

OUTBUILDING TO REAR OF 36 BRIDLINGTON STREET,
HUNMANBY, NORTH YORKSHIRE YO14 0JR

HISTORIC BUILDING RECORDING



Ed Dennison Archaeological Services Ltd
18 Springdale Way
Beverley
East Yorkshire
HU17 8NU

OUTBUILDING TO REAR OF 36 BRIDLINGTON STREET,
HUNMANBY, NORTH YORKSHIRE YO14 0JR

HISTORIC BUILDING RECORDING

Report no: 2020/612.R01
Version: Final
Date: February 2020
Author: Shaun Richardson & Ed Dennison

Ed Dennison Archaeological Services Ltd
18 Springdale Way
Beverley
East Yorkshire
HU17 8NU

On behalf of

Mr David Pinder
41 Hungate Court
Hunmanby
Filey
North Yorkshire YO14 0PQ

HISTORIC BUILDING RECORDING,
OUTBUILDING TO REAR OF 36 BRIDLINGTON STREET,
HUNMANBY, NORTH YORKSHIRE YO14 0JR

CONTENTS

EXECUTIVE SUMMARY

1	INTRODUCTION.....	1
2	ARCHAEOLOGICAL AND HISTORICAL BACKGROUND.....	4
3	ARCHITECTURAL DESCRIPTION.....	6
4	DISCUSSION AND CONCLUSIONS.....	10
5	BIBLIOGRAPHY.....	11
6	ACKNOWLEDGEMENTS.....	12

Appendices

1	EDAS Photographic Catalogue
2	EDAS Methods Statement

EXECUTIVE SUMMARY

In February 2020, Ed Dennison Archaeological Services (EDAS) Ltd were commissioned by R Peter Belt and Associates, on behalf of their client Mr David Pinder, to undertake a programme of historic building recording on an outbuilding to the rear of no. 36 Bridlington Street, Humnanby, North Yorkshire (NGR TA 09662 77293). The work, which was made a condition of full planning permission for demolition and the erection of a new two bedroom cottage on the same site, involved an architectural survey of the outbuilding, achieved through a drawn and photographic record, augmented by a descriptive report. The work formed a Level 2 survey as defined by Historic England.

The recorded building lies on the east side of a small un-named yard, accessed from Garton Lane to the south, and is set at a noticeably higher elevation than the buildings fronting the west side of Bridlington Street. In its earliest form, the building had a slight parallelogram shape in plan and was built primarily of chalkstone, with a narrow brick band immediately above the chalkstone rubble footings. There are few surviving original or early features in the walls, but there is nothing to indicate that the building ever had a domestic function, and it was most probably built as a small multi-purpose barn, perhaps also accommodating a few cattle at one end. It may have been associated with a smallholding close to the village, perhaps belonging to one of the properties on the west side of Bridlington Street. By comparison with published examples of other recorded buildings in the district, it is considered most likely to be of late 18th century date.

It is possible that the building was originally erected as part of a longer range, as shown on historic maps, and was perhaps once continuous with a structure to the south. A structure to the north forming part of this range may have been a later addition. A passage was created between the latter and the recorded building between 1891 and 1911. Structural evidence suggests that the recorded building was altered during the same period to improve lighting and access, marking the conversion of the building from probable agricultural use to a workshop or light industrial function. During the second half of the 20th century, the building was used as a village hall and for the repair of televisions.

1 INTRODUCTION

Reasons and Circumstances for the Project

- 1.1 In February 2020, Ed Dennison Archaeological Services (EDAS) Ltd were commissioned by R Peter Belt and Associates, on behalf of their client Mr David Pinder, to undertake a programme of historic building recording on an outbuilding to the rear of 36 Bridlington Street, Humnanby, North Yorkshire (NGR TA 09662 77293) (see figures 1 and 2). The work was required prior to the demolition of the outbuilding and the erection of a new two bedroom cottage on the same site.
- 1.2 Full planning permission for the development was approved by Scarborough Borough Council on 23rd December 2019 (application 19/01264/FL). The historic building recording was made a condition (no. 3) of the planning permission, which stated: *“No demolition of the principal building on the site shall take place until a Historic Building Survey report is submitted to and approved in writing by the Local Planning Authority. The report shall be prepared by an appropriately qualified and experienced professional in line with the requirements of a Level 2 survey as defined by Historic England’s ‘Understanding Historic Buildings’ guidance document”*.
- 1.3 The reason for the condition was stated as being *“The previous Conservation Area consent granted by the Local Planning Authority (ref 09/01879/CA) for the demolition of the existing chalk building, included a Condition that the building should not have been demolished before a contract had been made for the carrying out of the redevelopment in line with the full planning permission (ref 09/01878/FL). This condition was applied in order to help ensure that the existing building (which was thought to make a positive contribution to the character of the Conservation Area) was not demolished without there being a real intention of the developer to implement the building of the new dwelling. It was considered by the Local Planning Authority that an undeveloped and vacant plot in this part of the Conservation Area would cause considerable harm to its visual amenity. In this instance it is considered not appropriate to replicate the above mentioned condition, but instead have the existing historic building sufficiently documented to Historic England guidance so that the understanding of the Conservation Area’s special architectural and historical interest is preserved for future generations. This Condition is therefore applied in line with Section 72 of the Planning (Listed Buildings and Conservation Areas) Act, Policy DEC5 of the Scarborough Plan (2017), and Chapter 16 of the National Planning Policy Framework”*.
- 1.4 EDAS produced a methods statement for the historic building recording (see Appendix 2), although there was no requirement for this to be approved by the Local Authority in advance of the work. The site survey work was undertaken by EDAS on 18th February 2020, and the work was wholly funded by Mr D Pinder.

Site Location and Description

- 1.5 The building forming the subject of the historic building record is located in the centre of the village of Humnanby, to the rear of 36 Bridlington Street (see figure 1). It lies on the east side of a small un-named yard, accessed from Garton Lane to the south; there is no direct vehicle access from Bridlington Street, although the site can be accessed on foot via a covered passage to the north, set between nos. 30 and 34 facing the main road (see figure 2).

- 1.6 The building forms one of a number of structures set around the sides of the yard. It is bounded to its immediate south by a pair of garages, and to the north by a single storey bungalow; both of these are much modernised, but incorporate parts of older structures. To the east, the ground falls away markedly towards the rear of no. 36 Bridlington Street. The building is set at a height of c.62.30m AOD, noticeably higher than the buildings fronting Bridlington Street, which is set at c.59.90m AOD here.
- 1.7 The building is not listed as being of Special Architectural or Historic Interest, but it does lie within Hunmanby Conservation Area, which was designated in 1975; it has not, as yet, been subject to a Conservation Area Appraisal or Management Plan. The building was derelict and in poor structural condition at the time of the survey.

Aims and Objectives of the Project

- 1.8 The primary aims of the historic building recording were to:
- produce a Level 2 survey (as defined by Historic England) of the building, its construction, and any features of archaeological/historical significance surviving within or immediately around it;
 - produce an interpretation of the development of the building and any phasing evidence within the fabric, as well as any features of archaeological/historical significance;
 - produce an EDAS survey report on the building, and place that, and the subsequent project archive, into the public domain.

Survey Methodology

- 1.9 As noted above, the scope of the Level 2 historic building recording work was defined by an EDAS methods statement (see Appendix 2). A Level 2 survey is defined by Historic England as a 'descriptive record' (Historic England 2016, 26), and their guidance, as well as that produced by the Chartered Institute for Archaeologists in relation to historic building recording (ClfA 2019) was followed. As noted above, the fieldwork elements of the project took place on the 18th February 2020.
- 1.10 The recording work comprised three main elements.

Photographic Survey

- 1.11 The photographic survey consisted of taking general views of the building in its setting, as well as general and detailed shots of the building's external appearance, the overall appearance of the principal internal spaces and circulation areas, and any external or internal detail (structural or decorative) which might be relevant to the building's design, development or use. Shots were therefore taken of each elevation (both external and internal), square-on to the elevation wherever possible. Other photographs were taken of any architectural detail, dates or other inscriptions, signage, makers' plates or graffiti etc which contribute to an understanding of the building, and any contents or ephemera which have a significant bearing on the building's history.
- 1.12 The photographic record was achieved using an SLR digital camera which had 12 mega-pixel resolution. The photographic guidelines produced by Historic England

(2015) were followed, and each photograph was provided with a scale where appropriate. Artificial lighting and tripods were used where necessary, subject to practicalities and access.

- 1.13 All photographs were taken in jpeg format, and were clearly numbered and labelled with the subject, orientation, date taken and photographer's name, cross-referenced to digital files. The photographic record includes a catalogue detailing the location and direction of each shot, and a plan of the building (see below) and a general location plan have been used to identify the position and direction of each shot (see Appendix 1). Appropriately sized thumbnails of each photograph have been reproduced in the survey report, with larger sized plates to illustrate the text. Electronic copies of the photographs were provided on a DVD.

Drawn Survey

- 1.14 The drawn record comprised a 1:50 scale ground floor plan, together with a representative cross-section. No elevations (either internal or external) were drawn as these were adequately illustrated by the photographic survey. The drawings were produced using both remote and traditional hand-measuring techniques. The ground floor plan shows the form and location of all structural features, including those of historic significance such as blocked doors, windows and fireplaces, masonry joints, ceiling beams and other changes in floor and ceiling levels, and any evidence for fixtures and fittings. Significant changes in stonework and building materials were noted and included in the drawn record as necessary.
- 1.15 Final inked drawings were then produced by hand to publication standard, and are presented as reduced versions of the full sized field drawings using conventions established by English Heritage (now Historic England) (English Heritage 2006, 18-37; Historic England 2016, 35-57).

Written Record

- 1.16 Sufficient detailed notes and observations were made in the field to allow a detailed descriptive record of the building forming the subject of the survey to be prepared.

Survey Products

Survey Report

- 1.17 An EDAS archive survey report has been produced, including details of the building's location, and a note of any statutory designations. An account of the building's overall form (e.g. structure, materials, layout, evidence for any attached demolished structures etc), function, date and sequence of development and use, together with the evidence supporting this analysis, has been produced. A discussion of any published sources relating to the building and its setting, an account of its history as given in readily-available published sources or other available material, including historic map evidence, has also been produced, cross referenced to a full bibliography and other references. As stated in the methods statement, the report also includes an executive summary as well as details setting out the circumstances in which the record was made, including its objectives, methods, scope and limitations.

- 1.18 Once complete, the report was produced in electronic (pdf) format, and copies were provided to the client, Scarborough Borough Council, the North Yorkshire Historic Environment Record, and other interested parties.

Project Archive

- 1.19 A properly ordered and indexed project archive (paper, magnetic and plastic media) has been prepared in accordance with standard guidance (e.g. Brown 2011; ClfA 2014). It was deposited with Scarborough Museum at the end of the project (EDAS site code BSH 20).

2 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

Introduction

- 2.1 No archive or new documentary research was required as part of the historic building recording work. The text given below is therefore compiled from readily available secondary sources and historic maps. A full list of primary and secondary sources consulted is given in the Bibliography.

Pre-19th Century Information

- 2.2 Hunmanby has a long and complex history as a settlement, and it lies within an area which has a rich and varied archaeological heritage. Details relating to the documentary history of the manor and the development of the village have been published by Allison (1974) and Owston (1948), and there is additional information on the village website (www.hunmanby.com). The following text is largely taken from the two published sources, unless indicated otherwise.
- 2.3 The village first appears in the 11th century Domesday Book as 'Hundemanebi', which is early Danish and translates as 'the farmstead of the Houndsman'; the entry also lists a church and a priest which implies that the village's origins lie in the preceding Saxon period. After the Norman 'harrowing of the north' in 1080, the main manor of Hunmanby was given to Gilbert de Gant, and he probably built the small motte and bailey castle on what is today known as Castle Hill. The de Gant family remained as lords of the manor for much of the early part of the medieval period, and they granted charters for two fairs which led to increasing prosperity for the village.
- 2.4 By the 16th century, Hunmanby was of some size and importance; Gent's *History of York*, produced in 1730, notes it was 'one of the twelve market towns in the East Riding', and in 1784 John Wesley described it as 'a little town'. From the late 16th century, the Osbaldeston family became the major landowners in the parish and surrounding areas. Humphrey Brooke of Brayton, near Selby, the grandson of Theodosia Osbaldeston, inherited the Hunmanby Estate in 1770, changing his name to Humphrey Osbaldeston-Brooke. He was a highly significant and influential landowner in the area during the late 18th and early 19th centuries, and his estate comprised some 8,500 acres at the time of enclosure in 1809, when many of the existing outlying farmsteads were established and the road network was formalised. The family lived at Hunmanby Hall, which been built in the late 1600's, and they added significantly to it and laid out the surrounding park. Later landowners and lords of the manor included the Mitford and Readett Bayley families.

- 2.5 Many of the older houses in the village, especially those centred around the Market Place, date to the 18th and early 19th centuries, although there are some 17th century buildings such as the Old Manor House in Sheep Dike Lane, and there are several chalk and brick farmhouses and cottages in Northgate (Pevsner & Neave 1995, 570-571). Many of these early buildings, located both along the major thoroughfares and scattered in the locality, are partly constructed of chalk or 'chalkstone', reflecting the regional building trend (Sheeran 2018).

19th and 20th Century Information

- 2.6 The village retained its largely agricultural base until the 19th century, but the arrival of the railway in 1847 allowed for greater diversification. Although some brick making was carried out from 1713 onwards, several more brickyards were established from 1850, and there was also a brewery, engineering works, chalk quarries and lime-works on the Bartindale Road, and three roperies by 1872.
- 2.7 The various historic maps provide details of the site and its environs during this period (see figure 3). The earliest map depiction is the 1854 Ordnance Survey 6" to 1 mile map. This shows the village to be essentially formed around a crossroads, represented by North Gate, Bridlington Street, Stone Gate and Ratten Row (now Castle Hill); the north-south North Gate and Bridlington Street, divided by the central market place at Cross Hill, is the main thoroughfare. Garton Lane runs west from the west side of Bridlington Street, and then a narrow track runs north between enclosed gardens to access a small sub-square un-named yard set to the rear of the properties lining the west side of Bridlington Street. There were detached structures to the north and south sides of the yard, with a longer range to the east side, including the building forming the subject of this report. The range is aligned at a shallower north-west/south-east angle than that of the properties on the west side of Bridlington Street, and converged towards them at its northern end.
- 2.8 The more detailed 1891 Ordnance Survey 25" to 1 mile map shows that access into the yard remained from the trackway off Garton Lane, although a small gas works had been erected to the west of the trackway since 1854. This gas works was established in 1853 by Richard Cooper, and improved plant was installed in Garton Lane in 1863; the gas was used exclusively for domestic lighting, and the works were last mentioned in 1897. The range on the east side of the yard is depicted in some detail, and comprised three structures. The southernmost structure was rectangular in plan, with the western elevation projecting slightly beyond that of the central structure, the building forming the subject of this report. At this date, the central building was joined to the northernmost structure of the range, and also had a very narrow structure (probably a lean-to) linked to its north-east corner, which continued along the back of the northernmost structure. The northernmost structure itself has an irregular plan form, narrowing substantially towards its northern end.
- 2.9 The later 1911 Ordnance Survey 25" to 1 mile map demonstrates that a number of changes had taken place since 1891. The central building forming the subject of this report was no longer joined to the northernmost structure of the range on the yard's eastern side, a narrow access having been opened up between them. In addition, the very narrow structure attached to the building's north-east corner had been demolished, and apparently replaced with a similar structure running along the back of the properties fronting the western side of Bridlington Street. The site is similarly depicted in 1928 edition map.

- 2.10 Local information notes that, in the second half of the 20th century, the building functioned as the village hall, hosting dances and other events. It was also used by the owner as a repair shop for television sets (Mr Jonathan Ellison, Ellison's of Hunmanby, *pers. comm.*).

3 ARCHITECTURAL DESCRIPTION

Introduction

- 3.1 The recorded building is described below, beginning with its location and plan form, then proceeding to external elevations and finally the interior circulation. Reference should also be made to the ground floor plan and the section (figure 4), and to the photographic record which appears as Appendix 1; colour digital photographs are referenced in the following text in italic type and square brackets, the numbers before the stroke representing the film number and the number after indicating the image reference e.g. [1/32].
- 3.2 The recorded building is actually set on a north-west/south-east alignment, but for ease of description, it is considered to be aligned north-south. Unless otherwise noted, the terms used to describe historic roof structures are taken from Alcock *et al* (1996) and Campbell (2000). Where possible, specific architectural terms used in the text are as defined by Curl (1977). In the following text, 'modern' is used to denote features or phasing dating to after c.1945.

Location, Plan Form, Structure and Materials

- 3.3 As has been already noted, the building lies on the east side of a small un-named yard to the rear of 36 Bridlington Street, within the historic core of the settlement and accessed from Garton Lane to the south. The trackway leading from Garton Lane into the yard is roughly metalled, and rises quite steeply from south to north. The surface of the yard, and the building itself, are set c.2.50m higher than Bridlington Street itself [1/875], and this suggests that at least here, the properties fronting the western side of the street were partly terraced into a pre-existing scarp or slope.
- 3.4 The building is joined to a single-storey pair of garages to the south [1/892]. These occupy the same approximate footprint as the southern structure of the east range shown in 1891 (see figure 3), but are clearly largely modern. Nevertheless, a small stretch of chalkstone walling remains at the very south end of the west elevation, indicating that parts of the earlier structure survive. To the immediate north of the building, there is the narrow passage created between 1891 and 1911, and then the northern structure of the east range. It is not known to what extent this northern structure was rebuilt during the same period, but the arrangement of doorways to the west elevation suggests that it once formed a stables; it has subsequently been converted to a domestic property. The visible part of the east elevation is built of chalkstone. To the east of the building, the ground level steps down towards the rear of no. 36 Bridlington Street, whilst there is an overgrown, raised garden area at the south-east corner.
- 3.5 The recorded building is of a tall single storey, with a relatively steeply pitched, pantiled roof [1/872, 1/890, 1/893] (see plates 1 and 2). At ground level, the building has maximum external dimensions of 10.30m long (north-south) by 5.80m wide (east-west). It is sub-rectangular in plan, indeed slightly parallelogram in shape, with the gables set parallel to one another but at a slight angle to the long walls. There is a small, single storey brick outshut to the east wall, with a modern

board extension to its immediate south. The external walls have an average width of 0.55m, although the south gable is only 0.25m thick, being a later rebuild. Exploratory test pits, that had been excavated around the exterior of the building before the recording took place, indicate that the external walls rise from chalkstone rubble footings. Above these chalkstone footings, a band of brickwork with an average depth of 0.40m is partly visible to the north end of the east and west elevations and across the base of the north gable. The red handmade bricks (average dimensions 240mm by 110mm by 80mm) are set with a lime mortar but are not laid to any particular bonding pattern. Above these, the walls of the building are built of neatly coursed and squared chalkstone blocks, apparently laid to a watershot profile to the north gable, and set with a lime mortar. There are chalkstone quoins visible to the north-east and north-west corners.

External Elevations

West Elevation

- 3.6 The west elevation of the building faces into the yard, and is partly obscured by ivy growth at either end [1/888, 1/889, 1/905, 1/906]. The main feature of the elevation is a wide cart or vehicle entrance with a substantial timber lintel, positioned to the south of centre; the entrance is probably a later insertion or enlargement of an original opening, but this is not certain [1/895, 1/896] (see plate 3). It is fitted with a late 19th or early 20th century two-leaf door of board and batten construction, hung on wide strap hinges [1/901, 1/902]. The door opens inwards, and to the internal south jamb, there is an upright timber with rounded corners that may relate to an earlier opening or door arrangement [1/915]. The area of walling above the entrance has been partly re-built in brick, whilst above this there is an inserted dormer, fitted with a wooden-framed single-light glazed window which pivots vertically about the centre [1/897]. The west jamb forming the north side of the entrance has been rebuilt using brownish-red machine-made engineering bricks (average dimensions 210mm by 100mm by 70mm); some of the bricks are stamped with the numbers '12' in very small numerals.
- 3.7 Immediately to the south of the entrance, there is an inserted window opening, with a wooden lintel and slightly projecting brick sill; it is fitted with a fixed, single-light, wooden-framed window, and a slightly projecting brick sill [1/894] (see plate 4). The bricks around the window opening are red, handmade (average dimensions 230mm by 120mm by 75mm), and set with a lime mortar. To the north of the entrance, there is what appears to be a former slit ventilator, blocked with brick [1/900], with an area of brick repair or rebuilding below (see plate 5).
- 3.8 Towards the north end of the elevation, there is a second inserted window opening, larger than the first, again with a wooden lintel and a projecting brick sill; the area above the window has been rebuilt in brick [1/898, 1/903, 1/904] (see plate 5). It is barred internally and fitted with a wooden-framed window, divided into six vertical strips by thin glazing bars [1/899]. Each strip is glazed using small, over-lapping plates of glass, a technique used to the windows of some of the other buildings standing around the sides of the yard. The bricks around the window opening are the same as those used around the window to the south of the entrance. It is interesting to note that many of these have horizontal cuts or grooves to the surface of the long faces, and very similar bricks are used throughout the south gable of the domestic dwelling to the north of the building.

North Gable

- 3.9 The north gable of the building is largely blank. The aforementioned chalkstone footings and brick band with coursed and squared chalkstone above are all clearly visible [1/884-1/887] (see plates 6 and 7). There appears to be a line of blocked joist holes at first floor level, which must relate to the northern structure of the yard's east range, shown joined to the building in 1857 and 1891 (see figure 3). There is little visible evidence for the removal of this structure, although there has been considerable re-building to the north-east corner of the gable, where the long, very narrow structure is shown joined to it in 1891.

East Elevation

- 3.10 The chalkstone footings, brick band and coursed/squared chalkstone continue around to the north end of the east elevation [1/876, 1/877, 1/881, 1/882] (see plate 8). This too has been subject to disturbance and repair, and a long wall anchor with a circular cast-iron plate has been inserted towards the top of the north-east corner [1/883]. Moving south, there is a former doorway, blocked with the same brickwork as used around the inserted windows in the west elevation. The base of the doorway is set c.0.80m above the external ground level here, so either the ground was once higher or there were steps that have since been removed. The blocking of the doorway was used to create a window opening, with a slightly projecting brick sill; the wooden window frame appears to make use of an earlier lintel from the doorway. Above the window, the elevation has been repaired using machine-made bricks similar to those in the south gable (see below).
- 3.11 Immediately to the south of the blocked former doorway, there is a small brick outshut which, based on map evidence, may have been built after 1928 although it looks earlier than this (see plate 9). The outshut is built of deep red handmade bricks (average dimensions 230mm by 110mm by 80mm), laid in stretcher bond and set with a lime mortar; it has a single-pitch, pantiled roof [1/874, 1/880]. A doorway in the north wall gives access to the interior, which was filled with debris at the time of the survey. There was once a low window opening or vent in the south wall, and the interior is crossed by several ceiling joists, supporting a board floor; it was not possible to see the interior of the upper part of the structure. The original purpose of the outshut is unclear, but it may have housed an earth closet. There is a modern extension to the south of the outshut, with a door and small window, which obscures part of the east elevation [1/879].
- 3.12 Beyond the modern extension, the raised ground level here again obscures much of the elevation. The upper part that remains visible has been rebuilt/repared using similar brickwork to the south gable (see below) together with some of the engineering bricks stamped with a small '12' as seen in the west elevation [1/878] (see plate 10); it is unclear whether this area of repair relates to a former opening, but it would seem unlikely given the difference in height with the internal floor level.

South Gable

- 3.13 The majority of the south gable is obscured by the garages to the south. The gable has been entirely rebuilt using light red machine-made bricks (average dimensions 220mm by 105mm by 75mm) laid in a variation of English Garden Wall bond (five stretcher courses to each header course) and set with a cement mortar [1/891] (see plate 1).

Circulation

- 3.14 At the time of survey, the only access to the interior of the building was through the wide cart or vehicle entrance in the west elevation. The interior was once provided with a board floor held on east-west aligned floor joists, although these have mostly decayed away or been removed, leaving behind only the lines of former crushed chalkstone infill between. All the internal walls of the building are rendered and painted, with several different colours evident. It appears that, at least to their lower parts, all four walls were once painted a powder blue colour; this survives most prominently to the north-west corner [1/925]. This was whitewashed over, and on the east wall, there is much faint pencilled graffiti on the whitewash layer. It mostly comprises running totals of figures [1/940, 1/942] (see plate 11) but at the south end of the wall, there is some probable early 20th century handwriting, the majority of which is now virtually illegible [1/943, 1/945, 1/947]. An ochre coloured wash has subsequently been painted over the whitewash.
- 3.15 Due to the plaster and painting, there are few features visible internally that have not already been described externally [1/911, 1/919, 1/924, 1/930-1/933] (see plates 12 and 13). To the north of the entrance in the west wall, a short brick pier supported on modern corbelled brickwork has been built out from c.1.50m above the former internal floor level [1/920]. The brickwork is very poorly tied into the chalkstone walling, and there is an opening in the roof slope above the pier, filled with two glass tiles. The purpose of the pier is unknown. The north [1/922] and south [1/909] internal walls are both blank; scarring caused by differential painting at the west end of the wall might suggest a blocked opening, but this is not the case and the brick coursing runs through. The blocked doorway at the north end of the east wall is clearly visible [1/927]. The iron rod of the long wall anchor visible to the east elevation crosses the full width of the north wall internally, but the external plate cannot be seen to the west elevation due to ivy growth.
- 3.16 The interior of the building is divided into two bays of slightly uneven size by a single roof truss [1/913, 1/917, 1/923, 1/934] (see plates 12 and 13). The upper part of this was partly obscured by a lath and plaster ceiling at the time of the survey, and so could not be viewed in detail, whilst below the ceiling the truss had been painted. The truss is of pegged, (softwood?) construction throughout and appears to contain no re-used timber. The truss comprises a substantial tie-beam with stop-chamfered soffits, and principal rafters; the ends of the tie-beam are set directly into the walls and there appear to be no wall-plates. A shallow mortice to the west end of the tie-beam's soffit suggests that an upright timber was inserted beneath it here, but there is no evidence for the presence of any other features such as a partition. A collar is joined to the south face of each principal using a halved lap joint, with a lath and plaster ceiling extending up to the height of the collar [1/935, 1/936]. The principals appear to be halved where they cross immediately below the diamond set ridge-piece, supporting it and extending upwards for a short distance to either side after crossing [1/938]; this arrangement is sometimes seen in cruck-framed buildings. Each principal carries a single back purlin; both purlins, and the ridge-piece, incorporate a splayed scarf joint over the truss. The common rafters appear to be original, and have a layer of large, closely spaced laths placed over them, immediately below the pantiles [1/937]. No assembly or carpenters' marks could be seen on the truss. When the building was used as a village hall, a metal-frame with a pendant light fitting to each corner was added above the tie-beam, and this subsequently had several aerials attached to it for use by the television repair business.

4 DISCUSSION AND CONCLUSIONS

- 4.1 The recording undertaken on the building to the rear of no. 36 Bridlington Street has raised a number of questions meriting further discussion, and these are outlined below. It is likely that some of these could be answered if further research was undertaken into the history and ownership of the site, and the wider development of this part of Humnanby. This is particularly true of the un-named yard in which the building is located. Such yards to the rear of the main thoroughfares were once a common feature in East Yorkshire towns such as Beverley, Market Weighton and Driffield, but are increasingly subject to development and change. A recent publication (Sheeran 2018) has highlighted the lack of research on buildings in the Humnanby district generally.
- 4.2 In its earliest form, the building had a slight parallelogram shape in plan and was of the same height as existing at the time of the survey. The parallelogram plan is often seen in North Yorkshire houses, and it is has been suggested that it originated as a device to counteract racking in cruck-framed buildings (Walker 2004). It was built primarily of chalkstone, with a narrow brick band immediately above the chalkstone rubble footings, possibly to provide a firm building base. There are few surviving original or early features in the walls, with the exception of the blocked doorway at the north end of the east wall and the blocked slit ventilator in the west wall. There is nothing to indicate that the building ever had a domestic function, and it was most probably built as a small multi-purpose barn, perhaps also accommodating a few cattle at one end. It may have been associated with a smallholding close to the village, presumably belonging to one of the properties on the west side of Bridlington Street in this area. If this was the case, then the doorway in the east wall would, with an original flight of steps, have allowed access from the rear of a Bridlington Street property. There was almost certainly once a second doorway or wider opening in the west wall, but this has been lost due to later alterations.
- 4.3 In terms of date, there are few surviving features which can be dated closely. Chalkstone has a long history of usage as a building material in East Yorkshire. Indeed, chalkstone was the predominant building material of the Wolds, although the quality of the chalk varies and it generally makes an inferior building material unless it is protected from weathering by whitewash and render. Nevertheless, the chalk quarried in the north-east Wolds is hardwearing, as evidenced, for example, by the 14th century castle and 15th century lighthouse at Flamborough (Pevsner & Neave 1995, 24). As noted in Chapter 2 above, there are several other surviving examples of chalkstone buildings within Humnanby, such as the Old Manor House on Sheep Dyke Lane (17th century), and the Low Hall (probable late 16th or early 17th century). There is also a group of one and a half to two storey chalkstone and brick farmhouse and cottages to Northgate, ranging in date from the very end of the 17th century to the early to mid 18th century (Pevsner & Neave 1995, 570-571; Sheeran 2018, 70). Batworth Cottage in Humnanby is argued to have originated as a 16th century chalkstone house incorporating at least one cruck pair, which was heightened at the end of the 17th century (Sheeran 2018, 71). To the south-east of Humnanby, many coursed chalkstone farm buildings on the Flamborough headland are of late 18th or early 19th century date (Harrison 2002, 8-9). Taken as a whole, it is suggested that the recorded building is mostly likely to be of late 18th century date.
- 4.4 It is possible that the building was erected as part of a longer range, as shown in 1854, and the structures to the north and south do both retain sections of chalkstone walling. The south gable of the building may have been rebuilt when a

conjoined structure of similar height to the immediate south was largely demolished to be replaced by the existing garages, although this is not certain. However, the north gable of the building, apart from at the north-east corner, shows little evidence of any structure to the north having been continuous with it. Given that this is exactly what is shown in 1854 and 1891, it is suggested that the structure to the north was a later addition to the range. It is even possible that the two were never joined, and that the changes shown by map evidence to have taken place between 1891 and 1911 relate to the uncovering of a passage between the two which had been previously covered.

- 4.5 The building underwent a series of alterations which, given the similar brickwork associated with them, may all have been undertaken more-or-less at the same time. The alterations were concerned with improving lighting to what must previously have been a dim interior and creating better access from the west (yard) side. These alterations included the blocking of the doorway in the east wall, the creation of a wider entrance in the west wall, and the insertion of two windows in the west wall. If these changes were associated with the creation or opening out of a passage between the building and the structure to the north, map evidence suggests they would date to between 1891 and 1911. It is likely that these changes marked the conversion of the building from an agricultural to a workshop or light industrial function. During the second half of the 20th century, the building was used as a village hall and later for the repair of televisions.

5 BIBLIOGRAPHY

Primary Sources

- 1854 Ordnance Survey 6" to 1 mile map sheet 110 (surveyed 1849-50)
- 1891 Ordnance Survey 25" to 1 mile map sheet 110.11 (surveyed 1889)
- 1911 Ordnance Survey 25" to 1 mile map sheet 110.11 (revised 1909)
- 1928 Ordnance Survey 25" to 1 mile map sheet 110.11 (revised 1926)

Secondary Sources

Alcock, N W, Barley, M W, Dixon, P W & Meeson, R A 1996 *Recording Timber-Framed Buildings: An Illustrated Glossary* (Council for British Archaeology Practical Handbook in Archaeology no. 5)

Allison, K J 1974 'Hunmanby'. In Allison, K J (ed) *The Victoria History of the Counties of England: A History of Yorkshire East Riding, volume 2*, 228-245

Brown, D H 2011 *Archaeological Archives: A Guide to Best Practice in Creation, Compilation, Transfer and Curation* (Archaeological Archives Forum)

Campbell, J 2000 'Naming the Parts of Post-Medieval Roof Structures'. *Vernacular Architecture* vol 31, 45-51

ClfA (Chartered Institute for Archaeologists) 2019 *Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures*

ClfA (Chartered Institute for Archaeologists) 2014 *Standard and guidance for the Creation, Compilation, Transfer and Deposition of Archaeological Archives*

Curl, J 1977 *English Architecture: An Illustrated Glossary*

English Heritage 2006 *Understanding Historic Buildings: A Guide to Good Recording Practice*

Harrison, S 2002 'Vernacular Buildings of the Flamborough Headland'. *Yorkshire Buildings: The Journal of the Yorkshire Vernacular Buildings Study Group* no. 30, 3-31

Historic England 2016 *Understanding Historic Buildings, A Guide to Good Recording Practice*

Historic England 2015 *Digital Image Capture and File Storage: Guidelines for Best Practice*

Owston, L M 1948 *Hunmanby, East Yorkshire: a Story of Ten Centuries*

Pevsner, N & Neave, D 1995 *The Buildings of England. Yorkshire: York and the East Riding*

Sheeran, G 2018 'Shadow Houses: Rebuildings on the East Yorkshire Chalk Belt 1800-1850'. *Yorkshire Buildings: The Journal of the Yorkshire Vernacular Buildings Study Group* no. 46, 69-74

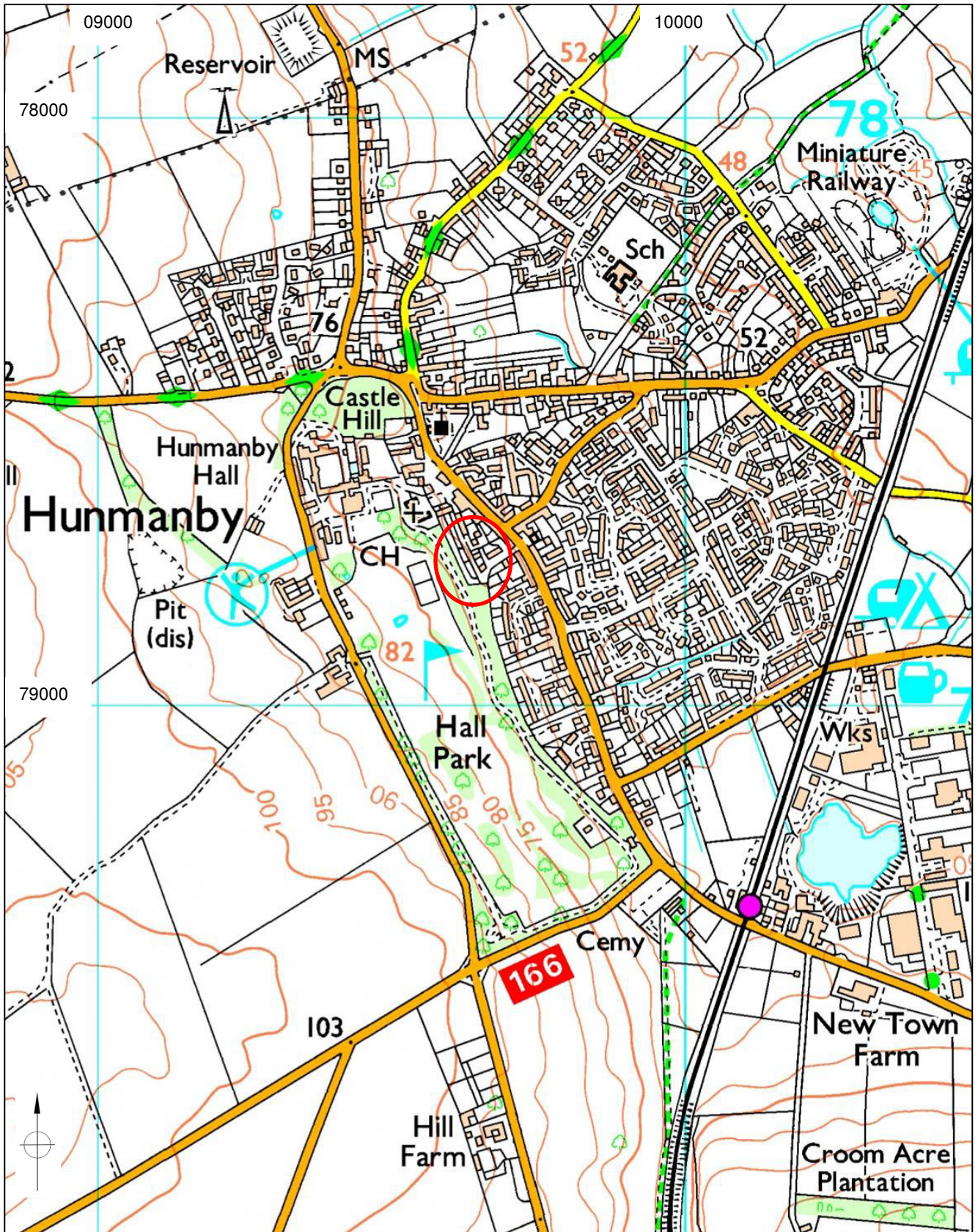
Walker, B 2004 'The Parallelogram Plan: Accident or Design?' *Yorkshire Buildings: The Journal of the Yorkshire Vernacular Buildings Study Group* no. 32, 82-88

Electronic Sources

<http://www.hunmanby.com> = Hunmanby village website (accessed February 2020)

6 ACKNOWLEDGEMENTS

6.1 The historic building recording was commissioned by Mr Peter Belt (architect), on behalf of his client Mr David Pinder, and EDAS would like to thank them for their help in arranging the project. Information relating to the former use of the building was also kindly provided by Mr Jonathan Ellison. The fieldwork was carried out by Shaun Richardson and Richard Lamb, and the former produced the fieldwork records and a draft report. The final report was produced by Ed Dennison, who takes responsibility for any errors or inconsistencies.



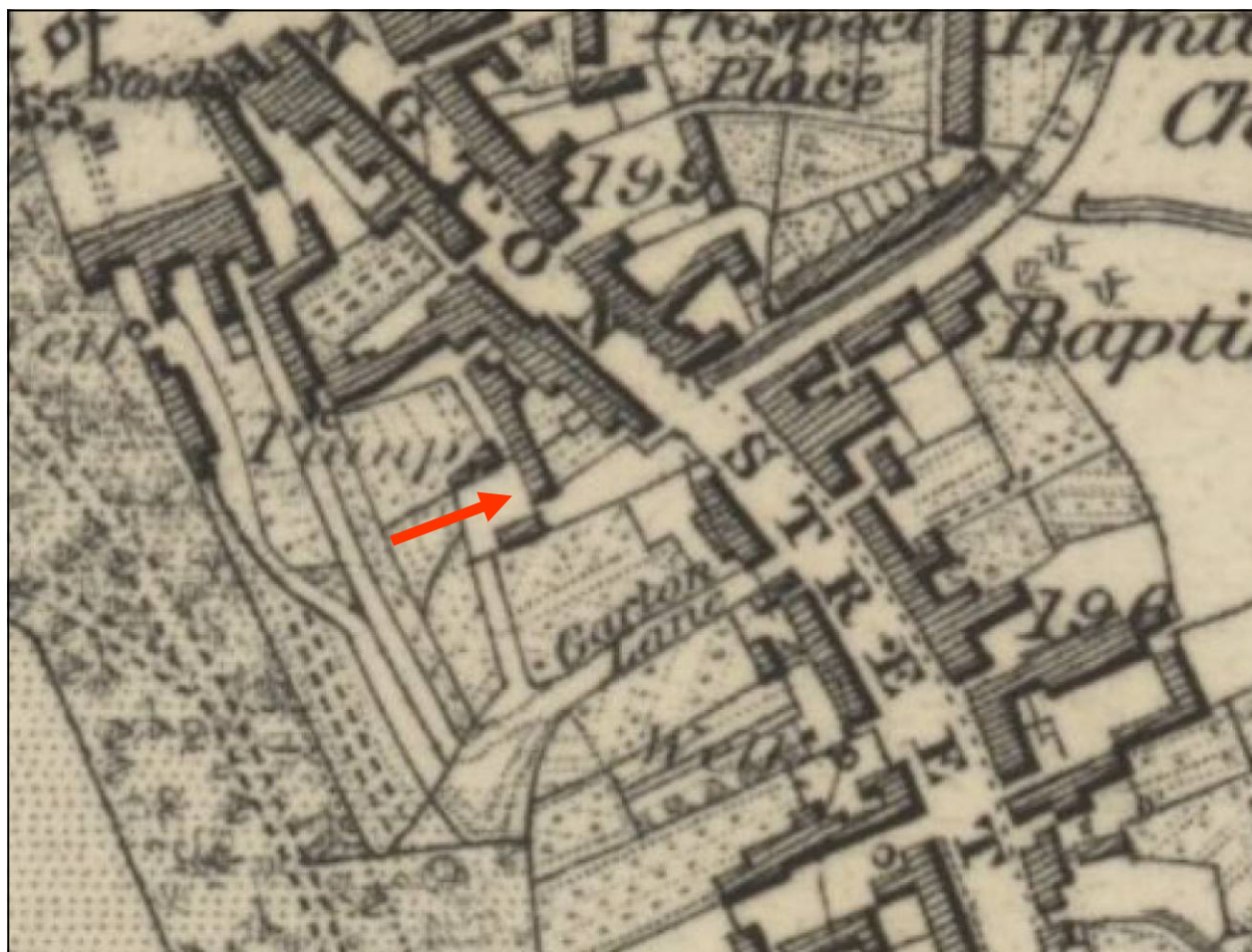
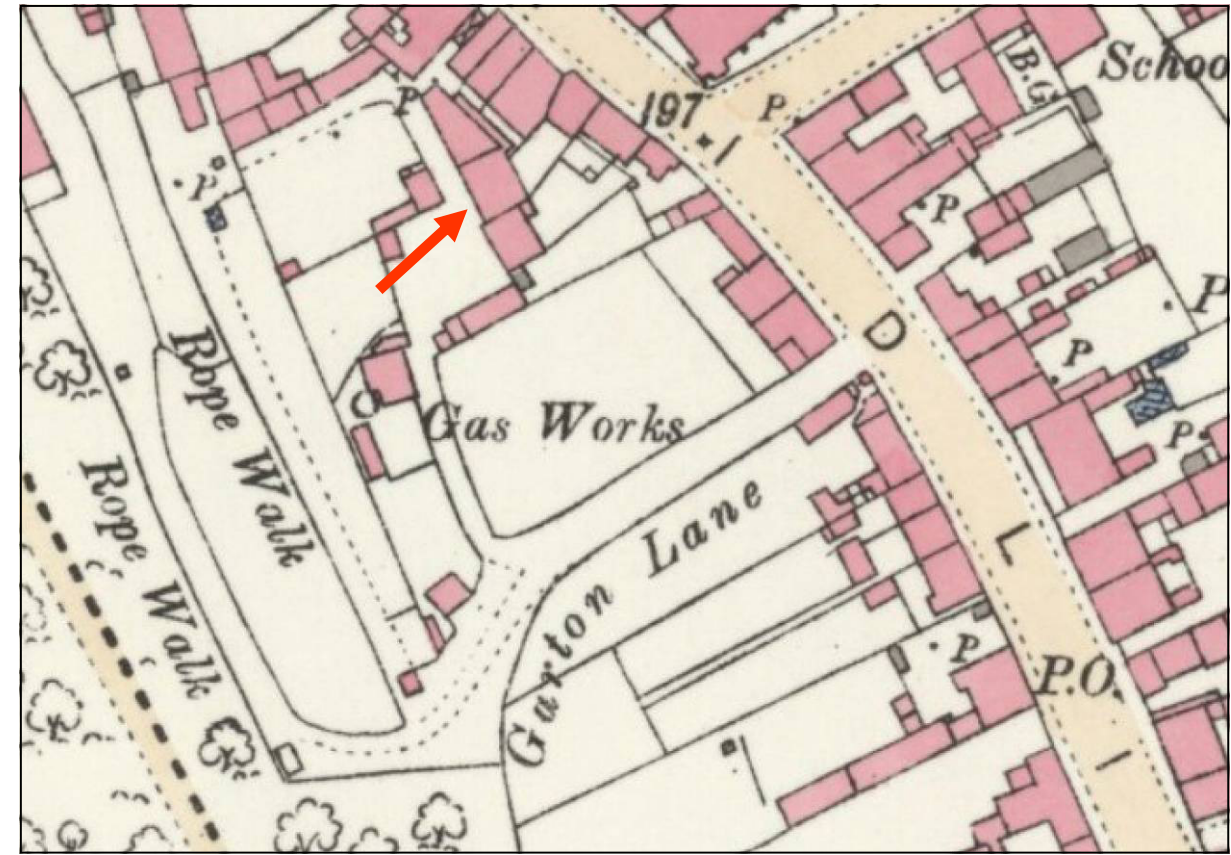
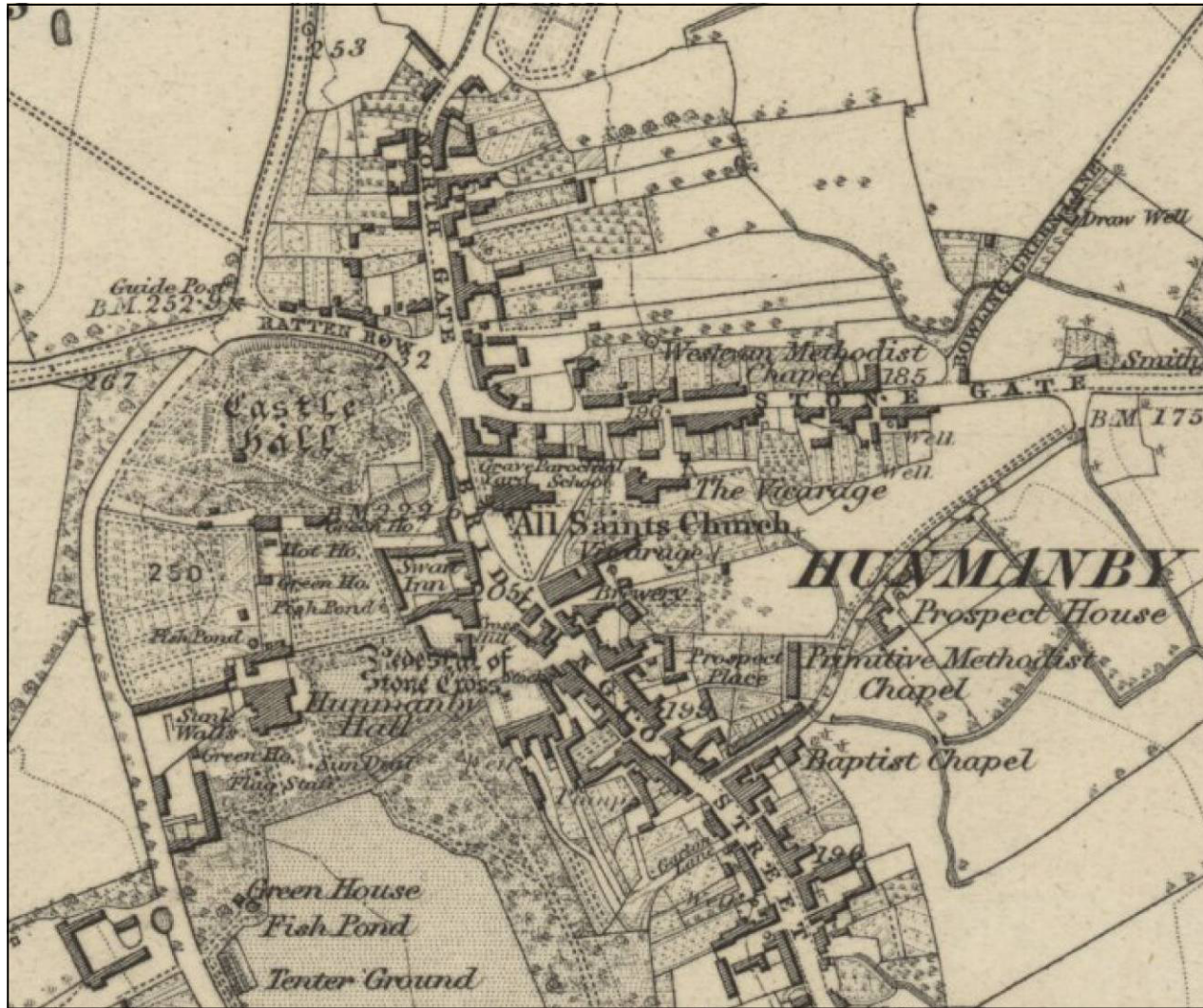
© Crown copyright and Database rights
 Ordnance Survey Licence 100013825 (2020).

PROJECT		BRIDLINGTON STREET, HUNMANBY	
TITLE		GENERAL LOCATION	
SCALE	NTS	DATE	FEB 2020
EDAS		FIGURE	1



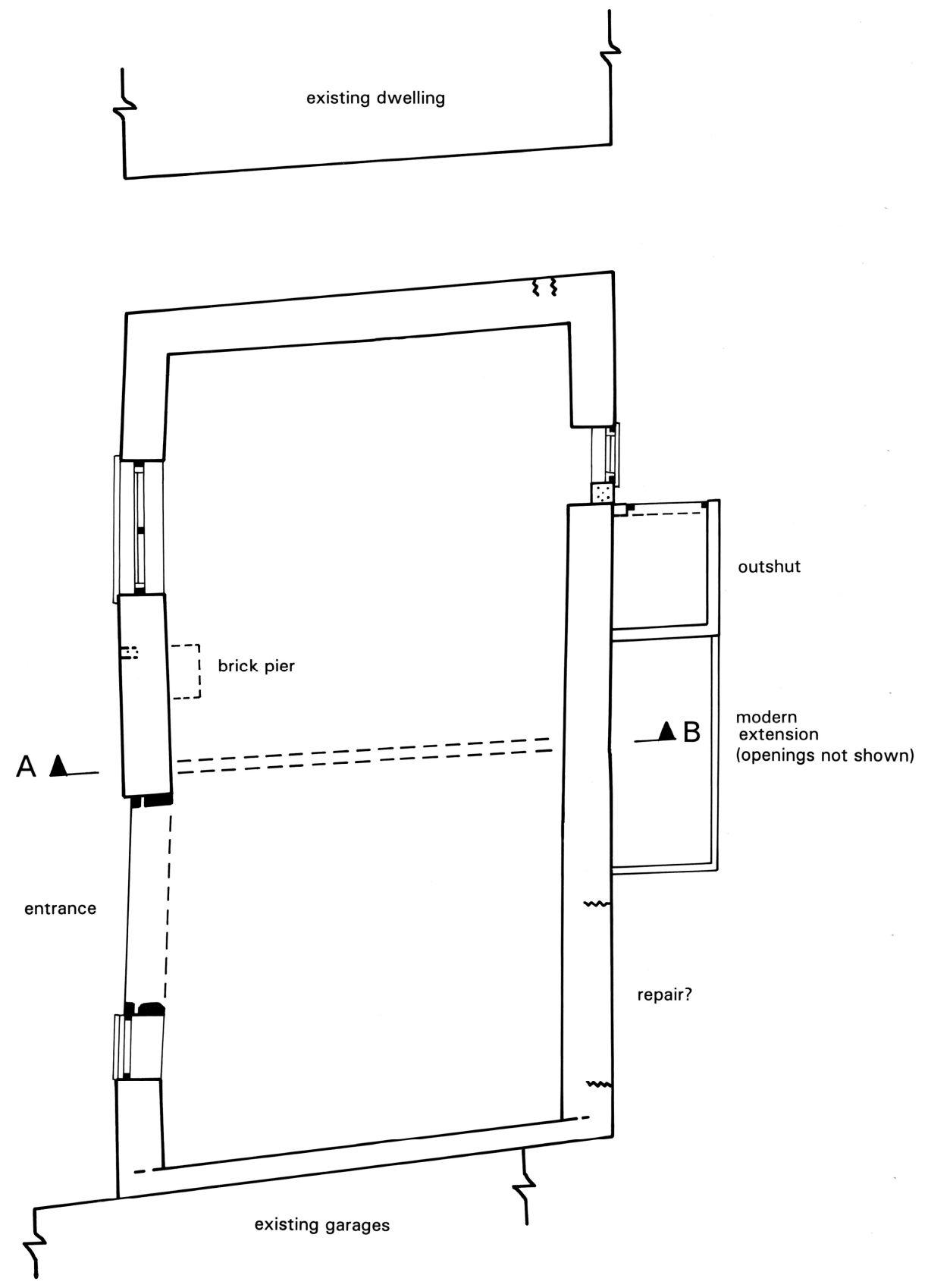
© Crown copyright and Database rights
 Ordnance Survey Licence 100013825 (2020).

PROJECT		BRIDLINGTON STREET, HUNMANBY	
TITLE		DETAILED LOCATION	
SCALE	NTS	DATE	FEB 2020
EDAS		FIGURE	2



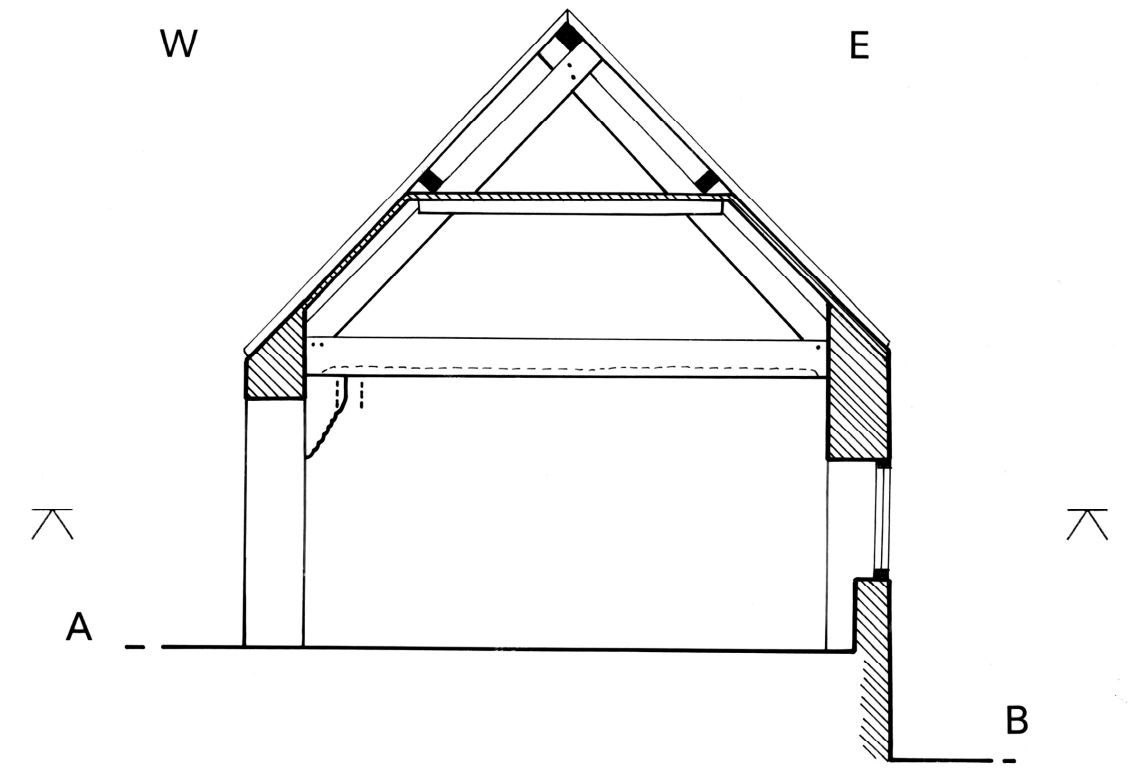
Sources:
 Left - 1854 Ordnance Survey 6" to 1 mile map sheet 110 (surveyed 1849-50).
 Right top - 1891 Ordnance Survey 25" to 1 mile map sheet 110/11 (surveyed 1889).
 Right left - 1911 Ordnance Survey 25" to 1 mile map sheet 110/11 (revised 1909).

PROJECT BRIDLINGTON STREET, HUNMANBY	
TITLE HISTORIC MAPS	
SCALE NTS	DATE FEB 2020
EDAS	FIGURE 3



Ground floor plan

 BLOCKING



Section A - B

PROJECT BRIDLINGTON STREET, HUNMANBY	
TITLE GROUND FLOOR PLAN AND SECTION	
SCALE AS SHOWN	DATE FEB 2020
EDAS	FIGURE 4



Plate 1: Recorded building, looking N (photo 1/893).



Plate 2: Recorded building, looking SE (photo 1/905).



Plate 3: West elevation, central part showing entrance, looking E (photo 1/895).



Plate 4: West elevation, southern part, looking NE (photo 1/894).



Plate 5: West elevation, northern part, looking NE (photo 1/898).



Photo 6: North gable, looking SW (photo 1/884).



Plate 7: North gable, looking E (photo 1/887).



Plate 8: East elevation, north part, looking S (photo 1/881).



Plate 9: East elevation looking S (photo 1/872).



Plate 10: East elevation, south part, showing area of rebuild, looking SW (photo 1/878).

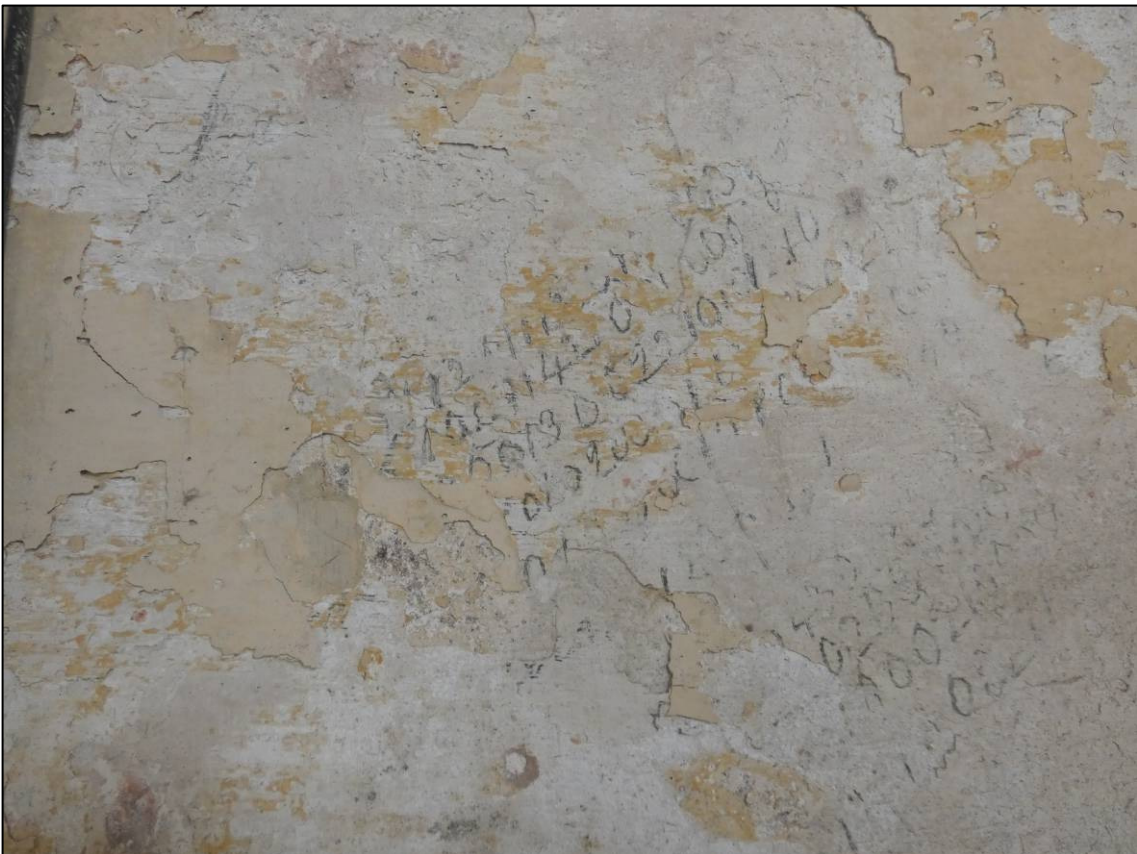


Plate 11: Internal graffiti to east wall (photo 1/942).



Plate 12: Interior, looking S (photo 1/911).



Plate 13: Interior, looking N (photo 1/923).

APPENDIX 1
EDAS PHOTOGRAPHIC CATALOGUE

REAR OF 32 BRIDLINGTON STREET, HUNMANBY: PHOTOGRAPHIC REGISTER

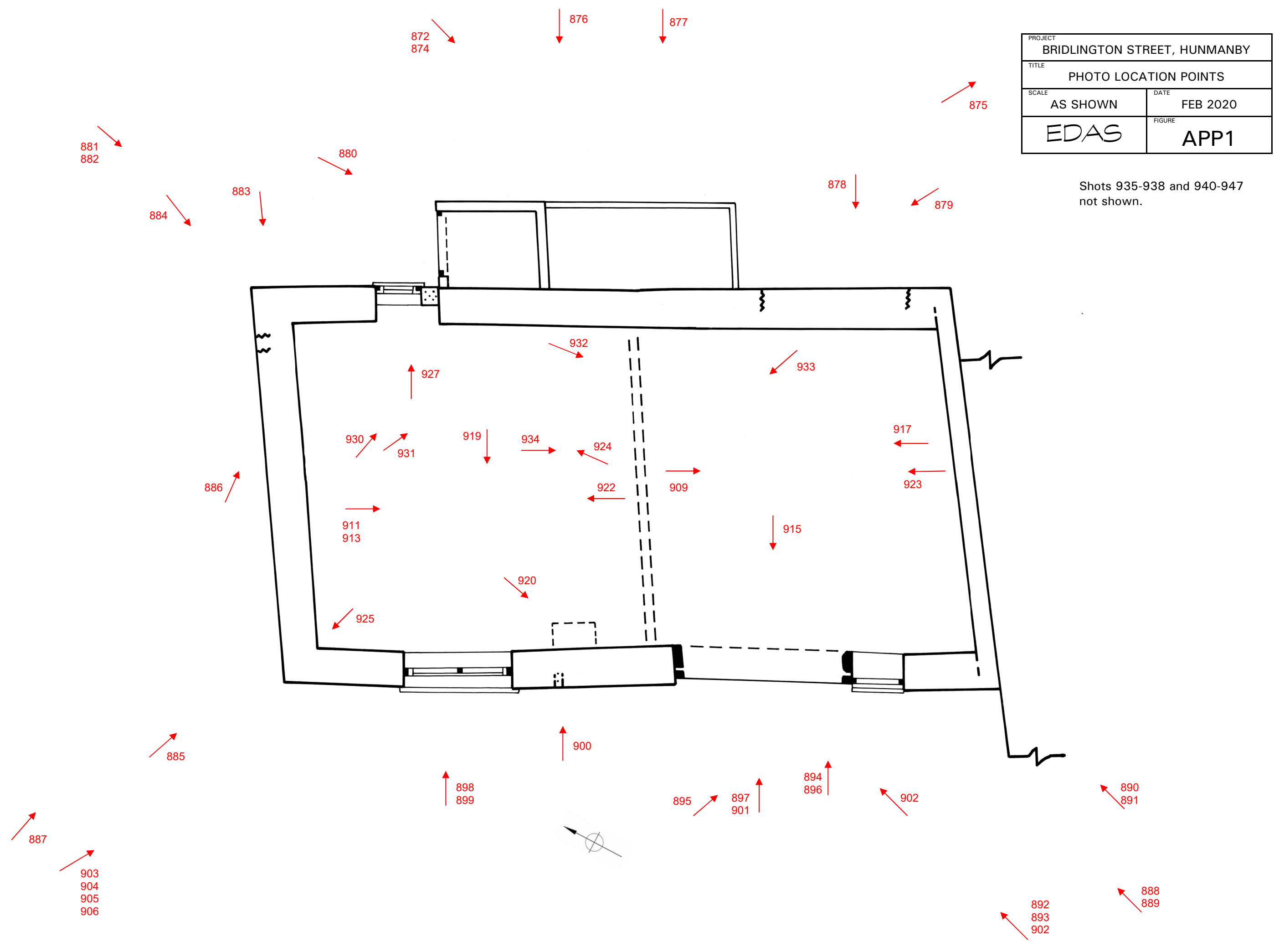
Film 1: Colour digital photographs taken 18th February 2020

<i>Film</i>	<i>Frame</i>	<i>Subject</i>	<i>Scale</i>
1	872	E elevation, looking S	1m
1	874	E elevation, looking S	1m
1	875	S end of building, looking E, showing raised position behind Bridlington Street	-
1	876	E elevation, looking SW	1m
1	877	E elevation, looking SW	1m
1	878	E elevation, S part, looking SW	1m
1	879	E elevation, S part, looking NW	1m
1	880	E elevation, N part, outshut, looking S	1m
1	881	E elevation, N part, looking S	1m
1	882	E elevation, N part, looking S	1m
1	883	E elevation, N part, wall tie plate, looking SW	-
1	884	N gable, looking SW	1m
1	885	N gable, looking E	1m
1	886	N gable, lower part, looking E	1m
1	887	N gable, looking E	1m
1	888	W elevation, looking N	1m
1	889	W elevation, looking N	1m
1	890	Building in yard setting with garages to S, looking N	-
1	891	S gable, looking N	-
1	892	Building in yard setting with garages to S, looking N	1m
1	893	Building in yard setting with garages to S, looking N	1m
1	894	W elevation, S part, looking NE	1m
1	895	W elevation, entrance, looking E	1m
1	896	W elevation, entrance, looking NE	1m
1	897	W elevation, dormer over entrance, looking NE	-
1	898	W elevation, N part, looking NE	1m
1	899	W elevation, N part, looking NE	1m
1	900	W elevation, N part, blocked slit ventilator, looking NE	-
1	901	W elevation, entrance doors, looking NE	1m
1	902	W elevation, entrance doors, looking N	1m
1	903	W elevation, N part, looking SE	1m
1	904	W elevation, N part, looking SE	1m
1	905	W elevation, looking SE	1m
1	906	W elevation, looking SE	1m
1	909	Interior, S wall, looking S	1m
1	911	Interior, looking S	1m
1	913	Interior, looking S	1m
1	915	Interior, W wall, entrance doors, looking SW	1m
1	917	Interior, roof truss, looking NW	-
1	919	Interior, W wall, N part, looking SW	1m
1	920	Interior, brick pier to W wall, looking S	1m
1	922	Interior, looking N	1m
1	923	Interior, looking N	1m
1	924	Interior, looking N	1m
1	925	Interior, blue colouring to NW corner, looking W	1m
1	927	Interior, blocked doorway to N end of E wall, looking NE	1m
1	930	Interior, E wall, looking SE	1m
1	931	Interior, looking SE	1m
1	932	Interior, looking S	-
1	933	Interior, looking NW	-
1	934	Interior, roof truss, looking S	-
1	935	Interior, lath and plaster ceiling	-
1	936	Interior, lath and plaster ceiling	-
1	937	Interior, laths to underside of pantiles	-
1	938	Interior, truss apex showing crossed principals and ridge-piece	-
1	940	Interior, graffiti to E wall, looking E	-
1	942	Interior, graffiti to E wall, looking E	-
1	943	Interior, graffiti to E wall, looking E	-

1	945	Interior, graffiti to E wall, looking E	-
1	947	Interior, graffiti to E wall, looking E	

PROJECT BRIDLINGTON STREET, HUNMANBY	
TITLE PHOTO LOCATION POINTS	
SCALE AS SHOWN	DATE FEB 2020
EDAS	FIGURE APP1

Shots 935-938 and 940-947 not shown.





1-872.JPG



1-874.JPG



1-875.JPG



1-876.JPG



1-877.JPG



1-878.JPG



1-879.JPG



1-880.JPG



1-881.JPG



1-882.JPG



1-883.JPG



1-884.JPG



1-885.JPG



1-886.JPG



1-887.JPG



1-888.JPG



1-889.JPG



1-890.JPG



1-891.JPG



1-892.JPG



1-893.JPG



1-894.JPG



1-895.JPG



1-896.JPG



1-897.JPG



1-898.JPG



1-899.JPG



1-900.JPG



1-901.JPG



1-902.JPG



1-903.JPG



1-904.JPG



1-905.JPG



1-906.JPG



1-909.JPG



1-911.JPG



1-913.JPG



1-915.JPG



1-917.JPG



1-919.JPG



1-920.JPG



1-922.JPG



1-923.JPG



1-924.JPG



1-925.JPG



1-927.JPG



1-930.JPG



1-931.JPG



1-932.JPG



1-933.JPG



1-934.JPG



1-935.JPG



1-936.JPG



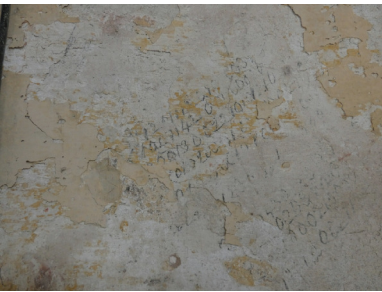
1-937.JPG



1-938.JPG



1-940.JPG



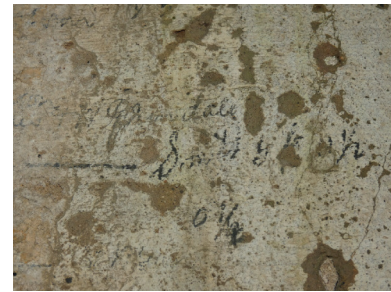
1-942.JPG



1-943.JPG



1-945.JPG



1-947.JPG

APPENDIX 2
EDAS METHODS STATEMENT

ED DENNISON ARCHAEOLOGICAL SERVICES LTD

18 Springdale Way • Beverley • East Yorkshire • HU17 8NU • Tel: 01482 870723

HISTORIC BUILDING RECORDING, OUTBUILDING TO REAR OF 36 BRIDLINGTON STREET, HUNMANBY, NORTH YORKSHIRE YO14 0JR

EDAS METHODS STATEMENT

The aims of the building recording are to :

- Produce a Level 2 survey (as defined by Historic England) of the building, its construction, and any features of archaeological/historical significance surviving within or immediately around it;
- Produce an interpretation of the development of the building and any phasing evidence within the fabric, as well as any features of archaeological/historical significance;
- Produce an EDAS survey report on the structure.

The work is required to satisfy a condition (no. 3) of the approved planning permission for demolition of the structure and the erection of a two bedroom cottage in its place (Scarborough Borough Council application 19/01264/FL).

The recording will comprise three survey elements.

1. Photographic survey

The photographic survey will consist of taking general views of the building in its setting, as well as general and detailed shots of the building's external appearance, the overall appearance of the principal spaces and circulation areas, and any external or internal detail (structural or decorative) which might be relevant to the building's design, development or use and which does not show adequately on general photographs. Shots will be taken of each elevation (both external and internal), square-on to the elevation wherever possible. Other photographs will be taken of any architectural detail, dates or other inscriptions, signage, makers' plates or graffiti etc which contribute to an understanding of the building, and any contents or ephemera which have a significant bearing on the building's history.

The photographs will be taken with a digital camera with 12 megapixel resolution. The general photographic guidelines as set out by English Heritage (2006 "Understanding Historic Buildings: A Guide of Good Recording Practice") will be followed, and photographs will contain a scale (subject to access). Flash and artificial lighting will be used for internal work as necessary.

A copy of the ground floor plan (see below) and any general location plan will be used to indicate the position and direction of each photograph. This will be cross referenced to a photographic register. All photographs will be clearly numbered and labelled with the subject, orientation, date taken and photographer's name, and will be cross-referenced to digital files etc. Appropriately sized thumbnails of each shot will also be reproduced in the survey report, as well as larger sized prints to illustrate the text. Electronic copies of the photographs (both edited and un-edited) will be provided on a CD/DVD.

2. Drawn survey

A survey of the building will be undertaken, looking at its form, use of materials and methods of construction, past function, style of architecture and changes/adaptations over time and the reasons for the changes.

The drawn record will comprise a 1:50 scale ground floor plan; it is not envisaged that any elevations (either internal or external) will be drawn as these will be illustrated by photographs. The drawings will be produced using traditional hand measuring techniques. The ground floor plan will show the form and location of all structural features, including those of historic significance such as blocked doors, windows and fireplaces, masonry joints, ceiling beams and other changes in floor and ceiling levels, and any evidence for fixtures and fittings. Significant changes in stonework and building materials will be noted and included in the drawn record as necessary.

Drawing conventions will follow the guidelines set out by English Heritage (2006 "Understanding Historic Buildings: A Guide of Good Recording Practice").

3. Written report

A brief written report will include details of the building's location, and a note of any statutory designations. An account of the building's overall form (e.g. structure, materials, layout, evidence for any attached demolished structures etc), function, date and sequence of development and use, together with the evidence supporting this analysis, will be produced. A discussion of any published sources relating to the building and its setting, an account of its history as given in readily-available published sources or other available material, including historic map evidence, will also be produced, cross referenced to a full bibliography and other references. The report will also include an executive summary as well as details setting out the circumstances in which the record was made, including its objectives, methods, scope and limitations.

The resulting EDAS report will be a standard A4 typed and bound document, produced in electronic (pdf) format. Copies will be provided to the client, Scarborough BC, North Yorkshire Historic Environment Record, and other interested parties).

Archive

A properly ordered and indexed project archive (paper, magnetic and plastic media) will be deposited with Scarborough Museum at the end of the project.

Health and Safety, and Insurance

EDAS will comply with the Health and Safety at Work Act of 1974 while undertaking the project. A full copy of their Health and Safety Policy is available on request.

The site is privately owned and EDAS will indemnify the landowners in respect of their legal liability for physical injury to persons or damage to property arising on site in connection with the survey, to the extent of EDAS's Public Liability Insurance Cover (£5,000,000).

Ed Dennison
Director
Ed Dennison Archaeological Services Ltd
10th February 2020