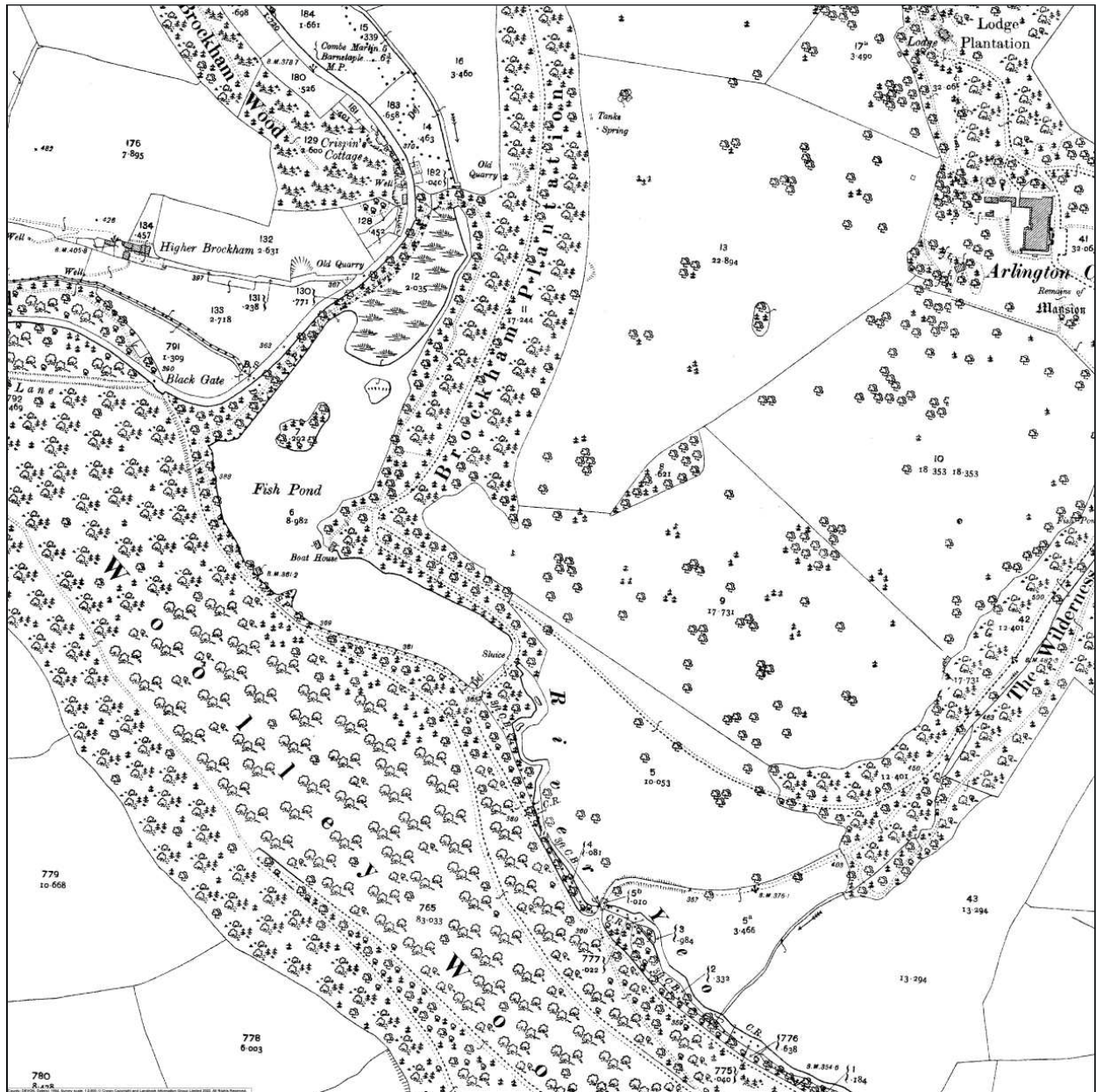


PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 5: Extract from the First Edition 25-inch Ordnance Survey map, 1889

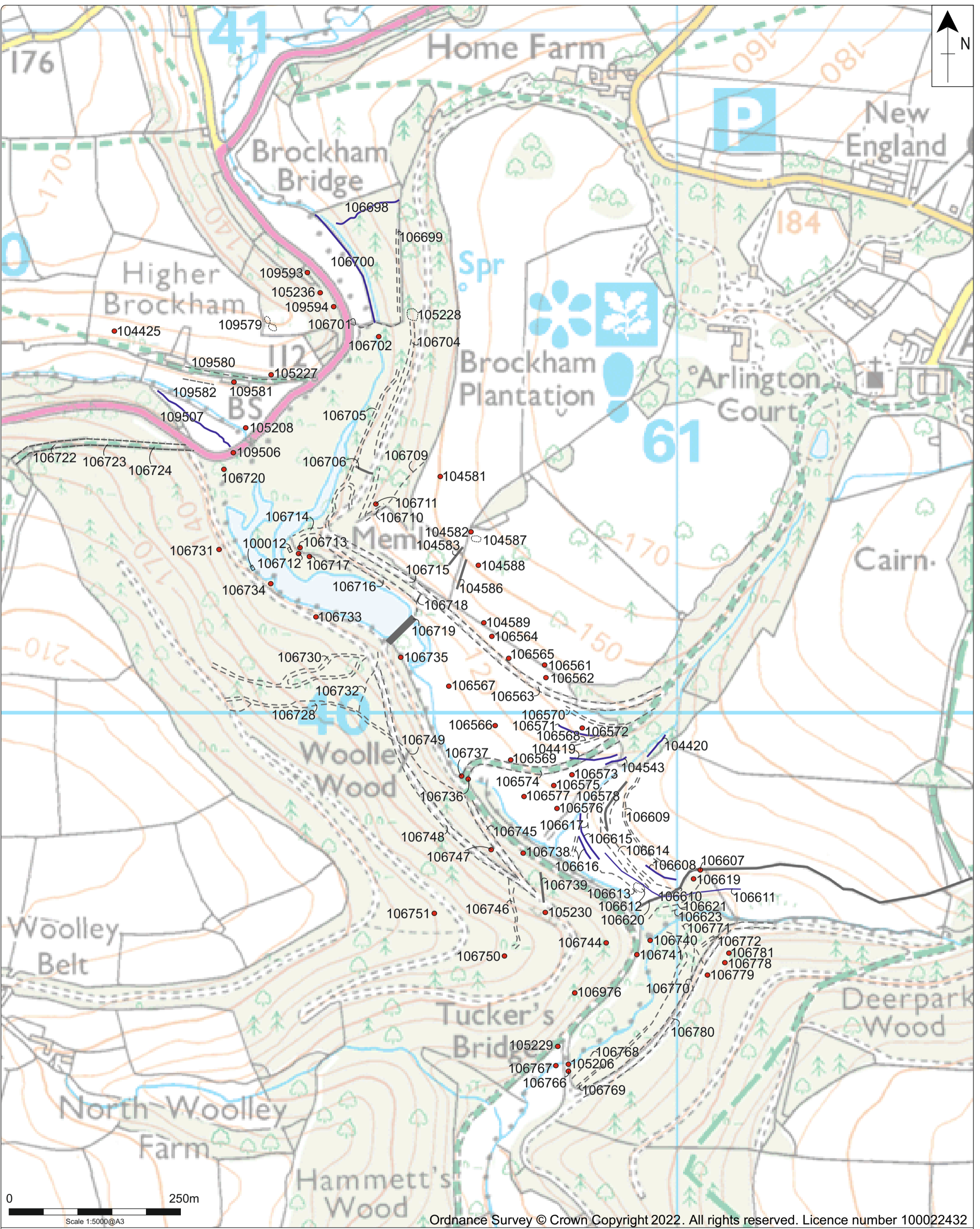


PROJECT

The Lake, Arlington Court, Arlington, Devon

TITLE

Fig. 6: Extract from the Second Edition 25-inch Ordnance Survey map, 1904



Ordnance Survey © Crown Copyright 2022. All rights reserved. Licence number 100022432

- Banks/walls
- - - Tracks
- Water features



PROJECT
The Lake, Arlington Court, Arlington, Devon

TITLE
Fig. 7: Map of archaeological sites within the study area

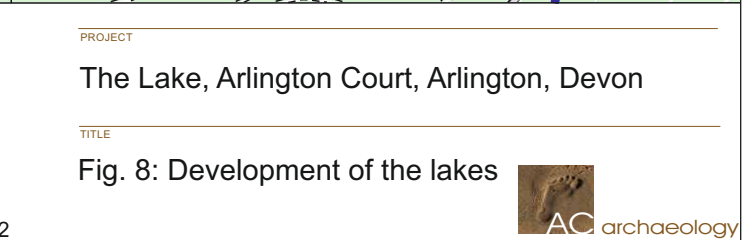
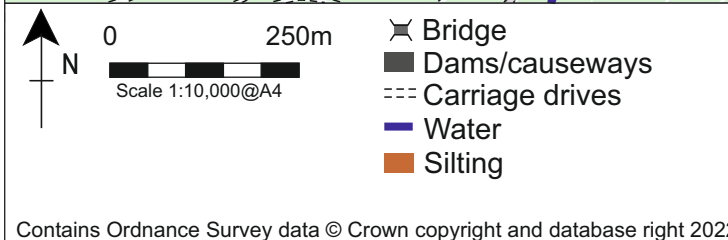
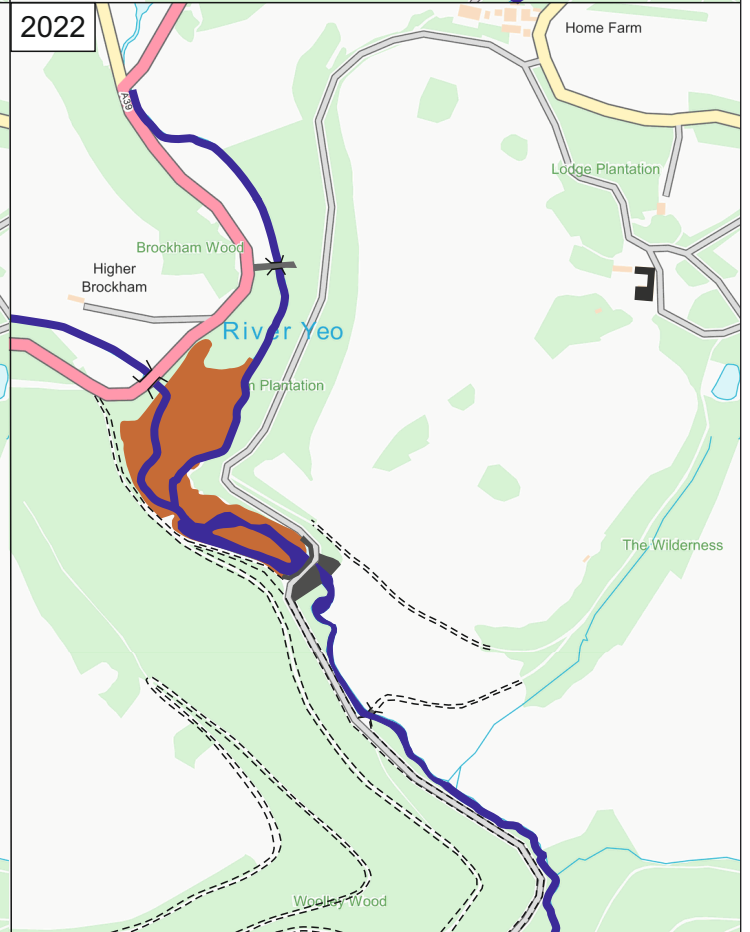
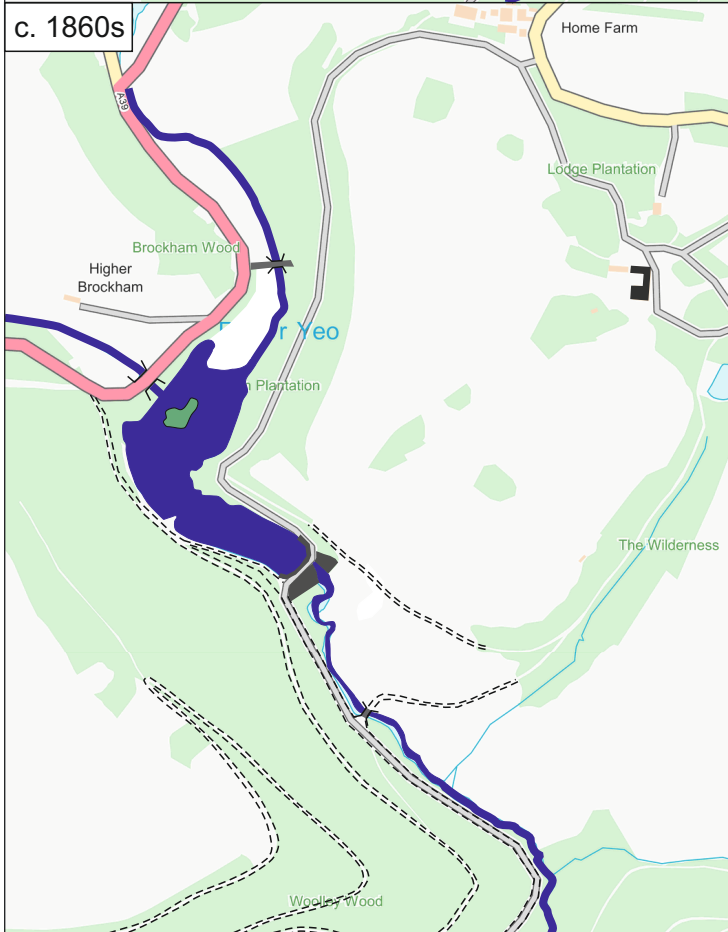
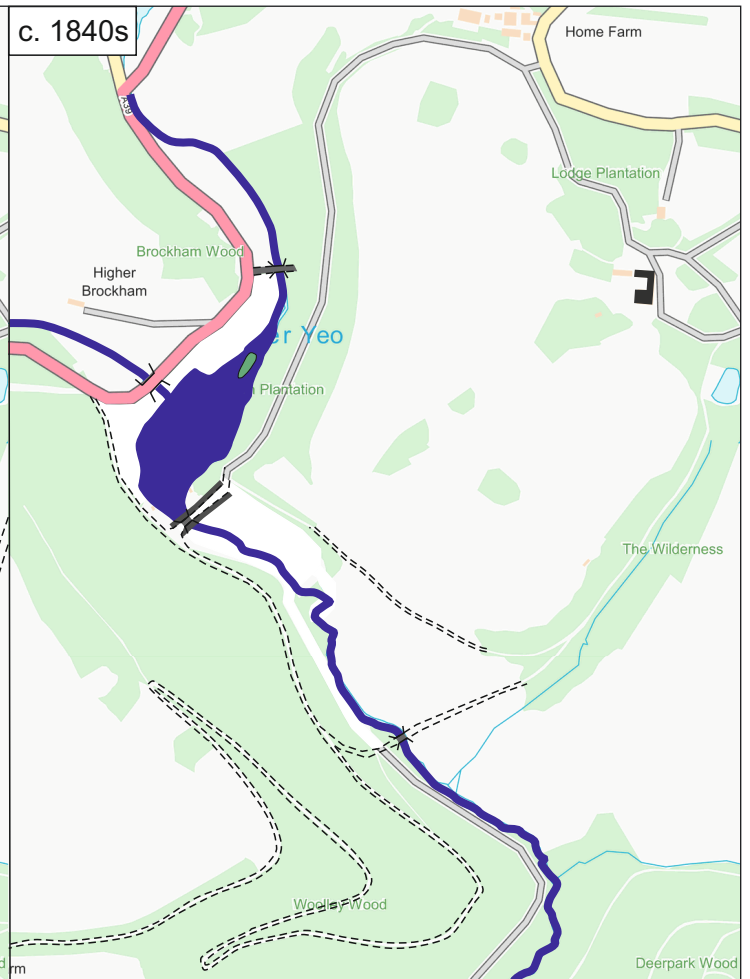




Plate 1: The dam, looking east



Plate 2: East bridge pier,
looking northwest



Plate 3: Boathouse or docking bay, Old Brockham Bridge,
looking north



Plate 4: Old Brockham Bridge and Causeway, looking northwest



Plate 5: Miss Chichester's Memorial, looking west (1m scale)



Plate 6: Hollow way, lower part of Woolley Wood, looking west (1m scale)



Plate 7: Carriage driveway, The Wilderness to Smallacombe Bridge, looking west



Plate 8: Remains of contour leat and boundary, looking northwest (1m scale)



Plate 9: Views towards dam from Smallacombe Drive, looking northwest

Appendix 1

Arlington Court Registered Park and Garden
National Heritage List for England entry

Arlington Court Registered Park and Garden National Heritage List for England entry

Details

Early and mid C19 pleasure grounds and gardens surrounding an early C19 mansion, set in a late C18 and early C19 parkland landscape with surviving early and mid C19 elements.

HISTORIC DEVELOPMENT

The manor of Arlington, which is mentioned in Domesday Book (1086), was acquired by John Chichester in 1384 when he married the heiress of John Raleigh. The Chichesters did not take up residence at Arlington until 1534, when Amyas Chichester rebuilt an existing manor house which stood south-east of the parish church, some 200m south-east of the present house. Despite heavy fines for recusancy, the family increased its wealth in the C16 and C17 through a series of marriages with heiresses, which also brought estates in Wales. Woolley Wood south-west of the house and park is known to have existed by the early C16 and is probably the earliest surviving feature of the Arlington landscape (guidebook). Deerpark Wood c 1km south-south-east of the present house and outside the registered site may indicate the existence of a deer park associated with the C16 house. Open fields were gradually enclosed from c 1630 to form a mixed agricultural landscape from which the ornamental landscape evolved in the late C18. A survey by Charles Hassall (1776) shows enclosed gardens south of the house, two areas of woodland north-east and south-east of the house known as Grove Woods which may have been ornamental, and orchards on the site of the present Wilderness.

Colonel John Chichester (1769-1823) rebuilt the C16 manor house on the same site c 1790, employing the London architect John Meadows to produce designs. Lacking proper supervision during its construction, this house had to be demolished c 1820. Late C18 paintings by Maria Pixell, now hung in the house, show Colonel Chichester's house to have been a conventional white-painted three-storey villa with a full-height bow window on the south facade overlooking the wooded valley known as The Wilderness, and canted bays to the east and west. Pixell's suggestion of parkland south and south-west of the 1790 house is confirmed by William Mudge's county map of 1809. This also indicates that the south-west approach from Woolley Lodge was established, and Deerpark Wood planted before 1809. In about 1820 Colonel Chichester built the present house on a new site c 200m west of the church from designs commissioned from the Barnstaple architect Thomas Lee. It is likely that Colonel Chichester was responsible for the layout of the pleasure grounds around the new house, but it was his son, John Palmer Bruce Chichester (1794-1851) who carried out much of the parkland planting and first created the lake to the south of the house. The landscape recorded on the 1844 Tithe map corresponds closely to what survives today with the flower garden, pinery, kitchen garden, Wilderness and areas of park east, south, south-west and west of the house all established. Nurseries c 300m north of the church (now outside the site) were established to produce trees for the park (Gardener's Mag 1838). Sir John's son, Sir Bruce, was a minor when he inherited in 1851. The last of the male line, Sir Bruce added a new service wing and dining room to the house and adapted it for fashionable entertaining. He was also responsible for the introduction of features such as the Monkey Puzzle Avenue, embellishing the early and mid C19 landscape. Spending lavishly on yacht racing, at his death in 1881 he left debts which took fifty years to pay off. Miss Rosalie Chichester assumed control of the Arlington estate, where she lived until her death in 1949. An avid collector, Miss Chichester amassed a diverse collection of artefacts at Arlington, which, together with the house and estate, she bequeathed to the National Trust. The grounds were first opened to the public by Miss Chichester, who had been impressed by National Parks in Australia and New Zealand in the 1920s. The National Trust undertook essential management including a programme of woodland regeneration, and further renovation of the formal garden and pleasure grounds was undertaken during the 1970s and early 1980s.

DESCRIPTION

LOCATION, AREA, BOUNDARIES, LANDFORM, SETTING Arlington Court is situated c 8km north-north-east of Barnstaple and c 5km south-south-east of the coastal village of Combe Martin, on the east side of the A39 which runs north-east from Barnstaple to Lynton. The c 145ha site comprises some 20ha of formal gardens and pleasure grounds, and c 125ha of parkland, lake, plantations, and woodland. The house, pleasure grounds and gardens occupy high ground to the north-east of the River Yeo, with parkland running down the south-west-facing slope, and with woodland opposite. The site is partly bounded to the north-west by the A39, and to the north and north-east by a minor lane leading to Arlington village. The parish church and churchyard adjoin the site c 200m east-south-east

Arlington Court Registered Park and Garden National Heritage List for England entry

of the house. Elsewhere the site is enclosed by traditional hedge banks and farm fences which allow the parkland and woodland to merge with the surrounding wooded agricultural landscape. Deerpark Wood c 1km south of the house is significant in framing views from the site up the Yeo valley.

ENTRANCES AND APPROACHES The site is approached from a minor lane which leads from the A39 to the village of Arlington, and which forms the north-east and north boundary of the site. Some 80m south-south-east of the gabled mid C19 Home Farm, convex drystone-faced banks c 1.5m high flank stone gate piers originally surmounted by ball finials and cast-iron herons (missing 1998) which support latticed painted timber gates (listed grade II). The gravelled drive runs c 240m south-south-east between grass verges with mature oaks and other deciduous trees underplanted with rhododendrons and evergreen shrubs to create the effect of woodland glades. Passing the site of a lodge marked on the Tithe map (1844) and the 1904 OS map, the drive turns and runs a further 250m east and south to reach a carriage circle to the north of the house. The central lawn is planted with trees and shrubs, and a service drive leads south-west to the service court, while the main drive continues to the east front of the house where there is a further gravelled forecourt. An approach from Woolley Lodge c 1.5km south-west of the house was completed before 1809, with a farm track carried under the drive through a tunnel. The neo-classical single-storey lodge and gate piers supporting cast-iron herons (all listed grade II) survive, together with the mid C19 supports for a projected suspension bridge to carry the drive over the lake c 800m south-west of the house. The Tithe map (1844) shows that a network of carriage drives through the pleasure grounds and park was already established by that date.

PRINCIPAL BUILDING Arlington Court (listed grade II*) stands on high level ground c 200m west-north-west of the parish church and enjoys wide views within and beyond the site to the east, south and west. Built in 1820 by Thomas Lee of Barnstaple for Colonel John Chichester, the main range is a neo-classical villa showing the influence of Soane (listed building description). The two-storey ashlar building has basement service rooms concealed by a stone-flagged terrace on the east and south facades, while on the west a late C20 cast-iron pergola has been constructed at basement level. The entrance facade to the east has a Greek Doric porch supported by fluted columns and approached from the carriage court by stone-flagged steps. A wing was built to the north-east of the original house c 1864-5 and has distinctive rusticated arched windows under a pitched slate roof. A corresponding wing to the north-west contained a new dining room, subsequently used by Miss Chichester as a museum. Infested with dry rot, this was demolished in 1949.

GARDENS AND PLEASURE GROUNDS The formal and informal gardens and pleasure grounds lie to the east, south and west of the house. Stone steps lead from the flagged terrace below the south facade of the house to the pleasure grounds which are separated from the park to the south and west by a late C20 ha-ha which replaced C19 metal estate fencing. Groups of trees and ornamental shrubs to the south-east, south-west and north-west of the house frame vistas across the park and surrounding agricultural landscape, and a circuit of gravel and mown grass walks passes through the shrubberies. Within the shrubbery c 100m south-west of the house a stone pedestal on a rusticated base supports a marble carving of a sleeping puppy which commemorates Sir Bruce Chichester's dog Memory (d 1868); beyond this is the C19 pheasantry, restored c 1990. Some 130m north-east of the house the mid C19 formal flower garden is separated from the pleasure grounds by a low metal fence to the south-west, by hedges to the north-west and south-east, and by a brick wall to the north-east which forms the boundary of the kitchen garden. The flower garden is laid out with four terraces descending from a timber and glass conservatory, rebuilt against the north-east wall in the late C20 to the mid C19 plan. The terraces are linked by centrally placed steps flanked by stone urns and cast-iron herons, and by a gravel walk which adjoins perimeter beds which are edged with white quartz. The lower terrace has a rocky retaining wall planted with azaleas, above which the second terrace has a central circular pool surrounded by white quartz and a narrow flower bed. The pool contains a fountain which rises from an urn on a pedestal, while wire lattice arches enclose it to the north and south. The third terrace comprises a wide lawn with two symmetrically placed wire-lattice-edged circular flower beds, and two late C20 monkey puzzles which replace C19 specimens. The upper terrace has a transverse gravel walk which adjoins the low brick plinths for the north-west and south-east wings of the C19 conservatory, which are now ornamentally planted. The walk is terminated at each end by a wisteria arch placed in front of a metal seat. The conservatory has a half-octagonal bay placed on the central axis of the garden, and its roof is ornamented with a further cast-iron heron. Planted with tender climbers and shrubs, a door in the rear wall connects with the kitchen garden. To the south-east the Flower Garden is adjoined by the grounds of Glebe House (listed grade II*), the

Arlington Court Registered Park and Garden National Heritage List for England entry

early C19 former rectory. Lying within the registered site, these have a gravelled carriage circle to the south of the house, and early and mid C19 pleasure grounds with evergreen shrubbery planting and lawns to the west and north-west. Some 370m east-south-east of Arlington Court, and beyond the parish church and mid C19 stables and coachman's house (listed grade II), the late C19 stone and brick Kennel Cottages adjacent to the site of the C19 kennels form the eastern extremity of the pleasure grounds. Some 200m south-east of the house, and concealed from it by late C19 rhododendrons, shrubbery and conifers, the Wilderness Pond (restored 1970s) lies at the head of The Wilderness, a wooded valley and stream which extends c 500m south-south-west into the park from the main area of pleasure grounds around the house. Replacing an area of late C18 orchards (Hassall, 1776) and possibly medieval fishponds, The Wilderness is separated from the parkland to the west by a low stone wall and bank, and is shown as woodland on the Tithe map (1844). A carriage drive on the west side of The Wilderness connects the pleasure grounds to the circuit of drives in the park.

PARK Lying principally to the south and west of the house, the parkland occupies the west- and north-west-facing slopes of the Yeo valley and is characterised by pasture with scattered ornamental trees, mainly beech and sycamore, and by perimeter belts, originally planted in the early and mid C19. To the south and south-west of the house some trees are planted on mounds retained by circular drystone walls which act as cattle guards. In the valley bottom the River Yeo is dammed to form a serpentine lake c 650m south-west of the house. Created for Sir John Chichester in 1837, the lake was extended to its present size in 1851 when the two surviving stone pylon supports for the projected bridge designed by William Dredge of Bath were built on the site of the original dam. Severely silted by the 1930s, it remains significantly silted despite dredging in 1980 (guidebook). The carriage drive runs along the north-east bank of the lake, passing an C18 stone urn and pedestal by Robert Adam c 670m south-west of the house erected in 1949 to commemorate Miss Chichester. The drive passes north through Brockham Plantation, established c 1842, and is flanked by monkey puzzles originally planted in the 1860s and extensively replanted in the late C20. Turning north-east, the carriage drive joins the principal drive adjacent to the entrance gates c 400m north-west of the house. East Park, the focus of the late C18 landscape at Arlington, lies c 400m south-east of the present house and to the south of the site of the C16 and late C18 house south of the parish church. Bounded to the west by The Wilderness, East Park remains pasture with a circular, tapering, random white quartz cairn or rustic obelisk (listed grade II) c 400m south-east of the house commemorating Queen Victoria's Golden Jubilee (1887). Some 300m north of the house Town Meadow was developed as a paddock in the early C19 and adjoins the late C20 visitors' entrance to the site.

KITCHEN GARDEN Immediately north-east of the Flower Garden, the kitchen garden was established in its present form by 1844 (Tithe map). Enclosed by tile- and slate-coped random stone walls c 3m high to the south-west, north-west and south-east, and by a brick-faced stone wall to the north-east, the kitchen garden retains cruciform sand paths, together with a circular central dipping pool surrounded by white quartz stones. Largely laid to grass, there are young wall-trained fruit trees on the south-east wall, together with a rebuilt brick and timber glasshouse in the north corner. Timber doors survive in the south-west and north-east wall, the latter leading to the 'outer garden and pinery' in 1844 (Tithe map). The outer garden is now (1998) a meadow, while c 30m north of the kitchen garden the remains of the pinery designed in 1814 survive under shrubbery.

OTHER LAND Woolley Wood c 1km south-west of the house on the north-east-facing slopes of the Yeo valley appears to have existed by the early C16, and remains a plantation principally of oak. A spur of woodland, Woolley Belt, extends c 800m west and south-west from Woolley Wood to the early C19 Woolley Lodge on the Barnstaple road which was built for the early C19 south-west drive. Deerpark Wood c 1km south-east of the house and south of Sir John Chichester's late C18 park may have been the site of a C16 deer park (Colvin and Moggridge 1994), and was developed in the mid C19 by Sir Bruce Chichester with an extended series of walks and carriage drives. The drives extend south through Webber's Wood, which is also included in the registered site.

REFERENCES

Gardener's Magazine 14, (1838), pp 505-10 Country Life, 169 (30 April 1981), pp 1178-81 B Cherry and N Pevsner, The Buildings of England: Devon (1989), pp 129-30 The Historic Landscape of Arlington Court (Survey and Management Plan, (Colvin and Moggridge 1993, revised 1994) Arlington Court, guidebook, (National Trust 1996) The Arlington Countryside, guidebook, (National Trust nd)

Arlington Court Registered Park and Garden National Heritage List for England entry

Maps B Donn, A Map of the County of Devon, 1765 C Hassall, Survey of Arlington Court, 1776 (private collection), [in Colvin and Moggridge 1993] A Map of North Wooly, late C18 (North Devon Record Office) Plan of proposed penstock near the old stables at Arlington, 1792 (50/11/161), (North Devon Record Office) W Mudge, Map of Devon, 1" to 1 mile, 1809 W A Hay (?), Plans and Elevations of Pine Pits at Arlington Court, 1814 (50/11/145-50), (North Devon Record Office) T Lock, Tithe map for Arlington parish, 3 chains to 1", 1844 (Devon Record Office) R Turner, Sketch of Proposed Conservatory for Sir Bruce Chichester Bart, 1849 (50/11/152), (North Devon Record Office) J W Thomson, Elevation of proposed conservatory, nd (50/11/151), (North Devon Record Office) W Walker, Plan and elevation of proposed circular conservatory, nd (50/11/153), (North Devon Record Office) Elevation of square conservatory, nd (50/11/154), (North Devon Record Office)

OS 6" to 1 mile: 1st edition surveyed 1888 2nd edition revised 1903, published 1905 OS 25" to 1 mile: 1st edition surveyed 1888, published 1889 2nd edition revised 1903, published 1904

Illustrations Maria Pixell, four views of Arlington Court, 1797 (at Arlington Court 1998)

Archival items The Chichester family papers including household and stewards' accounts are held at the North Devon Record Office (B170add/35, B170add/234 and B170add/50/11).

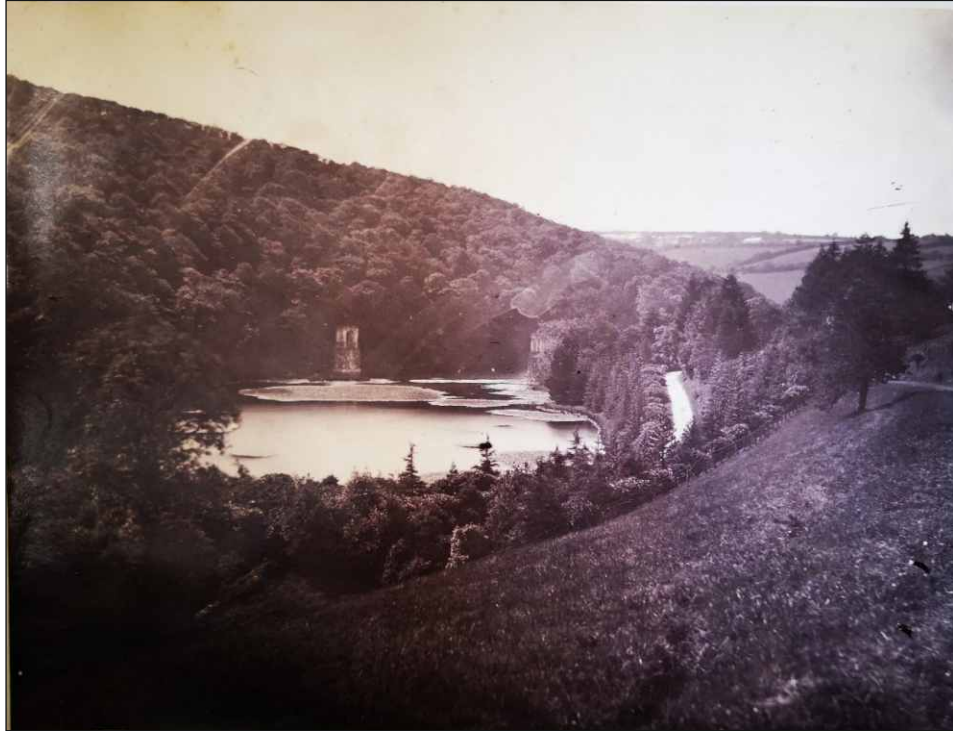
Description written: October 1998 Amended: June 1999 Register Inspector: JML Edited: July 2000

Appendix 2

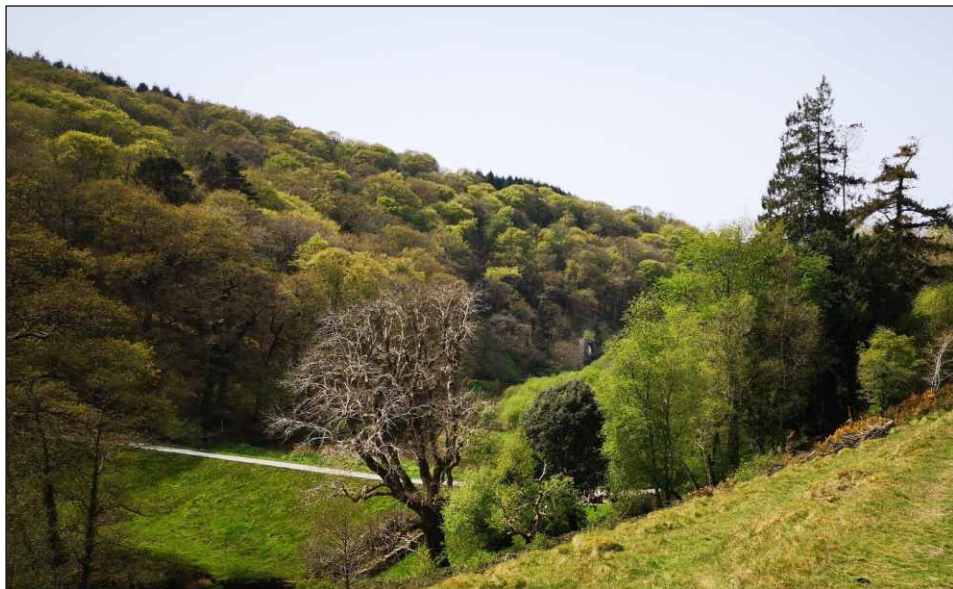
The Lake, comparative historic and modern views



Viewpoint 1: View to the lake from the parkland to the east (c.1903 vs present)



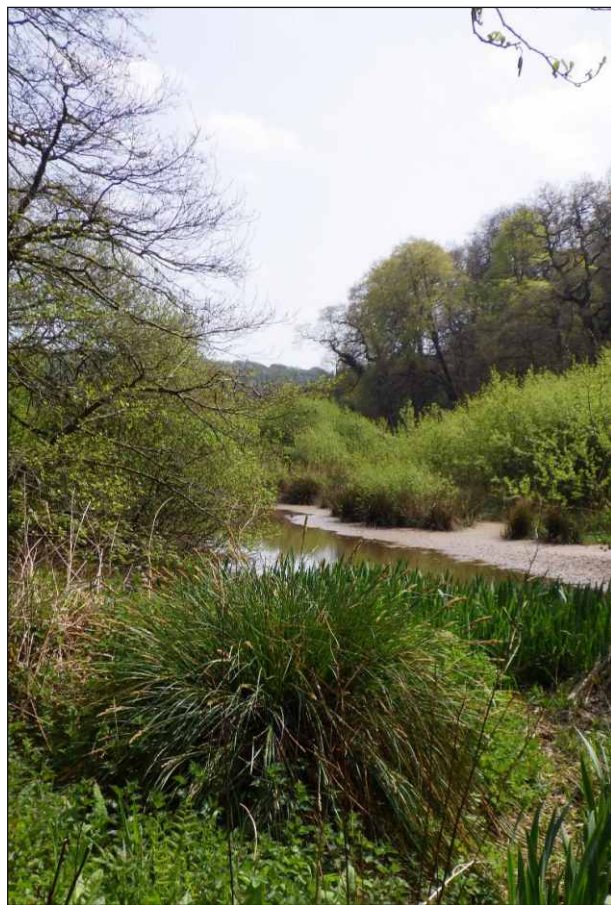
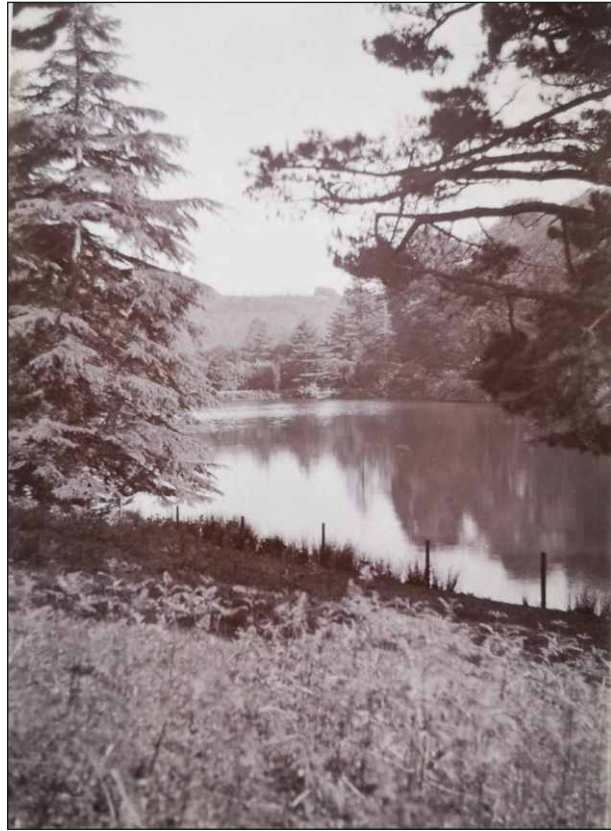
Viewpoint 2: View to the lake from the parkland to the east (c.1880s vs present)



Viewpoint 3: View to the lake from the parkland to the east (c.1880s vs present)



Viewpoint 4: View looking northwest from the southeast bank of the lake
(c.1903 vs present)



Viewpoint 5: View looking southeast from the centre northeast bank of the lake (c.1903-04 vs present)



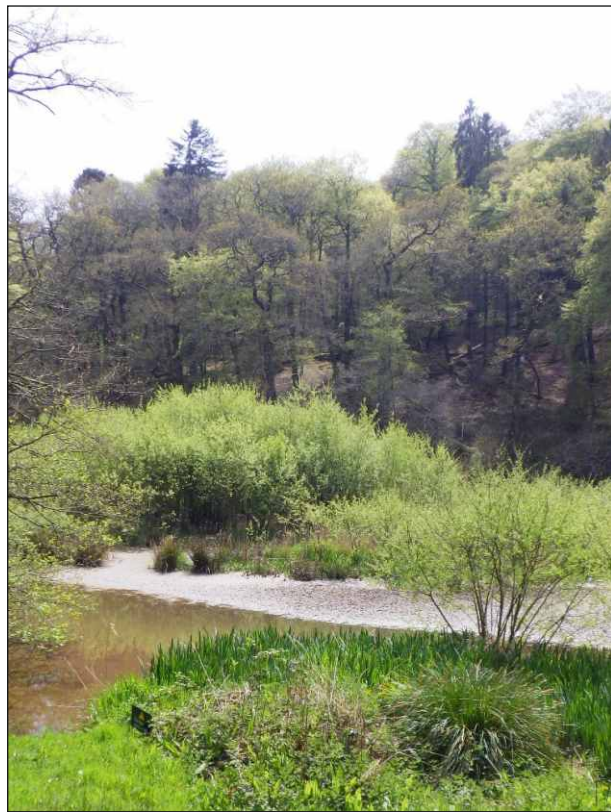
Viewpoint 6: View looking north from the centre southeast bank of the lake (c.1880-90s [left] and c.1903-04 [right] vs present)



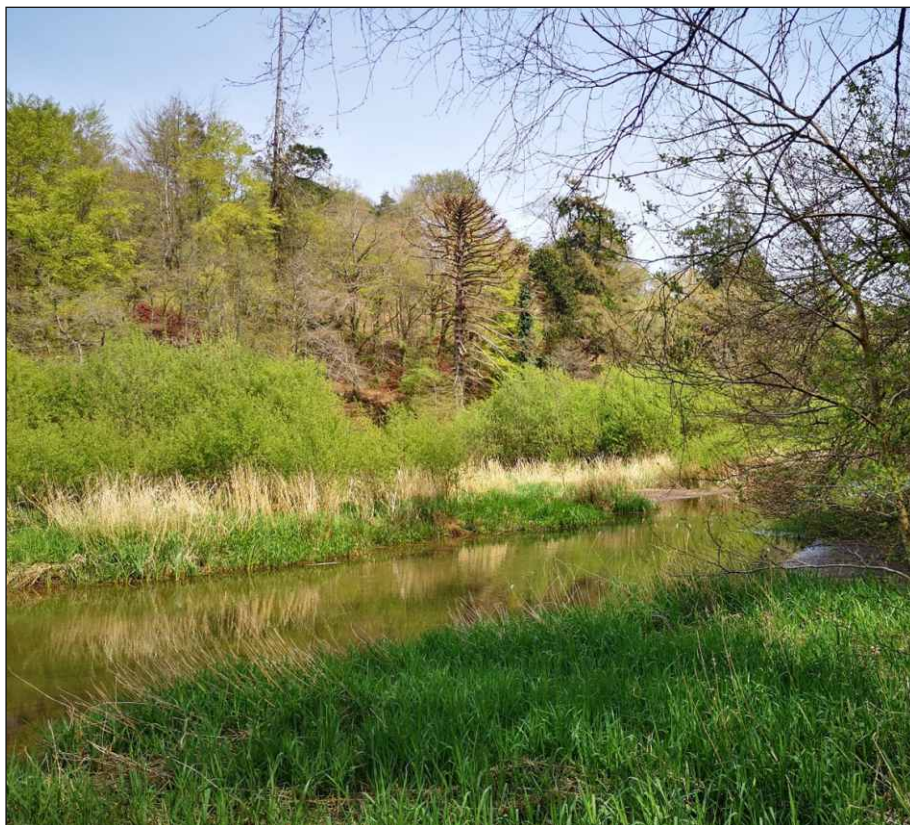
Viewpoint 7: View looking northeast from the centre southwest bank of the lake (c.1880s vs present)



Viewpoint 8: View looking west from the centre of the northeast bank of the lake (c.1903-04 vs present)



Viewpoint 9: View looking southwest from the centre of the northeast bank of the lake (c.1903-04 vs present)



Viewpoint 10: View looking northeast from the centre of the southwest bank of the lake (c.1880-90s vs present)

Appendix 3

Gazetteer of archaeological records

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Hollow way, 'Rocky II', Arlington	SS 60187 40407	106723 / MNA161900	-	-	N/A	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Rocky Lane, N End of Woolley Wood, Arlington	SS 60189 40392	106722 / MNA161899	-	-	It is very uneven, and eroded down to bedrock in places, full of dead wood in others. Still in use as a public right of way. There are subsidiary hollow ways off to the north (see 106723 and 106722)	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Hollow way, 'Rocky III', Arlington	SS 60235 40399	106724 / MNA161901	-	-	Small, terraced path or hollow way aligned approx. WNW-ESE between Rocky Lane and Rocky II. The hollow way is about 50m long, forming a 1.5m wide terrace above Rocky II, and roughly parallel to it. At the lower ESE end it widens to 2-2.5m, and is then squeezed between the two, with the E end seemingly cut off by Rocky Lane.	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Contour Leat South of Higher Brockham, Arlington	SS 60308 40419	109507 / MNA162411	-	-	Not inspected – access to tenanted land not arranged	
Circular Planting Bed, NW End of Lake, Arlington	SS 60330 40358	106720 / MNA161897	-	-	Not inspected – access to adjacent tenanted land not arranged	
Culvert under the A39, E of Black Gate, Arlington	SS 60361 40390	109506 / MNA162410	-	-	Not seen – no access due to danger posed by A39 and access to adjacent tenanted land not arranged	
Boundary Stone, Arlington Court	SS 6037 4042	105208 / MNA105742	MDV32223	-	Not inspected – access to adjacent tenanted land not arranged	
Well, Arlington, Arlington Court	SS 6024 4050	104425 / MNA105729	MDV32220 and MDV32221	-	Not located	
Remains of Track or Boundary, E of Higher Brockham, Arlington	SS 60311 40486	109582 / MNA162587	-	-		Low
Lane to Higher Brockham, Arlington	SS 60347 40489	109580 / MNA162585	-	-		Low
Platform of Former Cottage Site, E of Higher Brockham, Arlington	SS 60404 40474	109581 / MNA162586	-	-		Low
Large Quarry, E of Higher Brockham, Arlington	SS 60417 40495	105227 / MNA105764	MDV32226	-		Low
Quarry Scoops S End of Brockham Wood, Arlington	SS 60400 40571	109579 / MNA162584	-	-	Not inspected – access to adjacent tenanted land not arranged	
Garden Terraces for Crispin's Cottage, Brockham Wood, Arlington	SS 60460 40645	109593 / MNA162609	-	-	Not seen – no access due to danger posed by A39	
Site of Crispin's Cottage, Arlington	SS 60484 40615	105236 / MNA105776	MDV32227	-	Not seen – no access due to danger posed by A39	
Quarry along A39, SE End of Brockham Wood, Arlington	SS 60502 40586	109594 / MNA162610	-	-		Low
Canalised River, N of Old Brockham Bridge, Arlington	SS 60526 40660	106700 / MNA161870	-	-		Low

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Old Brockham Bridge and Causeway Approach, Arlington	SS 60559 40560	106701 / MNA161871	-	-		Low
Boathouse or Docking Bay, Old Brockham Bridge, Arlington	SS 60541 40559	106702 / MNA161872	-	-	See Appendix Plate 1	Low
Possible Remains of Former Dam, Arlington Lake, Arlington	SS 60270 40213	106734 / MNA161917	-	-	This site is incorrectly mapped on the HER. The likely site is at SS 60410 40193. This location is within the heronry and was not inspected during the site visit. The promontory is however visible on old photographs inspected as part of this report (see for example Viewpoint 3 in Appendix 2).	Low
Possible Platform on Steep Slope, Woolley Wood, Arlington	SS 60295 40244	106731 / MNA161910	-	-	Not inspected – located within the heronry.	
Double Ditch and Bank in Brockham Plantation, Arlington	SS 60607 40516	106704 / MNA161874	-	-		Low-Medium Forms part of a group of boundaries illustrating land enclosure pre-dating the creation of the lake.
Remains of the Old Public Road in Brockham Plantation, Arlington	SS 60603 40664	106699 / MNA161869	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Ditch / Drain (Miss Chichester's Fancy Piece), Arlington	SS 60573 40750	106698 / MNA161868	-	-	Not inspected – access to tenanted land not arranged	
Quarry, E of the Old Brockham Bridge, Arlington Court, Arlington	SS 60639 40600	105228 / MNA105765	MDV32225	-		Low-Negligible
Lower Track in Brockham Plantation, Arlington	SS 60555 40431	106705 / MNA161876	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Old Fieldbank in Brockham Plantation, Arlington	SS 60531 40369	106706 / MNA161877	-	-	Not accessible due to dense vegetation	
Approach Track to Old Dam, Arlington	SS 60453 40257	106714 / MNA161885	-	-	Poorly preserved, and partly damaged by the causeway to bird hide.	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Bridge Piers, Arlington Lake, Arlington	SS 60434 40240	100012 / MNA105700	MDV20423	-		Low-Medium They contribute to the significance of the RPG as part of the group features associated with the lake.
Small Quarry, N of Boathouse, Arlington	SS 60439 40239	106713 / MNA161884	-	-		Low Possible association with other features relating to the lake

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Remains of a Probable Boathouse, E Side of Lake	SS 60443 40235	106712 / MNA161883	MDV72702	-	Photographs of the boathouse viewed as part of the survey indicate that this structure is not the boathouse, which was a wooden structure. Instead, the stone walls probably represent the remains of an earlier agricultural building depicted on the Arlington title map. It is marked as a 'ruined livestock shelter' on Fig. 2 of the <i>Management Plan</i> , and was probably an open-fronted barn or linhay. No evidence for the boathouse was identified during the survey.	Low-Negligible
Miss Chichester's Memorial, Arlington	SS 60502 40221	106717 / MNA161894	-	-		Low Potential for significance value to be reappraised (upwards) if additional research into the urn's history is undertaken
Lower Carriageway to Dam, Arlington	SS 60575 40188	106716 / MNA161893	-	-	See Appendix Plate 2	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Small Quarry by Lower Drive, Woolley Wood, Arlington	SS 60478 40144	106733 / MNA161916	-	-		Low-Negligible
Hollow way, Lower Part of Woolley Wood, Arlington	SS 60491 40079	106730 / MNA161909	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Small Path off the Centenary Path, Arlington	SS 60533 40038	106732 / MNA161912	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Centenary Path, Woolley Wood, Arlington	SS 60477 40008	106728 / MNA161906	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Smallacombe Drive, Arlington	SS 60561 40216	106715 / MNA161886	-	-	See Appendix Plate 3	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Path and Steps to Dam, Arlington	SS 60618 40166	106718 / MNA161895	-	-		Low-Negligible Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland, but is probably of modern (NT ownership era) date
C19 Dam and Lake, Arlington	SS 60600 40120	106719 / MNA161896			The 'culvert' described in the NT HER entry is a stone bridge carrying the carriage drive on the dam over the watercourse. Stone walls flank the spillway below the bridge.	Low-Medium It contributes to the significance of the RPG as part of the group features associated with the lake.
Old Field Bank Behind Dam, Arlington	SS 60604 40080	106735 / MNA161918	-	-	The feature, along with scarp 106567, could also be the remains of a leat.	Low-Negligible
Scarp of Modern Fence Line, Arlington	SS 60677 40037	106567 / MNA161649	-	-	The feature, along with bank 106735, could also be the remains of a leat.	Low-Negligible

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Scarp / Bank at the S End of Brockham Plantation, Arlington	SS 60594 40331	106709 / MNA161880	-	-	Not identified due to dense vegetation	
Relict Fieldbank, S End of Brockham Plantation, Arlington	SS 60554 40309	106711 / MNA161882	-	-		Low-Medium Forms part of a group of boundaries illustrating land enclosure pre-dating the creation of the lake.
Hollow way, S End of Brockham Plantation, Arlington	SS 60554 40290	106710 / MNA161881	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Remains of Disused Track, Woolley Wood, Arlington	SS 60635 39911	106749 / MNA161933	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Ford and Ramp Adjacent to Smallacombe Bridge, Arlington	SS 60682 39911	106737 / MNA161921	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Smallacombe Bridge, Arlington	SS 60692 39906	106736 / MNA161919	-	-	The bridge has a keystone inscribed 'JPC 1788' on its south elevation (see Appendix Plate 4).	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Carriage Driveway, Woolley Wood, Arlington	SS 60689 39807	106748 / MNA161932	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Small Quarry Alongside Old Road, Arlington	SS 60722 39810	106747 / MNA161931	-	-		Low-Negligible
Quarry, Alongside Lower Driveway, Arlington	SS 60770 39801	106738 / MNA161922	-	-		Low-Negligible
Old Road, Woolley Wood, Arlington	SS 60750 39782	106745 / MNA161929	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Old Field Bank, Lower Slopes of Woolley Wood, Arlington	SS 60786 39774	106739 / MNA161923	-	-	Not located during the survey.	
Old hollow way and Track, Woolley Wood, Arlington	SS 60769 39716	106746 / MNA161930	-	-	Not accessible due to dense vegetation	
Charcoal Burning Platform, Arlington	SS 60747 39659	106750 / MNA161934	-	-		Low-Negligible
Large Quarry, Next to Carriageway, Arlington Court, Arlington	SS 60807 39702	105230 / MNA105767	MDV72708	-		Low-Negligible.

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Quarry and Platform, NE End of Woolley Wood, Arlington	SS 60892 39671	106744 / MNA161928	MDV32125	-	Not inspected – located within the heronry.	
Small Quarry, Arlington	SS 60940 39661	106741 / MNA161925	-	-		Low-Negligible
Remains of Embanked Approach to Old Bridge, Arlington	SS 60948 39663	106740 / MNA161924	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Possible Platform Between Parallel Banks, Arlington	SS 60853 39596	106976 / MNA162177	-	-	Not located during the survey.	
Shallow Hollow ways, Woolley Wood, Arlington	SS 60639 39701	106751 / MNA161935	-	-	Not located during the survey.	
Large Quarry N of Tucker's Bridge, Arlington Court, Arlington	SS 60826 39521	105229 / MNA105766	MDV32126	-		Low-Negligible
Weir Next to Tucker's Bridge, Arlington	SS 60833 39492	106767 / MNA161965				Low
Tucker's Bridge and Causeway, Arlington Court, Arlington	SS 6083 3949	105206 / MNA105740	MDV32123 & MDV32124		See Appendix Plate 6	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Overflow Channel and Culvert, Arlington	SS 60842 39479	106766 / MNA161964	MDV72710	-		Low
Trace of Old Track or Drive, E of Tucker's Bridge, Arlington	SS 60873 39492	106768 / MNA161966	-	-	Not located during the survey	
Route of Old Driveway E of River Yeo, Arlington	SS 60889 39478	106769 / MNA161967	-	-	Not located during the survey	
Gully, SW End of W Park, Arlington	SS 60653 40345	104581 / MNA161622	-	-	Not located during the survey	.
Small Bank, SW End of Large Plantation, Arlington	SS 60692 40274	104582 / MNA161623	-	-	Not located during the survey	
Earthworks, W Side of Park, Arlington	SS 60702 40257	104587 / MNA161628	-	-	Features are very ephemeral	Low-Negligible
Remains of Large Bank, End of Park, Arlington	SS 60681 40252	104583 / MNA161624	-	-	Not located during the survey	
Remains of Bank on Steep Slope, Arlington	SS 60684 40235	104586 / MNA161627	-	-	Not located during the survey	
Square Platform, SW end of Park, Arlington	SS 60709 40224	104588 / MNA161629	-	-		Low-negligible.
Remains of Long Earthwork, End of Park, Arlington	SS 60727 40132	104589 / MNA161630	-	-		Low-negligible.
Parallel Linear Scarp, Arlington	SS 60758 40124	106564 / MNA161646	-	-		Low-negligible.
Remains of a Broad Bank, S Park, Arlington	SS 60762 40080	106565 / MNA161647	-	-		Low

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Long, Linear Scarp across S Park, Arlington	SS 60815 40078	106561 / MNA161643	-	-		Low
Scarp of Removed C19 Boundary, Arlington	SS 60818 40056	106562 / MNA161644	-	-		Low
Terraced Carriage Driveway, Arlington	SS 60793 40038	106563 / MNA161645	-	-	The NW end is set within a cutting.	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Path/Contour Leat at SW End of Wilderness, Arlington	SS 60870 39992	106570 / MNA161652	-	-		Low Forms part of a group of water management features
Small Group of Earthworks, Arlington	SS 60887 39980	106572 / MNA161654	-	-	Not located during the survey	
Disused Track or Carriage Driveway, Arlington	SS 60852 39954	106568 / MNA161650	-	-	See Appendix Plate 7	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Contour Leat, Upper, Arlington	SS 60812 39984	106571 / MNA161653	-	-		Low Forms part of a group of water management features
Long Contour Leat, S Park, Arlington	SS 60765 39975	106566 / MNA161648	-	-	Not located during the survey	
Former Boundary Bank, S End of Park, Arlington	SS 60776 39934	106569 / MNA161651	-	-		Low Forms part of a group of boundaries illustrating land enclosure pre-dating the creation of the lake.
Carriage Driveway, Wilderness to Smallcombe Bridge, Arlington	SS 60734 39931	106574 / MNA161656	MDV65456	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Contour Leat, Arlington Court, Arlington	SS 60923 39945	104419 / MNA105722	MDV65469	-	Recently disturbed by tree felling	Low Forms part of a group of water management features
Countour Leat, Arlington	SS 60923 39936	104543 / MNA161584	-	-	Recently disturbed by tree felling	Low Forms part of a group of water management features
Leat SE End of Wilderness, Arlington Court, Arlington	SS 60951 39935	104420 / MNA105723	MDV65470	-	Generally good preservation.	Low Forms part of a group of water management features
Remains of Contour Leat and Boundary, Arlington	SS 60864 39917	106573 / MNA161655	-	-		Low Forms part of a group of water management features

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Probable Remains of Leat / Terrace, Arlington	SS 60829 39904	106575 / MNA161657	-	-		Low Forms part of a group of water management features
Scarp of Modern Fence Line, Arlington	SS 60817 39880	106577 / MNA161659	-	-	Earthwork of a modern fence line aligned NW-SE along the break of slope in the SE corner of the S park.	Negligible
Scarp of Old Bank or Leat, Arlington	SS 60843 39872	106576 / MNA161658	-	-		Low Forms part of a group of water management features
Boundary Wall / Bank Alongside Wilderness Stream, Arlington	SS 60860 39879	106578 / MNA161660	MDV65465	-		Low Forms part of a group of boundaries illustrating land enclosure pre-dating the creation of the lake.
Modern Track / Platform, Arlington	SS 60874 39863	106617 / MNA161744	-	-		Low-Negligible
Remains of a Leat, Arlington	SS 60867 39823	106615 / MNA161740	-	-	Identification between sites 106615, 106616, 106613, 106614 and 106609 is difficult. All exist, but if was not clear which earthwork represents each previously identified site.	Low-Negligible
Leat and Gully, SW End of Hound Close, Arlington	SS 60868 39797	106616 / MNA161742	-	-	Identification between sites 106615, 106616, 106613, 106614 and 106609 is difficult. All exist, but if was not clear which earthwork represents each previously identified site.	Low-Negligible
Scarp along Base of Slope, Arlington	SS 60909 39768	106613 / MNA161738	-	-	Identification between sites 106615, 106616, 106613, 106614 and 106609 is difficult. All exist, but if was not clear which earthwork represents each previously identified site.	Low-Negligible
Multiple Scarps Across S End of Hound Close, Arlington	SS 60912 39812	106614 / MNA161739	-	-	Identification between sites 106615, 106616, 106613, 106614 and 106609 is difficult. All exist, but if was not clear which earthwork represents each previously identified site.	Low-Negligible
Slight Terraced Track, Arlington	SS 60945 39841	106609 / MNA161734	-	-	Identification between sites 106615, 106616, 106613, 106614 and 106609 is difficult. All exist, but if was not clear which earthwork represents each previously identified site.	Low-Negligible
Grassy Quarry, Foot of Smallacombe Meadow, Arlington	SS 60951 39753	106612 / MNA161737	-	-		Low-Negligible
Remains of Leat, Arlington	SS 60989 39767	106608 / MNA161732	-	-	The feature is very subtle and ephemeral	Low Forms part of a group of water management features
Lower End of Main Driveway, Arlington	SS 61040 39783	106607 / MNA161712	-	-	The drive is not a substantial feature, but identifiable due to surrounding features such as the large bank (see Appendix Plate 8)	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Large Scarp and Terrace, Arlington	SS 61004 39753	106610 / MNA161735	-	-	Not located during the survey	
Large Planter, Arlington	SS 61018 39755	106619 / MNA161756	-	-	Largely destroyed by a fallen tree (see Appendix Plate 9)	Low-Negligible
Contour Leat Across Smallacombe Meadow, Arlington	SS 61050 39745	106611 / MNA161736	-	-	See Appendix Plate 10	Low Forms part of a group of water management features

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
Lower Section of Carriage Driveway, Arlington	SS 61021 39731	106621 / MNA16175	-	-	See Appendix Plate 11	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Deerpark Boundary, Arlington	SS 60990 39730	106620 / MNA161757	-	-	The boundary is in a very poor condition, with many breaks and damage caused by fallen trees.	Low Forms part of a group of boundaries illustrating land enclosure pre-dating the creation of the lake.
Short Length of Hollow way off Driveway, Arlington	SS 60994 39709	106623 / MNA161766	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Short Length of Hollow way, Arlington	SS 61004 39694	106771 / MNA161969	-	-	Not as well preserved as 106770.	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Terraced Track, NW End of Deerpark Wood, Arlington	SS 61061 39681	106772 / MNA161970	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Track or Hollow way above Driveway, Arlington	SS 61029 39641	106770 / MNA161968	-	-	See Appendix Plate 12	Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Small Quarry by Lower Driveway, Deerpark Wood, Arlington	SS 61040 39626	106779 / MNA161977	-	-		Low-Negligible
Rocky Quarry, NW side of Deerpark Wood, Arlington	SS 61064 39633	106778 / MNA161976	-	-		Low-Negligible
Circular Platform, NW Deerpark Wood, Arlington	SS 61078 39638	106781 / MNA161979	-	-	Not located during the survey	
Lower Driveway, Deerpark Wood, Arlington	SS 60998 39549	106780 / MNA161978	-	-		Low-Medium Contributes to the significance of the RPG as part of the group of tracks and carriage drives within the overall parkland
Settlement, Arlington	SS 6137 4021	-	MDV37812	-	HER description: Arlington was Alferdintona in Domesday. It was held by Alured d'epaignes. Before the conquest it was held by Ailwi, or Alwi. Later it passed into the possession of the Raleigh and Chichester families.	N/A as a documentary reference only to settlement at Arlington
WALL in the Parish of Arlington	SS 609 399	Probably 106578 / MNA161660	MDV65465	-	HER description: South and west boundary wall, arlington court. Stone wall with some form of bonding. Running between the stream in the s of the wilderness to a point adjacent to the upper pond. The boundary of the 19c redesign of the 'wilderness'. Built as an ornamental feature not maintaining a straight line for more than a few metres at any point. Respects contour leat on sw boundary suggesting leat was in use when wall was constructed (ntsmr). AC archaeology comment: this is probably the same feature as NT HER 106578	See entry for 106578

Appendix 3: Gazetteer of Archaeological Records

Site name	Location (NGR)	National Trust HER Reference	Devon HER Reference	Status	Additional description/comments	Significance Statement/Comments
PARK in the Parish of Shirwell	SS 607 397	-	MDV64322	-	HER description: Part of c18 landscaped park, woodland + agricultural estate of 'arlington court' extending to c1400ha (hr). AC archaeology comment: this is an entry for the Arlington Court Registered Park and Garden.	High – see the discussion in the main text
Arlington Court Park	Centred SS 6091 4010	-	MDV32577	-	The surviving gardens and parkland features are mainly late 18th and 19th century in date. They replaced a smaller park and agricultural landscape associated with the previous Arlington Courts that were situated to the south of the church.	N/A as a generic reference only to the gardens and parkland at Arlington
Parkland to the pre-1790 House at Arlington	SS 6130 4039	-	MDV109684	-	HER description: Landscaped park associated with a predecessor of Arlington House. Possibly with 16th century origin.	N/A as a documentary reference only to the parkland at Arlington
Parkland to the 1790 Predecessor of Arlington Court	SS 6131 4039	-	MDV109686	-	HER description: Landscaped park associated with the 18th century predecessor of Arlington House.	N/A as a documentary reference only to the parkland at Arlington
Well, Arlington, southeast side of Brockham Wood, East Down	SS 605 405	-	MDV32228	-	HER description: Site of well, Arlington, East Down AC archaeology comments: not located due to danger posed by A39	
Boundary Stone, southeast of Shoe Wood, East Down	SS 6036 4039	-	MDV32224		HER description: 'boundary stone' shown on os 6" (1905) map and os 6" (1963) map. AC archaeology comments: not located during the survey	
Cottage Non Specific in the Parish of East Down	SS 6028 4053	104445	MDV65480	-	HER description: Brockham cottage, Arlington. AC archaeology comments: Not inspected – access to tenanted land not arranged	



Plate 1: Boathouse or docking bay, Old Brockham Bridge, looking northwest



Plate 2: Lower carriageway to dam showing cutting close to Smallacombe Drive junction, looking southwest (1m scale)



Plate 3: Smallacombe Drive, northwest end, looking southeast (1m scale)



Plate 4: Smallacombe Bridge, date on keystone 'JPC 1788', looking northwest



Plate 5: Remains of embanked approach to Old Bridge, looking northwest (1m scale)



Plate 6: Tucker's Bridge and Causeway, north side, looking east



Plate 7: Disused track or carriage driveway, looking west to Smallacombe Bridge (1m scale)



Plate 8: Lower end of main driveway, looking southwest (1m scale)



Plate 9: Large planter, looking southwest



Plate 10: Contour leat across Smallacombe Meadow, looking north with quarry behind (1m scale)



Plate 11: Lower section of carriage driveway, looking north (1m scale)



Plate 12: Track or hollow way above driveway in Deerpark Wood, looking southeast (1m scale)

Devon Office

AC archaeology Ltd
Unit 4, Halthaies Workshops
Bradninch
Nr Exeter
Devon
EX5 4LQ

Telephone/Fax: 01392 882410

Wiltshire Office

AC archaeology Ltd
Manor Farm Stables
Chicklade
Hindon
Nr Salisbury
Wiltshire
SP3 5SU

Telephone: 01747 820581
Fax: 01747 820440

www.acarchaeology.co.uk