



**YORK ARCHAEOLOGICAL TRUST**



## **ARCHAEOLOGICAL INVESTIGATIONS AT 1 COFFEE YARD, YORK**

By Toby Kendall & George Loffman

*EVALUATION AND BUILDING RECORDING REPORT*

Report Number 2017/69    July 2017



# YORK ARCHAEOLOGICAL TRUST



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## Abbreviations

BGL Below Ground Level

CBM Ceramic Building Material

CYC City of York Council

OD Ordnance Datum

WSI Written Scheme of Investigation

YAT York Archaeological Trust

## **NON-TECHNICAL SUMMARY**

Between the 28<sup>th</sup> June and the 3<sup>rd</sup> July York Archaeological Trust conducted an evaluation and building recording exercise in the basement of 1 Coffee Yard, York (SE 60277 52035).

The work was undertaken for Kathryn Vint to help inform a planning application that was under consideration by the City of York Council (17/01171/FUL). The work was based on a Written Scheme of Investigation produced by YAT. The works involved the excavation and recording of a total of three test pits and a photographic record of the basement in which these were located.

Significant archaeological deposits were observed, as anticipated, almost immediately below the extant floor of a significant proportion of the basement. Areas of disturbance in the form of a relatively recent non-archaeological excavation and underpinning from c.1900AD were also revealed during the work.

The investigation of the standing structures of the basement suggests that the original form and fabric of the building survives almost intact. Virtually all subsequent additions overlaid or butted up against the floor and walls. Interesting elements such as a blocked doorway, lightwells, a tank/well and surface drain were all fully revealed.

Any significant reduction of floor levels in the basement will require further archaeological excavation and recording. The fabric of the building indicates a long history of modification and repair, which should be considered as part of any decisions relating future use of the structure.

**KEY PROJECT INFORMATION**

Project Name	1 Coffee Yard
YAT Project No.	5987
Document Number	2017/69
Type of Project	Evaluation and Building Recording
Client	Kathryn Vint
Planning Application No.	17/01171/FUL
NGR	SE 60277 52035
Museum Accession No.	pending
OASIS Identifier	pending

**REPORT INFORMATION**

Version	Produced by		Edited by		Approved by	
	Initials	Date	Initials	Date	Initials	Date
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## 1 INTRODUCTION

Between the 28<sup>th</sup> June and the 3<sup>rd</sup> July YAT conducted an evaluation and building recording exercise in the basement of 1 Coffee Yard, York (SE 60277 52035) (Figure 1 Site Location).

The work was undertaken for Kathryn Vint to help inform a planning application that was under consideration by CYC (17/01171/FUL).

The standing walls, floors and other built features were cleaned, where appropriate, and photographically recorded and interpreted. Three archaeological test pits were excavated and recorded across the floor area of the basement.

In accordance with the Written Scheme of Investigation (WSI) excavation ceased as soon as significant deposits were revealed. Test pit 1 revealed a significant non-archaeological excavation which was not fully emptied. In test pit 3 historic underpinning was encountered, and excavation was stopped so this was not undermined.

## 2 METHODOLOGY

The methodology followed the WSI (Appendix 3) save where variations were required due to constraints within the basement and following discussion with the owners.

The basement has been split into four different bays linked with the major structural beams in the ground floor of the building (Figure 2 Works Location).

### 2.1 Basement recording

The basement walls were left untouched as they were already relatively clean, and some elements would clearly have been damaged by brushing or similar invasive cleaning. The floor and structures built upon it were cleaned by hand using trowels and brushes.

Photographs were then taken of the full basement perimeter and any other relevant features. These all contained an appropriate sized scale, and taken with a digital camera on automatic setting. Photograph locations were annotated onto a site plan with descriptions on a separate photographic register (Figure 3 Photograph Locations).

A base plan was also used for annotations and measurements regarding other features where appropriate.

### 2.2 Test pits

A total of three test pits were excavated (See Figure 2 for locations):

No.	Size (m)	Rationale
1	Up to 1.35mx1.30m	Bay 3 north-west side. To investigate previous disturbance and deposit sequence up against basement wall.
2	Up to 1.45mx0.70m	Bay 2 north-east side. To investigate previous disturbance and deposit sequence up against basement wall.
3	Up to 0.90mx0.70m	Bay 4 north corner. To investigate previous disturbance.

Trenches were located on the scale base map provided by the client.

All deposits were hand excavated and recorded as per the standard YAT single context recording system.

In test pits 1 and 2 excavation ceased as soon as archaeological deposits predating the standing building were encountered. A deeper intrusive feature within test pit 1 was not fully emptied. Within test pit 3 excavations ceased when it was apparent underpinning deposits had been encountered, as not to disturb the fabric of the building.

Finds were retrieved and bagged by individual context number. These have been left on site with the client as no further assessment was required by the City of York Archaeological team.

The excavated trenches have been left open at the client's request.

### **3 LOCATION, GEOLOGY & TOPOGRAPHY**

1 Coffee Yard occupies a rectangular plot of land to the south-west of Coffee Yard, York (NGR SE 60277 52035). Coffee Yard itself is an alleyway, with a wider yard opening, running south-east from Stonegate to the junction of Swinegate and Grape Lane.

In front of the building ground level is at c.16m OD and there is a shallow slope downwards to the south-east. Previous archaeological excavations in the near vicinity suggest there could be up to c.4m of archaeological deposits overlying natural glacial clays and the solid geology of sandstone (<http://www.bgs.ac.uk/>).

### **4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND**

1 Coffee Yard is late 17<sup>th</sup> century in origin. There have been a number of subsequent alterations, with the most recent being significant restoration in c.1990. The ground floor and basement of the four storey building have been used most recently as a charity shop and storage. A planning application of 1997 (97/01703/FUL) indicates change of use from the ground floor shop to a store.

#### **4.1 Roman**

The site lies within the southernmost corner of the Roman Legionary fortress, which was founded in AD 71. The fortress was occupied by the ninth legion until AD 120, when they were replaced by the sixth legion. The fortress remained the base for the sixth legion until the Roman withdrawal from Britain (Ottaway, 2004, 11).

To the south-west of the site was located the *Via Principalis* and to the south east the *Via Praetoria*, the main arterial roads through the legionary fortress. Excavations south of the site have uncovered evidence of well-preserved remains of the Legionary Bath House. The remains of a hypocaust were found in excavations at St Sampson's Square in 1931 (RCHM 1962).

Archaeological excavations at 9 Blake Street, located approximately 120m to the east of 1 Coffee Yard, uncovered significant complex Roman archaeology. This included a sequence of timber and stone structures, features including a ditch, road surfaces and occupation deposits (Hall 1997). The nearby site of 14 Little Stonegate and 18 Back Swinegate (McComish 2015) produced remains spanning from 1<sup>st</sup> to 4<sup>th</sup> Centuries AD, probably associated with the Legionary fortress. This included remains of timber and stone buildings, floor deposits, a stone lined hearth and associated occupation deposits.



## 4.2 Anglian and Anglo-Scandinavian

Evidence for occupation immediately following the Roman period is sparse. Where evidence is present this consist of a thin layer of black soil overlying the latest Roman deposits, suggesting that the fortress was not intensively settled at this time (Rees Jones 2013,38). Within the area the dominant buildings were the church of St Benedict thought to have been located to the north of the junction between Back Swinegate and Swinegate and the church of St Sampson on the south-eastern end of Patrick Pool.

An inhumation cemetery probably associated with the church of St Benedict was excavated at 12-18 Swinegate (McComish 2015). These included exceptionally well preserved wooden coffins.

## 4.3 Medieval

The most extensive archaeology nearby relates to the medieval remains of Coffee Yard itself, now intrinsically linked with Barley Hall. These included surfaces, hearths and associated deposits from medieval structures all relatively close to the current ground surface.

# 5 RESULTS

## 5.1 Basement Recording

To aid recording of the basement, the area was divided into four bays along the lines of structural beams for the ground floor (see Figure 2).

The ceiling of the basement was not investigated in detail as part of this project. Basic observations indicate that there are some structural timbers which are likely to be part of the original building. These substantial timbers were in a poor state and had lost virtually all of their surface detail, with active degradation continuing this process. The structural work of these timbers was reinforced by additional steel supports where required. In the case of Bay 4, the north-west wall of the basement, the timber had been completely removed and replaced by steel.

Between the main timbers the floor joist had also suffered through time and a significant number had been completely replaced. Presumably at the same time the floorboards had all been replaced.

The results of the basement recording exercise can be seen in Figure 4

### 5.1.1 Walls

#### North-east wall (adjacent to Coffee Yard)

Bay 1 contained steps that had been heavily modified during 1990 renovation (Plate 1 photo 74). It is clear that the steps were originally wider, corresponding to old photographs where the doorway is shown as double width. Any possible articulation with upper parts of the building is not visible at present. The floor immediately adjacent also contains a brick alignment that also may represent earlier steps see 5.1.2 below. The buttress to Bay 2 appears to have been added later.

Bay 2 contained a now bricked-up light well originally circa 1.4m square. It was bricked up in two stages, the first being 18<sup>th</sup>/19<sup>th</sup> century and secondly during the 1990s renovation (Plate 2 photo 12).

Bay 3 also contains a now bricked-up (in 2 stages) light well originally circa 1.4m wide and 1.2m in height. The buttress to Bay 4 has been added later, and includes a space for the floor drain (see 5.1.2 below) at the back.

Within Bay 4 high level repairs to the wall below the structural beams dating to c.1990 have been inserted. At floor level at the north-west end a brick culvert exits the building and extends for at least 2.0m to Coffee Yard. The culvert appears to be linked to a stone wall/tank described below.

#### **North-west wall (all located in Bay 4)**

At the north-east end, 900mm from the corner, is what appears to be a blocked-up doorway. This is 890mm wide and continuous from floor to ceiling of basement (Plate 3 photo 32). The floor immediately in front also has what may be a threshold and clearly worn brick pavers, suggesting heavy use in and out of the basement. Presumably this relates to an old entrance into the building.

In the central section of the wall at high level, a possible light well or recess has been infilled. This was an irregular shape compared to those adjacent to Coffee Yard.

At the south-western end a strip has been infilled where a wooden shelf once ran along the south-western wall of Bay 4.

#### **South-west wall**

Within Bay 4 continuation of the high level shelf is visible as wood built into the partition wall (described below). There is also a recess circa 440mm by 440mm. There are also two high level repairs mirroring those on the opposite, north-east wall.

Bay 3 contains a recess similar to that seen within Bay 4.

Bay 2 contains a substantial opening for the chimney. This was not investigated in detail due to safe access restrictions (Plate 4 photo 58). It had clearly been altered. The front had been remodelled and may have contained a range or similar insert in its later stages of use.

A buttress between Bay 1 and 2 had been added later.

#### **South-east wall**

This contained limited distinctive features, however there are substantial new elements of brickwork leading towards stairwell described above.

#### **Other walls**

Between Bays 2 and 3 roughly central to the basement, a single brick column has been used to provide additional support (Plate 5 photo 114).

Between Bays 3 and 4 a partition wall has been built which also provided structural support. The central area of this is clearly earlier and mortar stains on the floor and wall to the north-west suggests this originally formed a separate room. The eastern return corner has a detail made up of cant bricks. This has been extended to join up with the basement wall to the

south-west (both walls can be seen in Plate 6 photo 52). It is likely at this point that the return walls to the north-west wall were removed, otherwise there would be no access to the room behind.

### 5.1.2 *Floor*

#### **Main floor**

The floor itself appears to continue across the whole of the basement, predating the buttresses, partition wall and benches as described below. It is constructed of brick pavers laid in stretcher bond running north-east – south-west. The floor construction is described in more detail in 5.2 below. It also appears that the floor has been substantially re-laid within Bay 4, as discussed below.

#### **Tank/well**

Within Bay 2 towards the north-eastern side a stone-lined well or tank appeared to have been built into the floor (Plate 7 photo 92). This is approximately 1.0m square and has previously been capped off by stone flags. A previous visit to the site, when the tank had been emptied, indicated this extends to more than 1.0m below floor level. It is unclear if this is an older structure built into the building or was added during its construction.

Running north from the tank or well, a recessed brick channel acting as a drain runs to the north-east wall at the northern end of Bay 3 (Plate 8 photo 97) through the buttress between Bay 3 and 4. It then exits the building through a culvert at the north-western end of the north-east wall. Extending a tape into the culvert indicated it continued for at least 2m.

#### **Partition**

To the south of the tank or well a single line of bricks runs diagonally across the north-east side of Bay 1. This appears to separate the stairwell into the basement from the rest of the room and may have once have had an above-ground structure associated with it; however there is no sign of mortar or similar evidence on the bricks.

#### **Benches or platforms**

On top of the brick floor within Bays 1, 3 and 4, a total of four separate benches or platforms have been built. These clearly post date the floor though they were built using similar bricks; these of course could be reclaimed material.

The structure in Bay 1 is clearly cement-bonded reused stone. This was most likely built in the last century (Plate 9 photo 108).

The purpose of these is unknown although they may have acted as raised storage or working areas, keeping materials off the floor.

## **5.2 Test Pits**

### 5.2.1 *Test Pit 1*

The earliest archaeological deposits encountered were a series of presumably medieval features predating the standing structure (Plate 10). These were at c.150mm below the cellar floor and 2.44m below the base of the ground floor floorboards. These extended for at least 500mm down, as seen in within the cut of the modern excavation. Although not excavated,

the medieval deposits appeared to be intercut pits. The backfill of a later intrusion (see below) suggests these features will contain pottery from the Roman period up to circa 1300 AD. These could easily be the base of pits from the latter period.

At the south-west end of the test pit was the basement wall (Plate 11). This was built directly onto the deposits described above, and was brick built apart from the lowest course which was stonework. Extending away from the basement wall was a mixed deposit up to 50mm thick, presumed to be linked with the construction of the building. The lack of mortar, stone and CBM fragments is unusual as this is what would be typically expected in a construction spread. However, it may be that the basement wall was built into a shallow trench that was then truncated when the basement was excavated out to its final depth. This interpretation is reinforced by the fact that the lower course of stonework would not have provided a suitable point to build off as a free standing wall.

Butting up against the base of the wall was the original brick paver floor (Brick 230mm x 120mm x 54mm) bedded on top of c.50mm of sand (Plate 12). Bricks of this size are routinely dated between the 16<sup>th</sup> and 18<sup>th</sup> Century and therefore fit within the known chronology for the construction of the original building. Pottery was also retrieved from this level but was residual Roman material.

Cutting through the brick paver floor was what is thought to be a previous exploratory trench, for which no formal archaeological records can be easily sourced (See also plate 12). This was semicircular in shape with a straight edge to the south-eastern side. It appeared to continue well below 500mm from the brick surface. As referred to above, the backfill contained a wide range of pottery. It also contained small rectangular bone blanks which were discovered elsewhere on the brick floor during the initial cleaning process. This trench has clearly been dug through complicated, significant, archaeological deposits. Silver paper and rotten coated fibre board in the fill indicate this is clearly 20<sup>th</sup> century activity.

#### 5.2.2 *Test Pit 2*

Test pit 2 had a very similar archaeological sequence to test pit 1. The earliest deposits encountered were at 150mm below the brick surface (2.52m below the base of the ground floor floorboards) (Plate 13). In this case these have not been disturbed by later intrusions (Plate 14 illustrates the north-west facing section of the trench).

At the north-east end of the trench was the basement wall as described above. Extending south-west of this was a mixed deposit with large amounts of organic concretion and timber fragments. Again this was assumed to relate to the construction of the building, in this case potentially debris from woodworking activities.

The brick floor that overlaid this material had the same construction sequence as seen in test pit 1.

At the south-west end of the trench was a small disturbance caused by the excavation of small rectangular hole. This appeared to date to no later than the 19<sup>th</sup> century indicated by pottery recovered.

#### 5.2.3 *Test Pit 3*

This intervention was markedly different from both test pit 1 and 2. No archaeological deposits predating the building were revealed. The earliest features encountered were the

walls of the basement, which were built the same way as seen elsewhere. However, the presence of a drain or culvert in the far north corner, running north-east through the north-east wall, was of interest (Plates 15 and 16). This brick-lined structure appeared to be built at the same time as the standing building and clearly relates to the tank/well to the south.

The brick floor had been disturbed in this area, and upon investigation it appeared to have been re-laid beyond the limits of the excavation. This appeared to be the result of underpinning activity at this end of the structure. No cut was established within the area excavated but limestone blocks and brick rubble had been clearly used to infill and pack below the walls. This was clearly not part of the original construction sequence because of the finds packed within the stonework. The most striking of these was a significant amount of fired clay tobacco pipes, some of which contained the legend \*\*EST, YORK, 1900, significantly later than the construction of the building. This area was excavated to a depth of 2.57m below the depth of the ground floor floorboards.

On top of the underpinning deposits the brick pavers had been re-laid, on a shallow bed of sand.

## 6 DISCUSSION

Cleaning and investigation of the floors and other structural elements within the basement has added a significant amount of information with a relatively small amount of work involved. It has shown that:

- The original structural layout of the building is relatively intact. The only area which has been significantly altered and or replaced is the basement ceiling/ground floor.
- The floor, though possibly re-laid at the north-western end, is very well preserved even though it shows clear deflection from the movement of both the building and deposits below.
- The main support timbers for the building were originally sat on large ashlar blocks mounted in the walls. These have then been augmented by buttresses, a column, and partition walls.
- The north-east wall contained two substantial light wells into Coffee Yard. The north-west wall may have contained a small light well.
- Previously there had been a doorway/access into the cellar from the north-west. It is unclear if this was the original access point or if it serviced the whole basement or even a smaller partitioned area.
- The north-west end of the basement has had partition walls added and removed during its lifespan. None of these walls are original to the structure as first built.
- Brick and stone built benches/platforms have all been added and are not original to the structure as first built.

The excavation of test pits largely confirmed initial expectations that significant archaeological deposits exist almost immediately below the current basement floor.

None of the test pits excavated contained what could be described as a construction spread relating to a brick or masonry wall. There was no debris layer rich in mortar, CBM fragments or

stone fragments. This suggests that the basement was partially excavated, the basement walls built, and then the inside of the basement was excavated to full depth, and the floor laid.

The north-west end of the basement appeared to be underpinned at some part in the early 20<sup>th</sup> Century. Within the basement it is clear that there has been movement of the walls at this end; this was corroborated by the owners indicating similar movement in the floors above.

York Archaeological Trust had previously been contacted to view excavations within the tank/well. It was not possible to see an archaeological sequence during this previous visit, however discussions with the then owners suggested complete medieval pots and finds of a similar date had been retrieved. The presence of another trench, as seen in test pit 1 during this evaluation, indicates further large scale excavation has been undertaken relatively recently, apparently without suitable archaeological recording. This may also be the source of the complete pots and other finds which have been anecdotally reported from the site. The small window into the backfill of this previous trench indicates that there is very significant, well preserved, archaeology on the site.

Based on the results of this recording exercise and evaluation the following is suggested:

- Of the structural remains in the basement the only element that requires further archaeological investigation is the well/tank structure. It needs to be established if it predates or is contemporary with the building. Any floor reduction in this area would require archaeological recording
- If further disturbance of the remainder of the basement floor is to take place, observations methodology will be based on the two different archaeological sequences encountered. Where previous excavations/underpinning has taken place these materials could be removed under an archaeological watching brief. Where the original construction of the basement is intact, only the first 100mm-150mm can be removed under watching brief. Any further excavation than this would require an archaeological excavation.

## LIST OF SOURCES

British Geological Survey - <http://www.bgs.ac.uk/>

Imagine York - [https://cyc.sdp.sirsidynix.net.uk/client/en\\_GB/yorkimages/](https://cyc.sdp.sirsidynix.net.uk/client/en_GB/yorkimages/)

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Many thanks to Kathryn & Robert Vint for the opportunity to work on such an interesting building.

Thanks should also be expressed to Claire MacRae & John Oxley of CYC for their input and site attendance.

**APPENDIX 1 – INDEX TO ARCHIVE**

Item	Number of items
Context sheets	25
Photographic register	2 sheets
Original drawings	3 Sheets
Digital photographs	159
Written Scheme of Investigation	1
Report	1

**Table 1 Index to archive**



**APPENDIX 2 – CONTEXT LIST**

Test Pit	Context no.	Description
1	1000	Unstratified
1	1001	Previous trench backfill
1	1002	Previous trench cut
1	1003	Brick floor
1	1004	Construction disturbance
1	1005	Basement wall
1	1006	Earlier archaeological deposits
2	2000	Unstratified
2	2001	Brick Floor
2	2002	Disturbance backfill
2	2003	Disturbance cut
2	2004	Construction disturbance
2	2005	Earlier archaeological deposits
2	2006	Basement wall
3	3000	Unstratified
3	3001	Underpinning backfill
3	3002	Brick culvert
3	3003	Basement wall

**Table 2 Context list**

**APPENDIX 3 – WRITTEN SCHEME OF INVESTIGATION**

**WRITTEN SCHEME OF INVESTIGATION FOR ARCHAEOLOGICAL INVESTGATIONS, 1 COFFEE  
YARD, YORK.**

**Site Location:** 1 Coffee Yard, York

**NGR:** SE 60277 52035

**Proposal:** Change of use of ground floor and basement from unused commercial space to workshop/teaching area, retail and office space

**Planning ref:** 17/01171/FUL

**Prepared for:** Kathryn Vint

**Document Number:** 2017/67

Version	Produced by		Edited by		Approved by	
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1	TK/GL	27/06/17	IDM	27/06/17	IDM	27/06/17

**1 SUMMARY**

1.1 A Planning and Listed Building Consent application have been made for alterations to 1 Coffee Yard, York. This work will impinge upon the fabric of the basement as well as the archaeological deposits below.

To repair the building, renovate it for its proposed new purpose, and also meet the requirements for building regulations and planners there will be an impact. The walls may require consolidation and repair, whilst the floor levels will need to be reduced.

1.2 The proposals are still with the planners for consideration and this scheme of works is intended to help with the consideration during this process. It will;

- Record (by photograph) the standing elements within the basement
- Determine the depth at which significant archaeological deposits are encountered

- Excavate at the base of the standing walls for engineering purposes.

- 1.3 This Written Scheme of Investigation (WSI) has been prepared in response to discussions with the owners of the property as well as Claire MacRae & John Oxley from City of York Council. The work will be carried out in accordance with this WSI, and according to the principles of the Institute for Archaeology (CIfA) Code of Conduct and all relevant standards and guidance.

## **2 SITE LOCATION & DESCRIPTION**

- 2.1 The proposal site is 1 Coffee Yard, York (NGR SE 60277 52035) (Figure1). The 4 storey building bounds the south-west side of Coffee Yard, which is set off to the south-east of Stonegate.

- 2.2 The basement is the only element of the building which is covered by this proposal. It is currently accessed directly from Coffee Yard, down a set of steps which were inserted during modern alterations to the property. Currently the rectangular basement is semi-partitioned into two differently sized areas and has a number of smaller niches and structural elements around the perimeter.

## **3 DESIGNATIONS & CONSTRAINTS**

- 3.1 The site lies within York's Area of Archaeological Importance (AAI) and the City of York Central Historic Core conservation area 006. The current building at 1 Coffee Yard is a grade II listed building. There are no Scheduled Ancient Monuments within the site boundary. This site does not lie within a Registered Historic Park or Garden or Registered Battlefield.

## **4 ARCHAEOLOGICAL INTEREST**

- 4.1 There is significant evidence for well preserved archaeological deposits to survive within the site area. In particular nearby excavations encountered medieval deposits at Barley Hall and 12-18 Swinegate (Bonner et al 1991). These have included evidence of surfaces, hearths and associated deposits, from medieval and post medieval buildings

- 4.2 These archaeological deposits were encountered directly below the present ground surface, extending to around 4.0m in depth where natural clay deposits were found. Given that the basement at 1 Coffee Yard is around 2.0 m below ground level, it is highly likely that well preserved archaeological deposits will be present underneath the current basement floor.

- 4.3 It is currently unknown where in the archaeological sequence that deposits under the basement surface will lie. However nearby excavations at 9 Blake Street encountered Roman deposits as close as 2.0m below ground level.

- 4.4 The current building is a late 17<sup>th</sup> Century building with later additions and restored in 1990. The basement is presumed to be of the same date as the construction of the building.

## **5 AIMS**

- 5.1 The aims of the evaluation are:

- Clean and record (photography) standing structural elements and solid floor surfaces within the basement.
- Excavation two test pits to determine the extent, condition, character, importance and date of any archaeological remains present. As soon as significant archaeological deposits are encountered excavation will cease, recording archaeology encountered at this depth.
- To provide information that will enable the remains to be placed within their local, regional, and national context and for an assessment of the significance of the archaeology of the proposal area to be made.
- To provide information to enable the local authority to decide any requirements for further archaeological mitigation for the site.
- To provide information to the client to assist with engineering solutions and design of renovation of building.

## 6 EXCAVATION METHODOLOGY

6.1 The evaluation will comprise the following elements:

- Recording of extant basement elements.
- Test pitting.

**Please note that further stages of work or other mitigation measures could be required by the local authority, depending upon the results of the evaluation.**

6.2 A series of two trenches will be excavated. The location of the trenches will be determined on site following discussions with client.

No.	Size (m)	Rationale
1	Up to 2mx2m	To evaluate deposit sequence. Basement north-west.
2	Up to 2mx2m	To evaluate deposit sequence. Basement south-east

6.3 The trench locations will be plotted against standing building elements. This is to ensure that the trenches can be independently relocated in the event of future work.

6.4 Overburden is not likely to be present, as works are located within the extant basement. However, superficial detritus will be cleaned away during the structural recording and any brick flooring will form the first archaeological deposit. Subsequent excavation will continue under standard archaeological conditions.

6.5 All trenches will be sufficiently cleaned by hand to enable potential archaeological features to be identified and recorded; areas without archaeological features will be recorded as sterile and no further work will take place in these areas. The stratigraphy of all trenches will be recorded on trench record sheets even where no archaeological features are identified.

- 6.6 As excavation will cease as soon as significant archaeological deposits are encountered a specific sampling strategy for features is not required. Any future, further, ground reduction must be designed to sample these deposits.

## 7 RECORDING METHODOLOGY FOR EXCAVATION

As excavation will cease once significant archaeology is encountered, relatively few artefacts are likely to be recovered from site. However, the standard retrieval and recording methodology will be used.

- 7.1 All archaeological features will be recorded using standardised pro forma record sheets. Plans, sections and elevations will be drawn as appropriate and a comprehensive photographic record will be made where archaeological features are encountered.
- 7.2 Archaeological deposits will be planned at a basic scale of 1:50, with individual features requiring greater detail being planned at a scale of 1:20. Larger scales will be utilised as appropriate. Cross-section of features will be drawn to a basic scale of 1:10 or 1:20 depending on the size of the feature. All drawings will be related to Ordnance Datum. Where it aids interpretation, structural remains will also be recorded in elevation.
- 7.3 Each context will be described in full on a pro forma context record sheet in accordance with the accepted context record conventions. Each context will be given a unique number. These field records will be checked and indexes compiled.
- 7.4 Photographs of work in progress and post-excavation of individual and groups of features will be taken. This will include general views of entire features and of details such as sections as considered necessary. All site photography will adhere to accepted photographic record guidelines.
- 7.5 Areas which do not contain any archaeological deposits will be photographed and recorded as being archaeologically sterile. The natural stratigraphic sequence within these areas will be recorded.
- 7.6 All finds will be collected and handled following the guidance set out in the CIfA guidance for archaeological materials. Unstratified material will not be kept unless it is of exceptional intrinsic interest. Material discarded as a consequence of this policy will be described and quantified in the field. Finds of particular interest or fragility will be retrieved as Small Finds, and located on plans. Other finds, finds within the topsoil, and dense/discrete deposits of finds will be collected as Bulk Finds, from discrete contexts, bagged by material type. Any dense/discrete deposits will have their limits defined on the appropriate plan.
- 7.7 All artefacts and ecofacts will be appropriately packaged and stored under optimum conditions, as detailed in the RESCUE/UKIC publication *First Aid for Finds*, and recording systems must be compatible with the recipient museum. All finds that fall within the purview of the Treasure Act (1996) will be reported to HM Coroner according to the procedures outlined in the Act, after discussion with the client and the local authority.

- 7.8 In the event of human remains being discovered during the evaluation these will be left *in-situ*, covered and protected.

## **8 SPECIALIST ASSESSMENT**

Recovered artefacts are likely to be few in number, however the following methodology will be used.

- 8.1 The stratigraphic information, artefacts, soil samples, and residues will be assessed as to their potential and significance for further analysis and study. The material will be quantified (counted and weighted). Specialists will undertake a rapid scan of all excavated material. Ceramic spot dates will be given. Appropriately detailed specialist reports will be included in the report.
- 8.2 Materials considered vulnerable should be selected for stabilisation after specialist recording. Where intervention is necessary, consideration must be given to possible investigative procedures (e.g. glass composition studies, residues on or in pottery, and mineral-preserved organic material). Allowance will be made for preliminary conservation and stabilization of all objects and a written assessment of long-term conservation and storage needs will be produced. Once assessed, all material will be packed and stored in optimum conditions, in accordance with Watkinson and Neal (1998), ClfA (2008) and Museums and Galleries (1992).
- 8.3 All finds will be cleaned, marked and labelled as appropriate, prior to assessment. For ceramic assemblages, any recognised local pottery reference collections and relevant fabric Codes will be used.

## **9 REPORT & ARCHIVE PREPARATION**

- 9.1 Upon completion of the site work, a report will be prepared to include the following:
- a) A non-technical summary of the results of the work.
  - b) An introduction which will include the planning reference number, grid reference and dates when the fieldwork took place.
  - c) An account of the methodology and detailed results of the operation, describing structural data, archaeological features, associated finds and environmental data, and a conclusion and discussion.
  - d) A selection of photographs and drawings, including a detailed plan of the site accurately identifying the areas monitored, trench locations, selected feature drawings, and selected artefacts, and phased feature plans where appropriate.
  - e) Specialist artefact and environmental reports where undertaken, and a context list/index.
  - f) Details of archive location and destination (with accession number, where known), together with a context list and catalogue of what is contained in that archive.
  - g) A copy of the key OASIS form details

- h) Copies of the Brief and WSI
  - i) Additional photographic images may be supplied on a CDROM appended to the report
- 9.2 Copies of the report will be submitted to the commissioning body. A digital copy of the report will be submitted direct to the CYC for planning purposes, and subsequently for inclusion into the SMR/HER.
- 9.3 A field archive will be compiled consisting of all primary written documents, plans, sections and photographs. Catalogues of contexts, finds, soil samples, plans, sections and photographs will be produced. York Archaeological Trust will liaise with the Yorkshire Museum prior to the commencement of fieldwork to establish the detailed curatorial requirements of the museum and discuss archive transfer and to complete the relevant museum forms. The relevant museum curator would be afforded access to visit the site and discuss the project results.
- 9.4 The owner of the Intellectual Property Rights (IPR) in the information and documentation arising from the work, would grant a licence to the Local Authority and the museum accepting the archive to use such documentation for their statutory functions and provide copies to third parties as an incidental to such functions. Under the Environmental Information Regulations (EIR), such documentation is required to be made available to enquirers if it meets the test of public interest. Any information disclosure issues would be resolved between the client and the archaeological contractor before completion of the work. EIR requirements do not affect IPR.
- 9.5 Upon completion of the project an OASIS form will be completed at <http://ads.ahds.ac.uk/project/oasis/>.

## **10 POST EXCAVATION ANALYSIS & PUBLICATION**

- 10.1 The information contained in the evaluation report will enable decisions to be taken regarding the future treatment of the archaeology of the development site and any material recovered during the evaluation.
- 10.2 If further archaeological investigations (mitigation) take place, any further analyses (as recommended by the specialists, and following agreement with the curator) may be incorporated into the post-excavation stage of the mitigation programme unless such analysis are required to provide information to enable a suitable mitigation strategy to be devised. Such analysis will form a new piece of work to be commissioned.
- 10.3 In the event that no further fieldwork takes place on the site, a full programme of post excavation analysis and publication of artefactual and scientific material from the evaluation may be required by the curator. Where this is required, this work will be a new piece of work to be commissioned.
- 10.4 If further site works do not take place, allowance will be made for the preparation and publication in a local and/or national journal of a short summary on the results of the evaluation and of the location and material held within the site archive.
- 10.5 The results of the work may be publicised locally e.g. by presenting a paper and talking to local societies, as appropriate.

## **11 HEALTH AND SAFETY**

11.1 Health and safety issues will take priority over archaeological matters and all archaeologists will comply with relevant Health and Safety Legislation.

11.2 A Risk Assessment will be prepared prior to the start of site works.

## **12 PRE-START REQUIREMENTS**

12.1 The client will be responsible for ensuring site access has been secured prior to the commencement of site works, and that the perimeter of the site is secure.

12.2 The client will provide York Archaeological Trust with up to date service plans and will be responsible for ensuring services have been disconnected, where appropriate.

12.3 The client will be responsible for ensuring that any existing reports (e.g. ground investigation, borehole logs, contamination reports) are made available to York Archaeological Trust prior to the commencement of work on site.

## **13 REINSTATEMENT**

13.1 Following excavation and recording the spoil from the trenches will not be backfilled.

## **14 TIMETABLE & STAFFING**

14.1 The timetable has work commencing 28<sup>th</sup> June 2017 and continuing for up to one week.

14.2 Specialist staff available for this work are as follows:

- Human Remains – Malin Holst
- Palaeoenvironmental remains – Dr Jennifer Miller
- Head of Curatorial Services - Christine McDonnell
- Finds Researcher - Nicky Rogers
- Pottery Researcher - Anne Jenner
- Finds Officers – Nienke Van Doorn
- Archaeometallurgy & Industrial Residues – Rachel Cubitt and Dr Rod Mackenzie
- Conservation - Ian Panter

## **15 MONITORING OF ARCHAEOLOGICAL FIELDWORK**

15.1 York Archaeological Trust will notify the curator of any discoveries of archaeological significance so that site visits can be made, as necessary. Any changes to this agreed WSI will only be made in consultation with the curator.

## **16 COPYRIGHT**



- 16.1 York Archaeological Trust retain the copyright on this document. It has been prepared expressly for the named client, and may not be passed to third parties for use or for the purpose of gathering quotations.

### KEY REFERENCES

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For the latest Historic England guidance documents see:

<https://historicengland.org.uk/advice/latest-guidance/>

Figure 1 Site Location (See main report figures)

## APPENDIX 4 – STRUCTURE RECORDING DIGITAL PHOTOGRAPH REGISTER

Photo no.	Bay no.	Facing	Scale unit	Description
5987 1	1	NE	500mm	NE wall between stairs and buttress
5987 2	1	NE	500mm	NE wall between stairs and buttress
5987 3	1	E	500mm	Stairs and modern wall
5987 4	1	E	500mm	Stairs and modern wall
5987 5	1	N	500mm	NE wall and buttress
5987 6	1	N	500mm	NE wall and buttress
5987 7	1	SE	500mm	Stairs side detail
5987 8	1	SE	500mm	Stairs side detail
5987 9	1	SE	500mm	Stairs side detail
5987 10	1	SE	500mm	Stairs side detail
5987 11	2	NE	500mm	NE wall
5987 12	2	NE	500mm	NE wall
5987 13	2	SE	500mm	Buttress between Bay 2 and Bay 1
5987 14	2	SE	500mm	Buttress between Bay 2 and Bay 1
5987 15	2	NW	500mm	Buttress between Bay 2 and Bay 3
5987 16	2	NW	500mm	Buttress between Bay 2 and Bay 3
5987 17	3	NE	500mm	NE wall
5987 18	3	NE	500mm	NE wall
5987 19	3	SE	500mm	Buttress between Bay 3 and Bay 2
5987 20	3	SE	500mm	Buttress between Bay 3 and Bay 2
5987 21	3	NW	500mm	Buttress between Bay 3 and Bay 4
5987 22	3	NW	500mm	Buttress between Bay 3 and Bay 4
5987 23	4	NE	500mm	NE wall
5987 24	4	NE	500mm	NE wall
5987 25	4	SE	500mm	Buttress between Bay 4 and Bay 3
5987 26	4	SE	500mm	Buttress between Bay 4 and Bay 3
5987 27	4	NW	500mm	NW wall NE section
5987 28	4	NW	500mm	NW wall NE section
5987 29	4	NW	500mm	NW wall NE section blocked doorway
5987 30	4	NW	500mm	NW wall NE section blocked doorway
5987 31	4	NW	100mm	NW wall NE section blocked doorway
5987 32	4	NW	100mm	NW wall NE section blocked doorway
5987 33	4	NW	500mm	NW wall middle section
5987 34	4	NW	500mm	NW wall middle section
5987 35	4	NW	500mm	NW wall SW section
5987 36	4	NW	500mm	NW wall SW section
5987 37	4	SW	500mm	SW wall
5987 38	4	SW	500mm	SW wall
5987 39	4	SE	500mm	Partition wall SW infill
5987 40	4	SE	500mm	Partition wall SW infill
5987 41	4	NE	500mm	Partition wall SW return
5987 42	4	NE	500mm	Partition wall SW return
5987 43	4	SW	500mm	Partition wall SW return

Photo no.	Bay no.	Facing	Scale unit	Description
5987 44	4	SW	500mm	Partition wall SW return
5987 45	4	SE	500mm	Partition wall
5987 46	4	SE	500mm	Partition wall
5987 47	4	NE	500mm	Partition wall NE return
5987 48	4	NE	500mm	Partition wall NE return
5987 49	4	SW	500mm	Partition wall NE return
5987 50	4	SW	500mm	Partition wall NE return
5987 51	3	NW	500mm	Partition wall and SW infill
5987 52	3	NW	500mm	Partition wall and SW infill
5987 53	3	NW	500mm	Partition wall SW infill
5987 54	3	NW	500mm	Partition wall SW infill
5987 55	3	SW	500mm	SW wall
5987 56	3	SW	500mm	SW wall
5987 57	2	SW	500mm	SW wall and chimney opening
5987 58	2	SW	500mm	SW wall and chimney opening
5987 59	2	SW	500mm	SW wall chimney opening
5987 60	2	SW	500mm	SW wall chimney opening
5987 61	2	S	500mm	SW wall chimney opening
5987 62	2	S	500mm	SW wall chimney opening
5987 63	2	S	500mm	SW wall chimney opening internal
5987 64	2	S	500mm	SW wall chimney opening internal
5987 65	2	SE	500mm	Buttress between Bay 2 and Bay 1
5987 66	2	SE	500mm	Buttress between Bay 2 and Bay 1
5987 67	1	NW	500mm	Buttress between Bay 1 and Bay 2
5987 68	1	NW	500mm	Buttress between Bay 1 and Bay 2
5987 69	1	SW	500mm	SW wall
5987 70	1	SW	500mm	SW wall
5987 71	1	SE	500mm	SE wall
5987 72	1	SE	500mm	SE wall
5987 73	1	E	500mm	Stairs
5987 74	1	E	500mm	Stairs
5987 75	1	SE	500mm	Stairs
5987 76	1	SE	500mm	Stairs
5987 77	1	NE	100mm	Stairs
5987 78	1	NE	100mm	Stairs
5987 79	4	NW	100mm	Blocked doorway threshold
5987 80	4	NW	100mm	Blocked doorway threshold
5987 81	4	NW	100mm	Bench or platform detail
5987 82	4	NW	100mm	Bench or platform detail
5987 83	4	NE	100mm	Partition return NE mortar stain from removed wall
5987 84	4	NE	100mm	Partition return NE mortar stain from removed wall
5987 85	4	NE	100mm	Partition return SW mortar stain from removed wall
5987 86	4	NE	100mm	Partition return SW mortar stain from removed wall
5987 87	3	NW	100mm	Smaller bench or platform detail
5987 88	3	NW	100mm	Smaller bench or platform detail
5987 89	3	NW	100mm	Larger bench or platform detail

Photo no.	Bay no.	Facing	Scale unit	Description
5987 90	3	NW	100mm	Larger bench or platform detail
5987 91	2	SW	100mm	Well detail
5987 92	2	SW	100mm	Well detail
5987 93	2	SW	100mm	Well side wall detail
5987 94	2	SW	100mm	Well side wall detail
5987 95	2	NE	100mm	Well detail
5987 96	2	NE	100mm	Well detail
5987 97	2	N	100mm	Well and surface drain
5987 98	2	N	100mm	Well and surface drain
5987 99	3	N	100mm	Surface drain continued
5987 100	3	N	100mm	Surface drain continued
5987 101	3	N	100mm	Surface drain continued
5987 102	3	N	100mm	Surface drain continued
5987 103	4	N	100mm	Surface drain continued
5987 104	4	N	100mm	Surface drain continued
5987 105	4	NE	100mm	Surface drain continued
5987 106	4	NE	100mm	Surface drain continued
5987 107	1	SW	100mm	Bench or platform detail
5987 108	1	SW	100mm	Bench or platform detail
5987 109	1	SW	100mm	Bench or platform internal detail
5987 110	1	SW	100mm	Bench or platform internal detail
5987 111	1	E	100mm	Stair base and brick detail
5987 112	1	E	100mm	Stair base and brick detail
5987 113	2	NW	100mm	Brick support column
5987 114	2	NW	100mm	Brick support column

**Table 3 Structure recording digital photograph register**

**PLATES**



**Plate 1 Cellar steps, facing east, scale unit 500mm**



**Plate 2 Bay wall and blocked lightwell, facing north-east, scale unit 500mm**





**Plate 3 Blocked doorway, facing north-west, scale unit 100mm**



**Plate 4 Chimney opening, facing north-west, scale unit 500mm**





**Plate 5 Support column, facing north-east, scale unit 100mm**



**Plate 6 Partition wall and later addition to left, facing north-east, scale unit 500mm**



**Plate 7 Well or tank feature, facing north-west, scale unit 100mm**





**Plate 8 Well and surface drain, facing north, scale unit 100mm**



**Plate 9 20th century bench or platform, facing north-west, scale unit 100mm**



**Plate 10 Test pit 1 early deposits, facing north-west, scale unit 100mm**





**Plate 11 Test pit 1 wall base, facing north-west, scale unit 100mm**



**Plate 12 Test pit 1 brick floor & modern excavation, facing north-west, scale unit 100mm**



**Plate 13 Test pit 2 early deposits, facing north-east, scale unit 100mm**





**Plate 14 Test pit 2 north-west facing section, facing south-east, scale unit 100mm**



**Plate 15 Test pit 3 culvert, facing north-east, scale unit 100mm**





**Plate 16 Test pit 3 culvert (internal), facing north-east, scale unit 100mm**



**Plate 17 Test pit 3 after excavation, facing north-east, scale unit 100mm**



FIGURES



Figure 1 Site Location

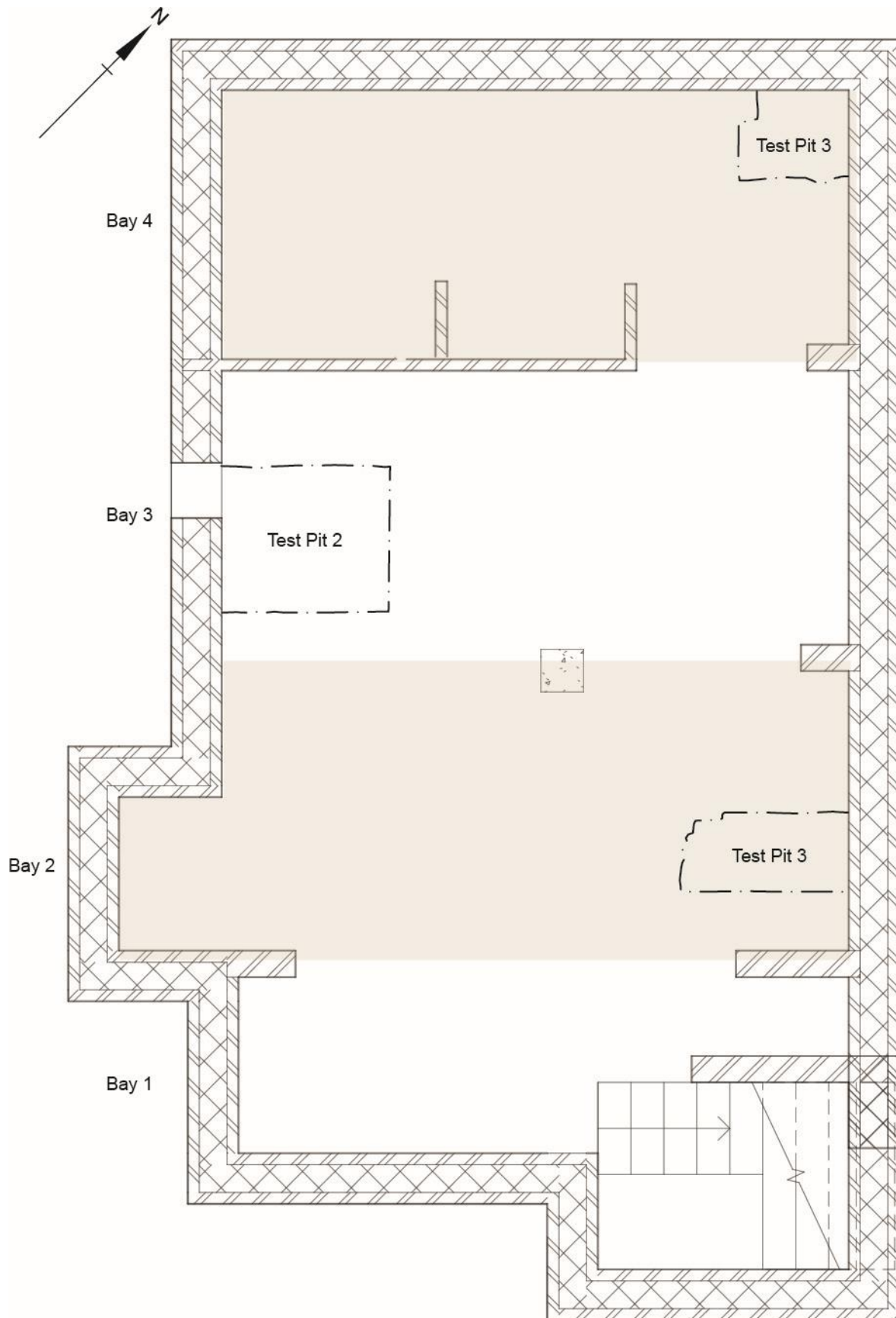


Figure 2 Works Location 1:50 (After 17/01171/FUL Drawing GA 100)



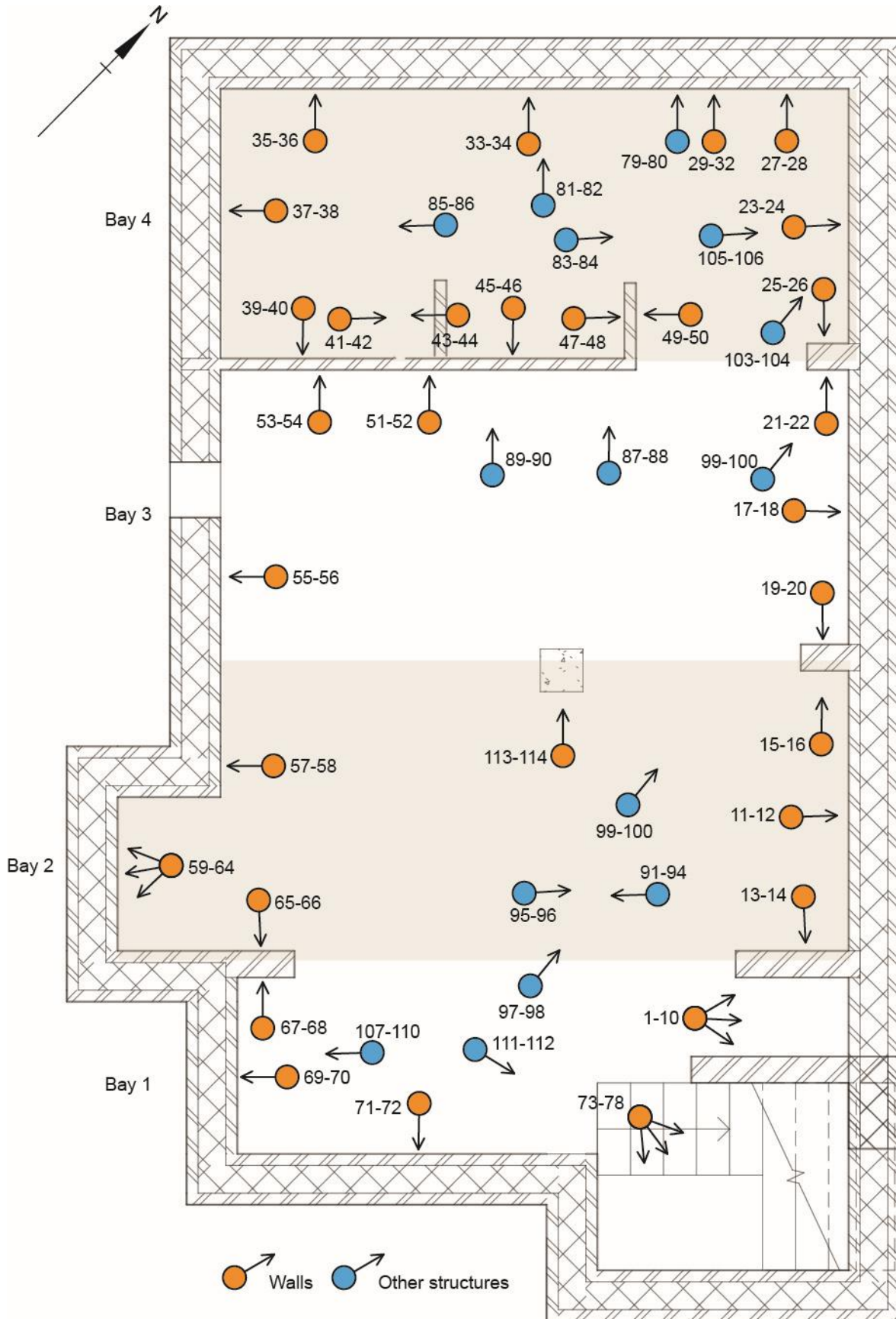


Figure 3 Photograph Locations 1:50 (After 17/01171/FUL Drawing GA 100)

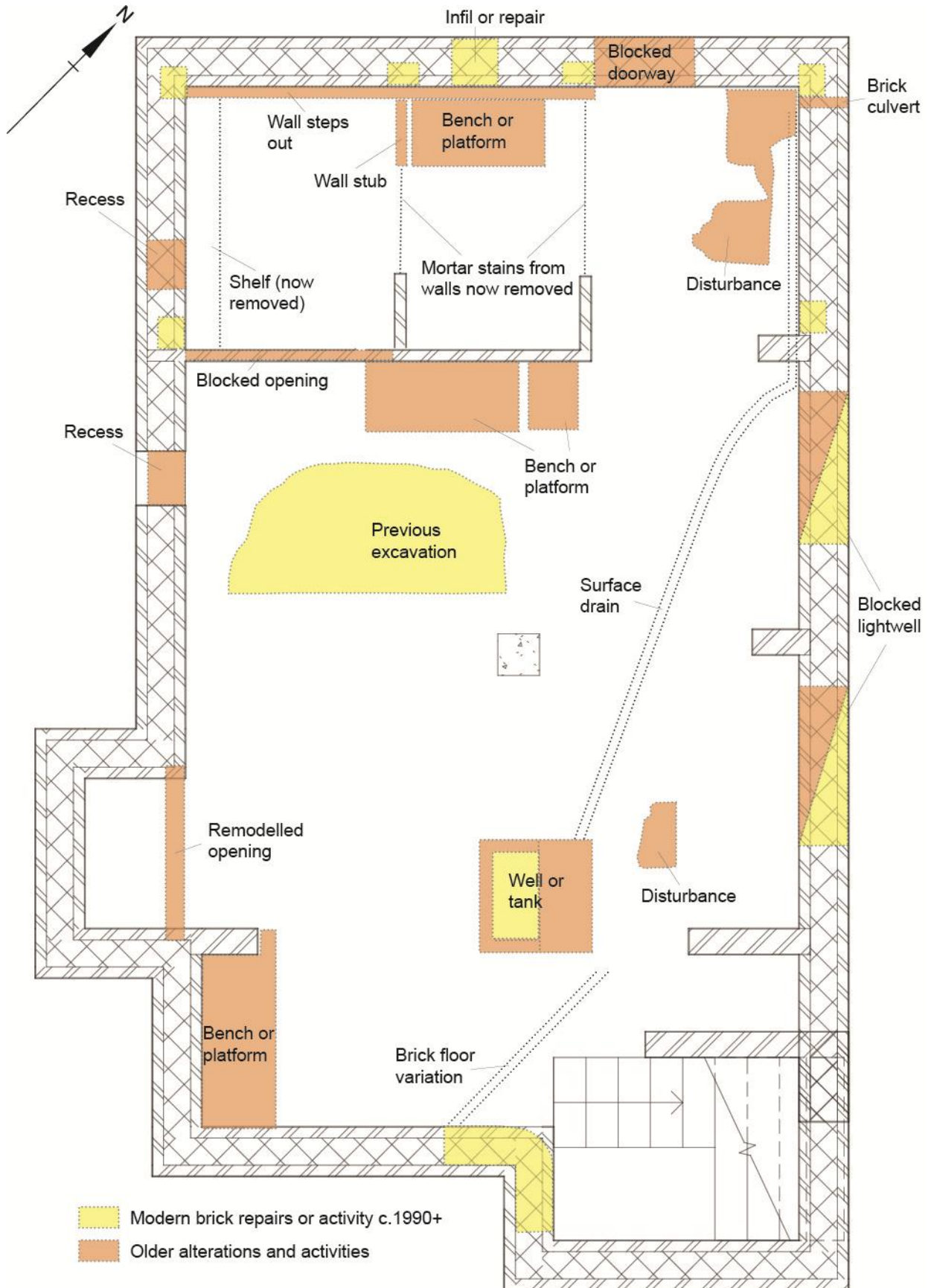


Figure 4 Basement Recording Results 1:50 (After 17/01171/FUL Drawing GA 100)