

LAND AT FILLWOOD HOUSE, CHARLTON ROAD, ST GEORGE, BRISTOL

(NGR ST 64008 73894)

Results of Historic Building Recording and Archaeological
Monitoring and Recording

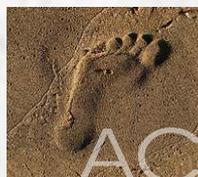
Bristol City Council Planning Ref. 17/00955/F (conditions
13 and 17)

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and
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On behalf of:
Woodstock Homes Ltd.

Report No: ACD1701/2/0

Date: October 2018



archaeology

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Client	Woodstock Homes Ltd.
Report Number	ACD1701/2/0
Date	8 October 2018
Status	Version 1
Report Author	Andrew Passmore and Simon Hughes
Contributions	-
Checked by	Paul Rainbird
Approved by	Simon Hughes

Acknowledgements

The archaeological works were commissioned by Woodstock Homes. The site works were carried out by Liz Govier, Paul Bracken, Vince Simmonds and Andrew West with the illustrations for this report prepared by Sarnia Blackmore. The advice and collaboration of Peter Insole, Principal Historic Environment Officer is duly acknowledged.

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.

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Summary

Historic building recording and archaeological monitoring and recording was undertaken by AC archaeology between February and May 2018 at Fillwood House, Charlton Road, St George, Bristol (ST 64008 73894).

The historic building recording found that the earliest parts of the building date to the late 18th or early 19th century and was substantially remodelled in the mid-19th century. The remodelling created a villa of modest proportions with a neo-classical façade. The limited surviving architectural features indicated that finishes would have been well appointed, of high quality, but typical for the period. There was evidence for extensive later alterations, mainly to internal access arrangements, as well as to the windows. All of the fireplaces had been either blocked or fittings removed. Most of this seems to have taken place in the second half of the 20th century.

Results from the monitoring of groundworks was largely negative. A soil layer containing possible coal working waste was exposed in one location, which was likely to relate to the historic industrial use of the area.

1. INTRODUCTION

- 1.1 Historic building recording and archaeological monitoring and recording (controlled watching brief) was undertaken between February and May 2018 during renovation work and the construction of seven terraced dwellings on land at Fillwood House, Charlton Road, St George, Bristol (ST 64008 73894). The work was required by Bristol City Council as conditions 13 and 17 of planning permission reference 17/00955/F, following consultation with their Principal Historic Environment Officer.
- 1.2 Fillwood House and its grounds are located in the historic parish of St George of northeast Bristol, on land to the north of Two Mile Hill Road (A420) and to the east of Charlton Road (Fig. 1; Plate 1). It is bounded by commercial properties to the south and east and by the access drive to Fillwood Lodge to the north. The site lies on ground that slopes gently from east to west at around 101m aOD (above Ordnance Datum), with its underlying solid geology comprising mudstone of the South Wales Middle Coal Measures Formation (British Geological Survey Online Viewer).

2. ARCHAEOLOGICAL BACKGROUND

- 2.1 The site lies within an area associated with historic coal mining. Mining for coal in the Bristol city area was at its most intense between the 17th and 19th centuries and finally ceased with the closure of Speedwell/Deep pit in 1936. A mine shaft is recorded approximately 20m to the south of the site (Coal Authority 2016).
- 2.2 Fillwood House is not listed but has been assessed by Historic England (National Heritage List for England reference 1441951). The Historic England description is as follows:

'Fillwood House is a circa mid-C19 house, with the possible remains of an earlier dwelling incorporated into the rear part of the building. As a detached suburban villa with surviving detailing that dates from the 1830s/ 1840s onwards, a certain amount of discretion is required in considering its architectural interest. The front elevation of the house utilises good-quality ashlar to create a classical style front. However, the rendered rear and side elevations do not demonstrate the same level of architectural attention. These are

relatively plain and have been partially obscured with the addition of later single-storey lean-to additions. Some limited decoration has been applied to the window surrounds; however, along with the most of the glazing; some of the openings appear to date to the C20. Internally, there is a fragmentary survival of mid-C19 fittings, including the decorative staircase. Other details, like the plasterwork, are more standard features, and show signs of patched repairs of lesser-quality. Redecoration and reordering since the mid-C20 has further compromised the original plan and intactness of the principal rooms, particularly on the first floor and the rear part of the ground floor.

The house has an historical association with the adjacent former pin works, opened in 1831 and owned by the noted C19 Quaker industrialist Robert Charlton. Fillwood House was home to his business partner and co-owner of the pin works, Charles Lambert. The pin works was one of the largest in the area and made an important contribution to the local economy, with people working both in the factory and at home. While these associations afford Fillwood House some local interest, the factory is no longer extant and the site of the earliest phase of the works, to the north, is now (2016) in separate ownership. This area and the land to the east and south of the house have undergone significant alterations with the proliferation of industrial units since the latter part of the C20.

Furthermore, although the name of the adjacent street was in given in honour of Robert Charlton, there is no evidence that he lived at Fillwood House. There is also no evidence that the Douglas family lived in Fillwood House on Charlton Road, rather it is more likely they resided at another Fillwood House in Kingswood. Fillwood House on Charlton Road has local interest as a substantial C19 villa with a well-considered ashlar facade and was associated with one of the owners of the locally important former mid-C19 pin works.

However, the accretive alterations and additions have affected the building's claims to intactness, and this mid-C19 house does not, therefore, have sufficient architectural interest to merit inclusion on the National Heritage List for England.'

- 2.3** A building is shown on the 1844 St George parish tithe map in the approximate location of Fillwood House (Fig. 2). Depicted as a large house, shown with two projecting bays on the west facing side, its different configuration possibly represents the building's previous incarnation. Its associated grounds are shown to the north and east, with Charlton Road shown passing close to the west facing frontage of the house. The accompanying tithe apportionment describes this plot as '*House, Outhouses and Gardens*' owned by Charles Lambert. By 1888, the 25-inch First Edition Ordnance Survey map shows Fillwood House (Fig. 3) with Charlton Road having been straightened and moved to the west, allowing grounds in front of the house and being broadly consistent with the existing layout.

3. AIMS

- 3.1** The aim of the historic building recording was to preserve by record the structural fabric of the property and interpret its historical development prior to commencement.
- 3.2** The aim of the archaeological monitoring and recording was to record any archaeological features or deposits exposed during the groundworks associated with the scheme. This was with particular reference for the presence of features, deposits or artefacts associated with historic coal mining activity

4. METHODOLOGY: HISTORIC BUILDING RECORDING

- 4.1** The recording was undertaken with reference to the Chartered Institute for Archaeologists' *Standard and Guidance for the archaeological investigation and recording of standing buildings or structures* (2014), and Historic England's *Understanding Historic Buildings: A guide to good recording practice* (2016).

4.2 The recording will be carried out to Level 1 as set out in Historic England's Understanding Historic

4.3 A site visit was carried out and included:

- A written description of the property;
- A basic photographic record including the overall character of the building, as well as detailed views of any architectural features and fixtures and fittings as necessary to illustrate this document.

5. METHODOLOGY: MONITORING AND RECORDING

5.1 The monitoring and recording was carried out in accordance with a project design prepared by AC archaeology (Hughes 2017) and with reference to the Chartered Institute for Archaeologists' *Standard and Guidance for an Archaeological Watching Brief* (2014).

5.2 All groundworks were undertaken using a mechanical excavator working under constant archaeological supervision. This comprised the monitoring of bulk reduction for the preparation of piling platforms or for an attenuation tank.

5.3 All features and deposits revealed were recorded using the standard AC archaeology pro forma recording system, comprising written, graphic and photographic records, and in accordance with AC archaeology's General Site Recording Manual, Version 2 (revised August 2012).

6. RESULTS: HISTORIC BUILDING RECORDING *by Andrew Passmore*

6.1 Introduction

Fillwood House is a detached house (or 'villa') of typical mid-late 19th-century proportions and plan. It is two-storeyed, with additional accommodation in the roof space, and with a layout of four principal rooms set around central lobbies. The building also includes a rear, two-storey service extension, and originally also had an attached conservatory on the side elevation that has been demolished. There is a modern conservatory attached to the south, side elevation, finished in the same style as the main house.

6.2 The exterior

The building is set well back within its plot but fronts Charlton Road, and its main façade faces west onto this road (Plate 2). The elevation is constructed of ashlar Bath stone with detailing executed in a classical style with the central front door set behind a bold but plain porch with square and tapering columns. This rises to a pediment at roof level over a large first-floor window, with margin lights, serving the landing and stairwell. To either side, are two-storey bay windows. Across the elevation the windows are leaded (dating to the second half of the 20th century), with glazing set within either fixed or opening casements, as well as horned sashes. The first-floor landing window incorporates a coat of arms. Other detailing on the elevation includes rows of balustrades under the first-floor windows and within the parapet above the bay windows. The parapet is also finished with (two types of) finials.

The north, side elevation has a render finish, scored to imitate ashlar stonework (Plate 3). This has been applied over stone and brick masonry. Primary windows and doors are set within slightly projecting plain reveals with keystones, and where surviving glazing is leaded (with stained glass elements), set within casements. The south, side elevation has the same finish as the north elevation, and again the

glazing to the windows is leaded with stained glass in the front reception room window (Plate 4).

The rear elevation of the main house and along with the service range also have the same finish, and window styles with, where surviving, a mixture of casements and sashes (Plate 5).

6.3 The interior (Fig. 4)

The interior of the building had been almost entirely stripped of finishes, exposing the masonry of the walls, ceilings and the roof structure. The internal walls are almost entirely constructed of brick, with various 20th-century alterations observed, within them; some stonework was present. Some of the internal brick partitions contain thin timber lacing. The ceilings have closely spaced joists with scissor bracing. Originally these were finished with lath and plaster.

The ground floor

The main doorway leads to a central hall (Room 2) containing the main staircase to the first floor (Plate 6). It also gives access to reception rooms (1 and 3) and a third room to the rear (4). There is no direct access to room 5 which is entered only from room 4. The staircase is of the dogleg type with half landing, and open string with a continuous bracket decorated with a wavy finish. The handrail is supported on iron balusters with a highly ornate design.

Rooms 1 and 3 retain almost no historic fixtures and fittings. They were heated by fireplaces in the south and north walls respectively. The former has been narrowed in the later 20th-century and retains the remains of a concrete fireback (Plate 7). In room 3 there is a wide arched recess in the east wall with a central, probably inserted or more likely narrowed, opening (Plate 8). To the south of this there are the probable remains of stone blockwork quoins.

Room 4 has been altered, with the addition of an enclosed stairwell along the north wall. This appears to have been added to provide separate access to a first-floor apartment. The first-floor structure has been reinforced with RSJs added under the historic joists. The room was historically heated by a fireplace in the south wall (Plate 9). To the east of this fireplace is a blocked doorway into room 5. Rooms 6 and 7 in the rear extension contain no historic architectural features, fixtures or fittings.

Room 5 has a fireplace (fittings removed) in the centre of the south wall. There is a window opening to the east, whose lower, walk-in, section has been infilled. A doorway into the modern conservatory has been inserted to a former window opening to the west of the fireplace (Plate 10). The east and north walls are made predominantly constructed of stone with the north wall having an inserted doorway which has been blocked in brick to the east and to the west an abutted brick component featuring a brick-arched doorway, which has been reduced in height (Plate 11).

The first floor

The landing gives access to two bedrooms (rooms 9 and 10) and a rear corridor providing access to rear rooms (11 and 12). Part of the coving of the ceiling survives, incorporating inner and outer bands of (different) egg and dart designs separating a wide band of fruit designs (Plate 12). Typically for the period it extends onto the ceiling. The doorway into the lobby of room 9 also retains some of its wide plaster moulding (Plate 13).

Rooms 9 and 10 were bedrooms, each entered from lobbies that also gave access to individual dressing rooms. They each were heated by fireplaces in the external side walls, with that in room 10 blocked during the 20th century (Plate 14). The internal partitions to these spaces had been removed at the time of the survey. The bedrooms were heated by fireplaces in their north and south walls respectively.

Room 11 was heated by a fireplace in the south wall. This had been narrowed and a modern fireplace (since removed) added. Along the north side of the room is an enclosed staircase to the roof (Plate 15). This may be an early feature. The stairwell was originally enclosed by panelling.

The floor of room 12 is slightly lower than the other first-floor rooms. The room (and associated external openings) have been extensively altered to create access, via a corridor, into other rooms (including rooms 13 and 14 in the rear extension). There is a blocked fireplace in the south wall (Plate 16), a blocked low level opening in the west wall and a staircase to the ground floor adjacent to the north wall. In the east wall two doorways have been inserted in a stone wall to give access to the rooms (13 and 14) in the rear extension.

There are no historic figures and fittings in rooms 13 and 14. The roof structure of room 13 has tie beam trusses with rafters attached to ties that also supported the ceiling. Most of the tie beams have been removed. In room 14 almost all of the roof structure has been replaced, and only the ends of the rafters remain on the north side of the house.

The roof

The roof structure of the main house is in three parts, with a main structure over the front, western part of the building. This is hipped at both ends. It is constructed of king-post trusses with diagonal struts, supporting purlins and rafters (Plate 17). Over room 11 is a separate roof structure, also aligned north to south, with a hip at its south end and a straight gable to the north (Plate 18). It is constructed of a series of closely-set rafters to which tie beams are attached; these form the supports for the ceiling below. Additional support is provided by vertical studs attached to both timbers. Above room 12 is a third roof, also aligned north to south but with straight gables. It is the same design as the roof above room 11, but without the vertical studs.

7. RESULTS: ARCHAEOLOGICAL MONITORING AND RECORDING

7.1 Introduction (Fig. 5)

The archaeological monitoring of groundworks was undertaken in three areas. These comprised the creation piling platforms for the two rows of new houses (Areas 1 and 2) and the excavation for an attenuation tank (Area 3).

7.2 Area 1 (Plate 19)

Area 1 was located to the northwest of Fillwood House. It was excavated in four stepped piling platforms for each of the terraced house plots. Natural subsoil, which consisted of a light red to yellow clay with weathered mudstone bedrock, was only exposed in the platform for House 1 at a depth of approximately 1.3m below existing levels. It was overlain by mixed made ground comprised of dark grey silty-loam with inclusions of clinker, brick fragments, ash and 20th century plastics.

7.3 Area 2 (Plate 20)

Area 2 was located to the north of Fillwood House and partially on the site of a recently demolished conservatory. The natural subsoil was exposed at a depth of 1m

below existing levels. It was overlain by a mixed levelling layer of dark greyish-brown clayey loam, which was in turn sealed by a 0.2m thick hardcore and tarmac surface. The area contained a number of modern drains. No archaeological features or deposits were exposed.

7.4 Area 3 (Section Fig. 5b)

The excavation of the attenuation tank was located to the west of Fillwood House in an area previously occupied by gardens. An area measuring approximately 11m by 6m was excavated to a depth of 3m below existing levels.

The natural subsoil (context 303) was present at a depth of 1.5m below existing levels. It was overlain by 0.4m thick dark grey silty-clay buried soil that had frequent coal inclusions (303). Layer 303 was overlain by two layers of dark reddish-brown silty-loam garden soil (301 and 300) that measured a maximum total of 1.1m thick. No finds were recovered.

8. DISCUSSION: HISTORIC BUILDING RECORDING *by Andrew Passmore*

8.1 Fillwood House is a later Victorian detached villa that was originally set within landscaped gardens to the west and east (front and back respectively) of the house. It faced west onto Charlton Road where it was accessed via a short carriage drive. Historic map evidence indicates that the current building replaced an earlier house on the same footprint; part of which remains in the standing walls to the rear of the house (Fig. 4), however, no detailing of this period survives.

8.2 The building is first recorded on the Maule map of 1803, but is not present on the Sturge's map of 1790 (Greenfield 2017). The earliest parts of the building therefore date to the late 18th or early 19th century. This is also probably the building that is shown on the St George parish tithe map of 1844. The stone blockwork quoins observed in the south wall of room 3 indicated that the rectangular northeast wing shown on the tithe map may be an addition to the earlier building. The 1888 Ordnance Survey 25-inch map (surveyed 1880-1) shows the remodeled building, which may have been constructed in the 1870s. This basically added a new frontage to the building with ornate façade and presumably a reorganizing of the rooms to the rear. The architectural features point to a later construction rather than an earlier (late 1840s or 1850s) date. The 1888 Ordnance Survey map shows a second building within its curtilage, which was probably stables and a coach house. In addition, the east rear extension to the house and the north 'conservatory' were also present at this date. The limited surviving architectural features indicate that finishes would have been well appointed, of high quality, but typical for the period.

8.3 The house contained three principal reception rooms on the ground floor, with perhaps a drawing room and library at the front of the house, whilst room 5 was almost certainly the dining room, with direct access (now blocked) from the kitchen in room 4. The latter would have given access to associated service rooms (6 and 7). Given the access arrangements, the 'conservatory' probably also contained additional service space.

8.4 On the first floor there were four main bedrooms. The front, principal rooms were provided with their own separate dressing rooms. The use and access arrangements for rooms 13 and 14 are unknown, as the current doorways from room 12 appear to be more recent additions.

8.5 There have been extensive later alterations, mainly to internal access arrangements, as well as to the windows. All of the fireplaces have been either blocked or fittings

removed. Most of this seems to have taken place in the second half of the 20th century. Many of the windows are later replacements, set with altered openings, and a 1940s wartime photograph (www.kypwest.org.uk) shows some of the front elevation without leaded glazing.

9. DISCUSSION: ARCHAEOLOGICAL MONITORING AND RECORDING

- 9.1 The results from the monitoring and recording were largely negative. No evidence for *in situ* coal working was exposed in the areas monitored. However, in Area 3, the coal-rich buried soil (302) may relate to workings in the vicinity; something that is consistent with records of an adjacent mine shaft (Coal Authority 2016).
- 9.2 In Area 1, only recent dumped soils were exposed as overlying the natural subsoil, suggesting that this part of the site had been previously stripped of soils and terraced during the late 20th century.
- 9.3 Area 2 exposed a mixed leveling deposit through which Fillwood House had been built. This was likely to represent associated landscaping of the site in relation to the construction of the house.

10. ARCHIVE AND OASIS

- 10.1 The paper and digital archive is currently held at the offices of AC archaeology Ltd, at 4 Halthaies Workshops, Bradninch, near Exeter, Devon, EX5 4LQ under the unique project code of **ACD1701**.
- 10.2 An online OASIS entry has been completed, using the unique identifier **297750**, which includes a digital copy of this report.

11. REFERENCES

Bristol – Know Your Place (<http://maps.bristol.gov.uk/knowyourplace/>)

British Geological Survey Online Viewer (www.bgs.ac.uk)

Greenfield, I., 2017, *Coal Mining Risk Assessment Report for a Site at Two Mile Hill, specifically Fillwood House, Charlton Road, Kingswood, Bristol, BS15 1HB*. Unpublished Bristol Coalmining Archives Ltd rep. no. **53639**

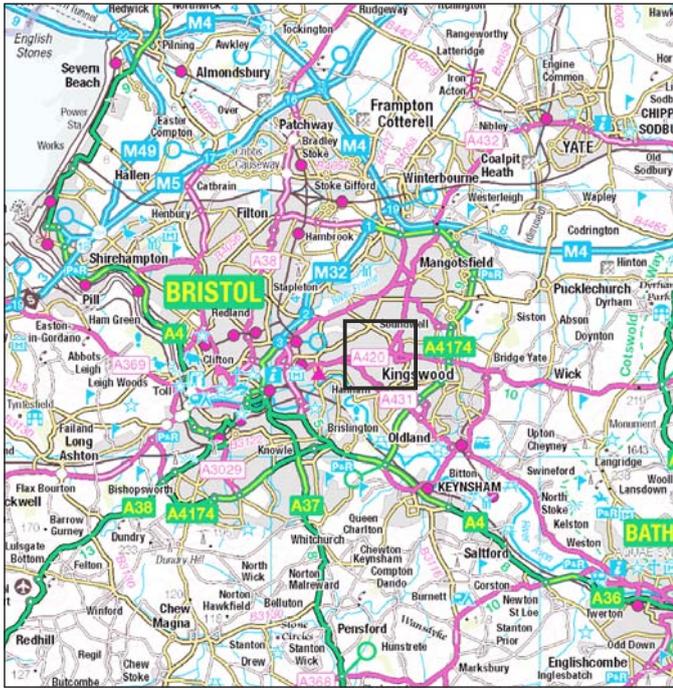
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Know Your Place – West of England (www.kypwest.org.uk)

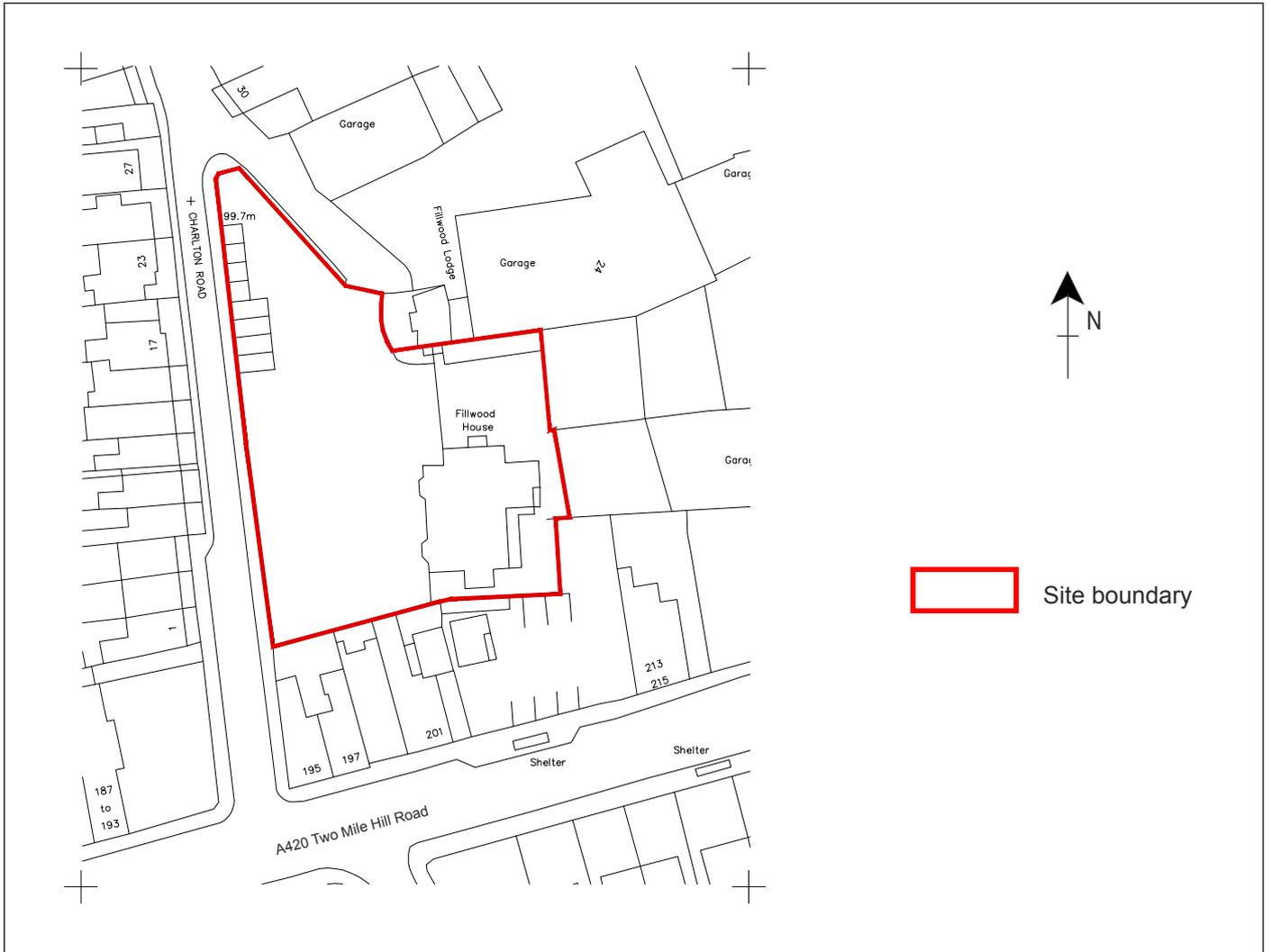
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<https://www.thegenealogist.co.uk/>



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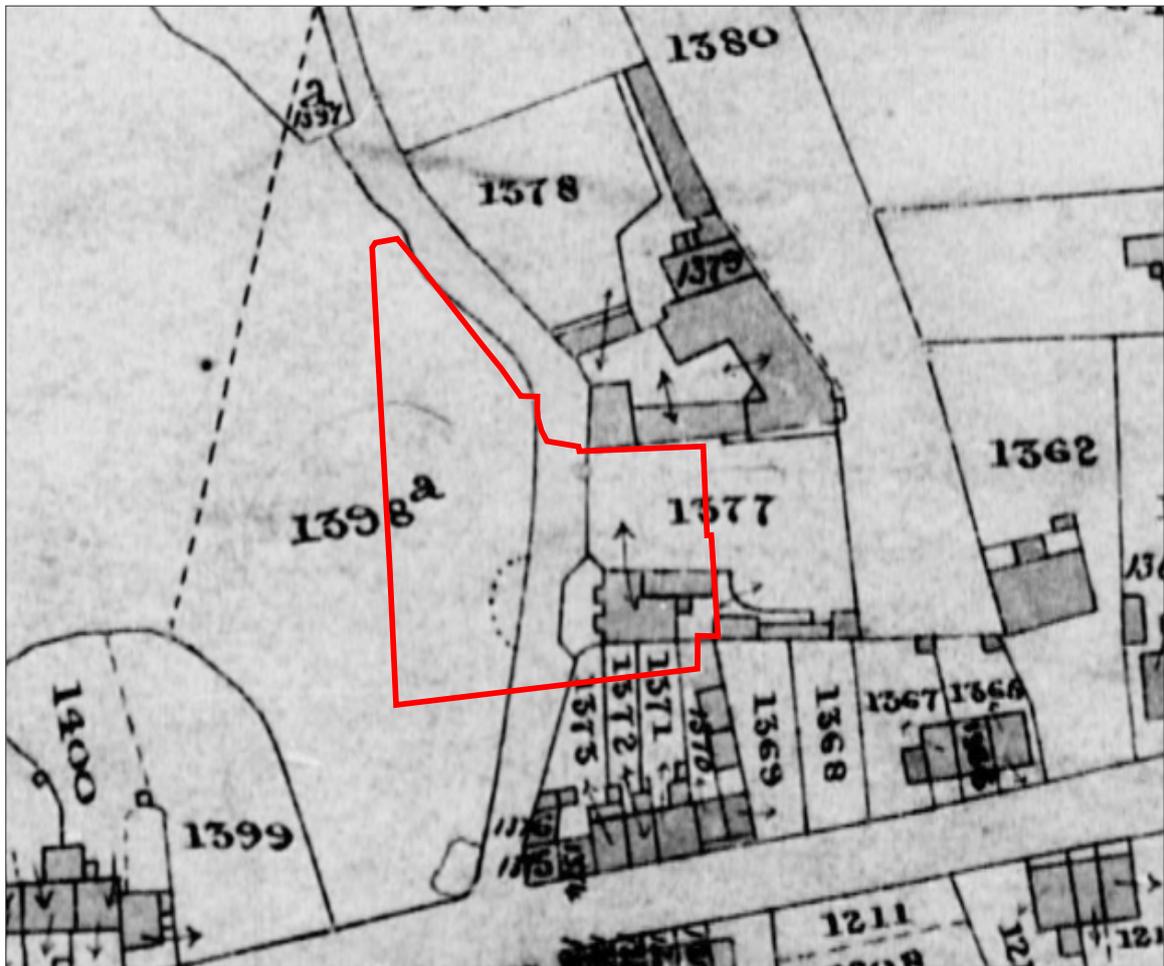
PROJECT

Land at Fillwood House, Charlton Road, Bristol

TITLE

Fig. 1: Site location





Approximate boundary

PROJECT

Land at Fillwood House, Charlton Road, Bristol

TITLE

Fig. 2: Extract from the
St George tithe map, 1844





Approximate boundary

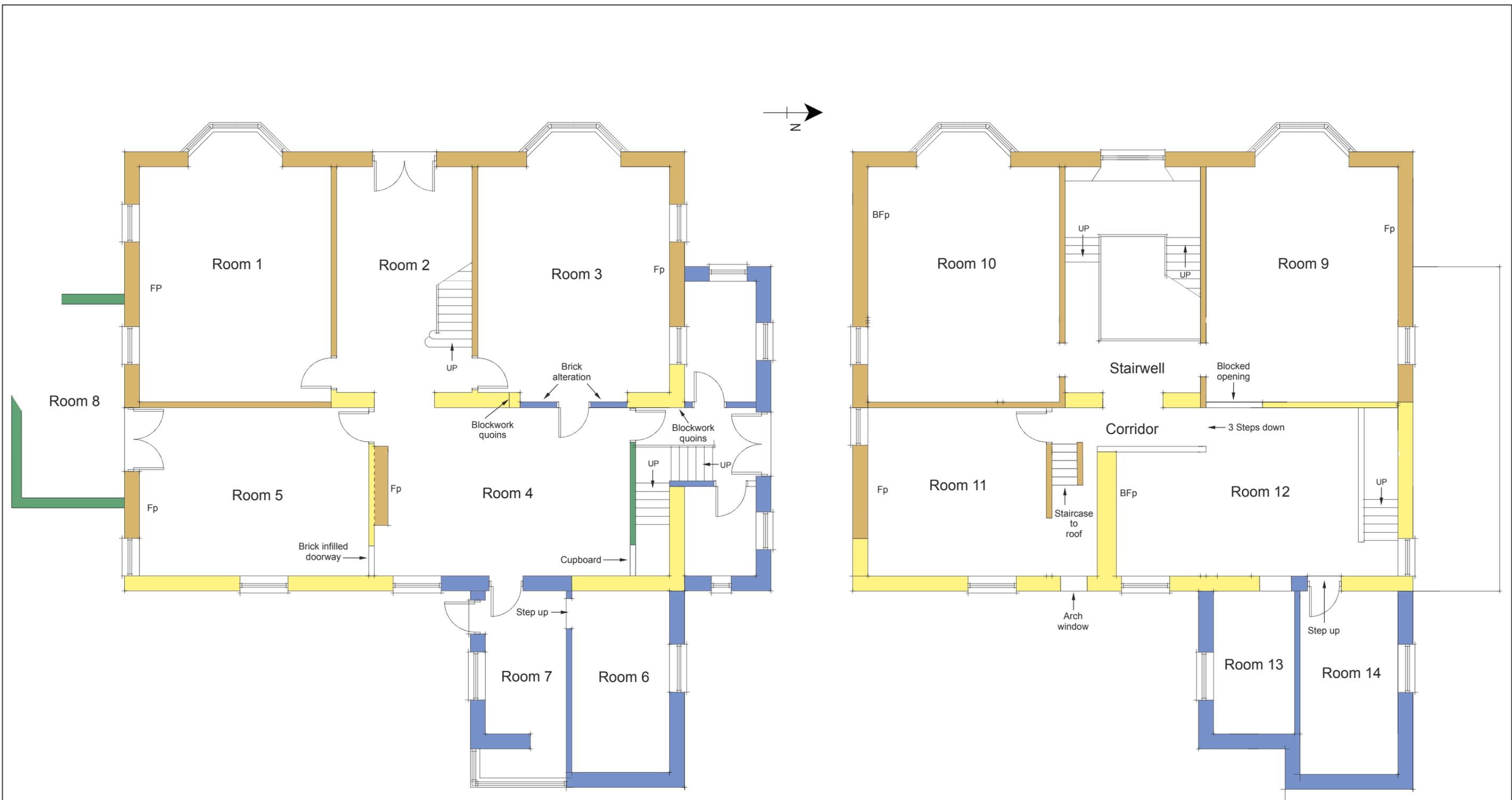
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Land at Fillwood House, Charlton Road, Bristol

TITLE

Fig. 3: Extract from the
25-inch First Edition Ordnance
Survey map, 1888





- Late 18th/early 19th century
- Mid 19th century
- Late 19th century
- 20th century
- Fp Fireplace
- BFp Blocked fireplace

GROUND FLOOR

FIRST FLOOR



PROJECT
 Land at Fillwood House, Charlton Road, Bristol

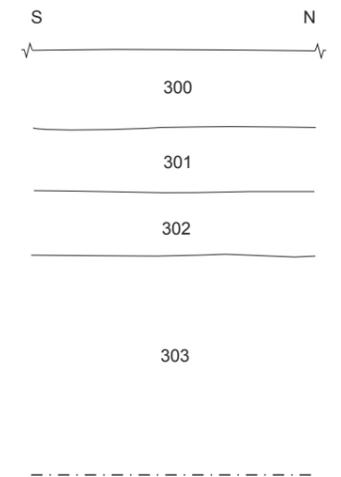
TITLE
 Fig. 4: Phased floor plans



a) Site development plan



b) Area 3, representative section



Legend

- Fillwood House
- Monitored Areas



PROJECT
Land at Fillwood House, Charlton Road, Bristol

TITLE
Fig. 5: Site development plan with location of monitored areas shown and Area 3, representative section



Plate 1: General view of site looking southeast towards Fillwood House



Plate 2: Fillwood House front elevation. View to east (scale 1m)



Plate 3: Fillwood House north elevation. View to south (scale 1m)



Plate 4: Fillwood House
south elevation. View to
northeast (scale 1m)



Plate 5: Fillwood House
rear elevation. View to
northwest (scale 1m)

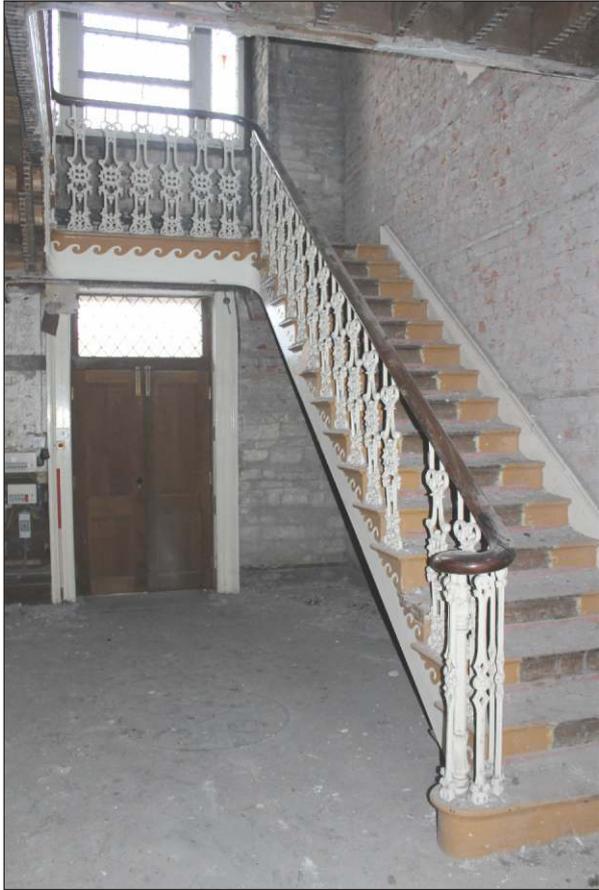


Plate 6: Room 2, main staircase and central hall. View to northwest (scale 1m)



Plate 7: Room 1, fireplace narrowed in the 20th century, and flanking leded windows with stained glass. View to south (scale 1m)



Plate 8: Room 3, arched recess in the east wall with a central, probably inserted or more likely narrowed, opening. View to east (scale 1m)



Plate 9: Room 4, fireplace in the south wall. View to south (scale 1m)



Plate 10: Room 5, fireplace in the south wall, with window opening to the east, whose lower, walk-in, section has been infilled and doorway inserted to a former window opening to the west into the modern conservatory. View to south (scale 1m)



Plate 11: Room 5, the north wall predominantly constructed of stone with an inserted doorway which has been blocked in brick to the east and to the west an abutted brick component featuring a brick-arched doorway. View to north (scale 1m)



Plate 12: The remains of ornate plasterwork on the stairwell wall and ceiling



Plate 13: The remains of wide plaster moulding on the entrance to the former lobby for room 9 from the stairwell looking north



Plate 14: Room 10, the blocked fireplace in the south wall and the west-facing bay window. View to southwest (scale 1m)



Plate 15: Room 11, the formerly enclosed staircase to the roof. View to north (scale 1m)



Plate 16: Room 12, the blocked fireplace in the south wall. View to south (scale 1m)



Plate 17: The king-post truss with diagonal struts, supporting purlins and rafters above room 9



Plate 18: The roof above room 11 constructed of a series of closely-set rafters to which tie beams are attached with additional support provided by vertical studs attached to both timbers



Plate 19: Area 1, view to south



Plate 20: Area 2, view to southwest (scales 2 x 1m)

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