

RECORDING AND ASSESSMENT  
OF FARM BUILDINGS AT  
BUSHBURY HALL,  
BUSHBURY,  
WOLVERHAMPTON

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Illustrated by Carolyn Hunt

19th January 2004

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Project 2468  
Report 1210  
SMR BL 716

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# **Recording and assessment of farm buildings at Bushbury Hall, Bushbury, Wolverhampton**

**Shona Robson-Glyde**

## **Part 1 Project summary**

A building recording survey and desk-based assessment was undertaken on farm buildings adjacent to Bushbury Hall, Bushbury, Wolverhampton (National Grid reference SJ 9258 0252). It was undertaken on behalf of James Dunn, who proposes conversion of the buildings for which a planning application has been submitted. The project aimed to record the farm buildings and to assess their significance to aid determination of the development proposals and to assess the potential for the location of buried archaeological deposits.

The recording and assessment of the farm buildings at Bushbury Hall has shown that, whilst the buildings may appear to be of little interest, they were constructed as a model farm. These architecturally designed and built farms were a forerunner of the agricultural revolution that took place within the late eighteenth and nineteenth centuries. The Hall was part of a landscape dating back to the early medieval period with a settlement that had shrunk and evolved throughout the later medieval and post medieval times to become a rural oasis within the conurbation of Wolverhampton.

## Part 2 Detailed report

### 1. Background

#### 1.1 Reasons for the project

A pre-determination building recording survey and desk-based assessment was undertaken on farm buildings adjacent to Bushbury Hall, Bushbury, Wolverhampton (NGR SJ 9258 0252), on behalf of James Dunn. He intends to convert the buildings and has submitted a planning application to Wolverhampton City Council, who consider that a site of archaeological interest may be affected (Black Country SMR 6773).

#### 1.2 Project parameters

The project conforms to the *Standard and guidance for archaeological desk-based assessment* (IFA 1999) and the *Standard and guidance for the archaeological investigation and recording of standing buildings or structures* (IFA 1999).

The project also conforms to a brief prepared by the Black Country Archaeologist on behalf of Wolverhampton City Council (WCC 2003) and for which a project proposal (including detailed specification) was produced (HEAS 2003). The brief is included as Appendix 1.

#### 1.3 Aims

The aims of the project were to “record the farm buildings and to assess their significance to aid determination of the development proposals (and to) assess the potential for the location of buried archaeological deposits” (WCC 2003, 3.1). The purpose of this was to establish the significance of the barns, since this would make it possible to recommend an appropriate treatment, which may then be integrated with the proposed development programme.

## 2. Methods

### 2.1 Documentary search

Prior to fieldwork commencing a search was made of the Sites and Monuments Record (SMR). In addition the following sources were also consulted:

#### *Cartographic sources*

- Ordnance Survey maps of 1884, 1903, 1923, 1937 (1: 2500 scale) and 1999 (1: 50,000 and 1:25,000 scales)

#### *Documentary sources*

- Wolverhampton Archives and Local History Centre had a number of sources that were consulted. These are listed below in Table 1.

*Table 1 Archives information*

Document reference	Title/Description	Date
CC-STAFFS/B/2	Sale of small holdings at Bushbury to Wolverhampton Corporation (Bushbury Hall Farm)	1936-37
CC-STAFFS/J/3	Provision of small holdings at Bushbury Hall Farm	1911-1913
D-NAJ/C/1/BU4	File BU4: Bushbury Hall Farm valuations and sales	1899-1921
D-NAJ/C/1/HI5	File HI5: Hinckes Trustees, estates at Tettenhall and	1894-1895

	Bushbury	
D-NAJ/C/1/HI8	File HI8: Valuations, sales and farm vouchers at Bushbury Hall Farm	1922-1928
D-NAJ/C/1/ST1	G J Stokes : sale at Bushbury Hall Farm	1895
D-NAJ/C/7/3/1	The Lovatt family: correspondence relating their holdings (Sale of Bushbury Hall Farm and compensation to J G Stokes by Henry Lovatt)	1885-1887
D-NAJ/F/1/26	Sales material (inc. Bushbury Hall Farm)	1911
D-NAJ/F/1/43	Sales material (inc. Bushbury Hall Farm)	1928
L07CHR (Microfilm)	Wolverhampton Chronicle	1790
L9	History and Antiquities of Staffordshire (Rev Stebbing Shaw)	1812
S63	General view of the Agriculture of the County of Stafford (W Pitt)	1796
S63	Staffordshire Farming 1700-1840	1973
S63	Staffordshire Farming since 1840	1973

- Domesday (Morris 1976).
- Bushbury history (Chatwin 1991)

## 2.2 Fieldwork

### 2.2.1 Fieldwork strategy

A detailed specification has been prepared by the Service (HEAS 2003).

Fieldwork was undertaken between 1<sup>st</sup> and 4<sup>th</sup> December 2003. Wolverhampton Archives were visited on 17<sup>th</sup> and 19<sup>th</sup> December.

Analysis of the development of the buildings, annotation of existing survey plans and a photographic survey were carried out. Colour photographs and slides were taken using 35mm cameras with zoom lenses. Digital photographs were taken using a Fujifilm Finepix S602zoom camera. The photographs can be seen in Appendix 3.

A walkover survey was carried out on the site to assess the likelihood of surviving below ground archaeological features. Notes were taken on the day sheets.

### 2.2.2 Structural analysis

All fieldwork records were checked and cross-referenced. Analysis was effected through a combination of structural evidence, allied to the information derived from other sources.

## 2.3 Artefacts

## 2.4 Building recording

The project conformed to the specification for level 3 survey as defined by the Royal Commission on the Historic Monuments of England (RCHME 1996) but with the following exceptions.

- The first floors of units 2 and 6 were not accessible.

## 2.5 The methods in retrospect

Having undertaken the project the following comments may be made with regard to the methods adopted. The first floor of unit 2 was only accessible by climbing loose hay bales. It may have been possible to use the hay bails for access, however the decision was made on site that it would be too

dangerous to try to access the first floor of the unit by using the hay bails and no other access was available. Therefore the first floor interior was not photographed. The first floor of unit 6 had an access hatch in the floor but there was no way to reach the hatch from the ground floor. Therefore the first floor interior was not photographed.

The inaccessibility of the first floors of units 2 and 6 did mean that a full photographic survey could not be carried out. However units 2 and 6 were photographed from the exterior. In the case of unit 6 this external photography gave a better idea of the original form of the building as the internal floor was added at a later date. Overall only a minor extent of the buildings was affected and this was not considered to significantly impede the aims of the building recording.

### 3. Topographical context

Bushbury is situated within the unitary authority of Wolverhampton and was formerly in the county of Staffordshire. It is to the north-east of Wolverhampton City (Fig 1) and is within the ecclesiastical parish of Bushbury with Essington. The parish is five miles wide (east to west) and three miles deep (north to south). It is split between two hundreds (sub-county administrative units) with Essington manor at the east end in Cuttlestone Hundred and all the rest in Seisdon Hundred. The land rises gradually from west to east with Bushbury Hill in the east. The area of study is located immediately to west below Bushbury Hill. Bushbury Hall (SMR BL 406) lies to the immediate north west of St Mary's Church (SMR BL 404) and the barns (SMR BL 6773) are to the immediate north of Bushbury Hall

### 4. Historical context

#### 4.1 Research

Archaeological sites registered with the SMR and within 250m of the study area are summarised in Table 2 and more detail is given in Appendix 2. Only one site (SMR BL 6773) lies within the study area.

Table 2 Sites registered with the SMR

SMR reference	OS grid reference	Site name and description	Date
SMR BL 404	SJ 9244 0247	St Mary's Church, Bushbury. Listed grade II* listed building with 14 <sup>th</sup> century nave and 15 <sup>th</sup> century tower fabric. Restored in 19 <sup>th</sup> century. 15 <sup>th</sup> century hammer-beam chancel roof and late Norman font.	Medieval
SMR BL 406	SJ 9254 0247	Bushbury Hall. Listed grade II. 17 <sup>th</sup> century house with late 18 <sup>th</sup> century frontage to west – brick with ashlar dressings. Five windows in frontage and door with fan lights.	Post-medieval
SMR BL 2517	SJ 9243 0245	Cross in churchyard of St Mary's Church. Listed grade II. Round, plain, stone base, plinth and shaft of cross.	Early medieval – Dark Age
SMR BL 2540	SJ 923 0246	Bushbury Moat. 60 yards west of St Mary's Church. No surviving remains but seen in 1801.	Medieval
SMR BL 6331	SJ 924 024	Deserted settlement. Documentary evidence for Saxon settlement held by Wulfric called 'Byscopsbyrie'. Earthworks to north of church suggest deserted medieval settlement.	Early medieval – Medieval
SMR BL 6773	SJ 9258 0252	Farm buildings north of Bushbury Hall. Listed grade II. Late 18 <sup>th</sup> century brick buildings. U-shaped plan organised around a courtyard open to south.	Post medieval
SMR BL 6823	SJ 927 024	Field. Containing pillow mounds, old boundaries and house platform.	Post medieval – modern
SMR BL 6825	SJ 924 025	Field. Containing remains of house platforms	Medieval

		and deserted settlement.	
SMR BL 6826	SJ 924 025	Field. Containing outline of land parcel shown on tithe and lines of old boundary and road.	Unknown
SMR BL 6827	SJ 926 025	Field. Containing lines of old boundary and road, mounds and ancient banked boundary.	Unknown
SMR BL 6828	SJ 928 026	Field. Containing boundary bank.	Unknown
SMR BL 6830	SJ 926 027	Field. Containing boundary bank.	Unknown
SMR BL 6863	SJ 9237 0250	Bushbury Library. Formally school of Victorian period. Separate boys and girls entrances and later extension.	Late post medieval
SMR BL 8692	SJ 9240 0250	Pound. No evidence surviving. Shown on map of 1837.	Post medieval

## 4.2 Historical discussion

Bushbury is first recorded as *Biscopesberie* in Domesday Book (Morris 1976). The form of the name suggests that Bushbury was formerly held by a pre-Conquest bishop of Lichfield, but Domesday Book shows that in 1086 Bushbury was divided between two landowners and also (unusually) between two hundreds. In Seisdon Hundred, William fitz Ansculf held 2 hides and 2 ½ virgates of land (over 250 acres), valued at 20 shillings (Morris 1976; 12, 19). In the same hundred the Canons of Wolverhampton held one virgate of land (c20-30 acres) worth a modest 12d. In Cuttlestone Hundred, William held another virgate of 'waste', or uncultivated land (Morris 1976; 12, 22). In both his holdings, William's lordship was exercised through under-tenants, and below them were a small number of villagers, cottages and slaves. Taken together, the Domesday entries for Bushbury suggest a small, thinly populated township containing a mixture of arable land, pasture and meadow. No settlements, as such, are recorded in the Domesday entries. The presence of an Anglo-Saxon cross (SMR BL 2517) and 19<sup>th</sup> century descriptions of St Mary's Church suggest that it was of late Anglo-Saxon origin (Chatwin 1991), and by analogy with other parts of the West Midlands, it may have become a focus for later settlement.

The evidence of building platforms and earthworks to the immediate north of the church (Fig 2) suggest that there was a medieval settlement on this site. The fields to the east and west still contain the boundaries of the medieval strip fields that were common at this. The church was possibly first constructed in the late Anglo-Saxon period but was later enlarged in the Norman period. It has a late Norman font and some Norman stonework rebuilt into the later fabric. By the 1290s the church had passed in to the hands of the Augustinian Canons at Baswick Priory, Staffordshire (Taxatio Database, 2004). In the 14<sup>th</sup> century the church was enlarged and the current chancel was constructed around 1350. The later medieval history of Bushbury has not been studied in detail but certain inferences can be made by the topography of the settlement and by comparison with other work on similar settlements in the area. In the later medieval period the village shrank due to demographic and social influences such as the plagues, changes in farming practices and the growth of towns. The church was again enlarged in the 15<sup>th</sup> century by the construction of a tower. By the post-medieval period the strip fields were beginning to be enclosed into larger fields. This process continued throughout the 18<sup>th</sup> and 19<sup>th</sup> centuries. The settlement around the church may have ceased to exist by the 17<sup>th</sup> century but it was at this time that the manor of Bushbury Hall was constructed. This was probably a replacement for a much earlier building on the site.

Bushbury Hall is a listed building (DoE 2000a, 895-1/2/42) dating at least to the 17<sup>th</sup> century with a late 18<sup>th</sup> century front range. King Charles stayed at Bushbury Hall during May 1645 whilst moving his army north from Oxford. At this time it was owned by the Grosvenor family and had been for over a hundred years. Prior to this it had been in the hands of the Bushbury's. In 1721 the last Grosvenor died child and heir less and the manor was sold to Edward Chandler, Bishop of Lichfield. In 1750 Edward Chandler's son, Richard, inherited Bushbury Hall and then in 1751 he also inherited Staveley Park, Derbyshire, through his sister's marriage to Sir James Cavendish. When Richard died in 1769, his wife sold Bushbury Hall to William Huskisson of Oxley Manor also in Bushbury Parish. After the death of William in 1781, and his son in 1790, his grandson decided to sell the manor and advertised in the Wolverhampton Chronicle on 28<sup>th</sup> July 1790 (Chatwin 1991). It included a description of the house, barns and land.



## 'LOT II

A most desirable farm, situate at Bushbury, within the said Manor, comprising an excellent modern built Mansion-house, called Bushbury Hall, situate on an eminence, commanding a most beautiful and extensive prospect over the adjacent country, with all necessary and suitable barns, stables and other out-offices, and an excellent walled garden, well stocked with the choicest fruit-trees, with two small tenements and gardens, and about 254 acres of rich arable, meadow and pasture land; together with the tythes of corn and grain issuing out of and payable for the same, now in the occupation of Mr. John Corser, which he holds by lease for eleven years, which commenced on Lady Day last. Also the tythes of corn and grain issuing out of and payable for two farms in Bushbury aforesaid, called Elston Hall and the Mill Farm, belonging to Lincoln College, Oxford, and now in the occupation of Mr. Henry Chamberlain, and the tythes of corn issuing out of and payable for a farm called Low Hill Farm, belonging to the devisees of the late Mr. William Kempson, deceased, and now in the possession of Mr. Thomas Baker, containing together about 211 acres.

Bushbury Hall Farm pays the sum of 11s-3d yearly, in lieu of vicarial tythes' (WALHC, L07 CHR).

Peter Hinckes of Tettenhall Wood (also in Wolverhampton) bought the manor. The Hinckes family owned the estate until it was sold to Staffordshire County Council in 1911. The farm had been tenanted from at least the 1890s with the Hinckes living elsewhere on their lands. It was tenanted to G J Stokes in the 1890s who passed the tenancy on to H Cox in 1895, it was then passed to E S Thompson in 1899, H Hitchen in 1907, W B and W H Hill in 1923. Staffordshire County Council sold the farm in 1937 to the Wolverhampton Corporation for £20,000. Bushbury Hall and the farm buildings are now surrounded by the outlying estates and shops of Wolverhampton. The small patch of green fields and farm buildings are a reminder of how the area of Bushbury used to be.

## 5. Building recording and assessment

### 5.1 Building description

Bushbury Hall barns were constructed in the late 18<sup>th</sup> century. Probably at the same time as the frontage of Bushbury Hall was being added to the 17<sup>th</sup> century house. The barns are situated to the north east of Bushbury Hall. They are arranged around a rectangular foldyard. The barns are listed grade II and are described in the listing as:

'Late 18<sup>th</sup> century. Brick with cornices and tile roofs. U-plan with 3 ranges round courtyard open to south. East range of 2 storeys; centre breaks forward under ashlar impost band of central round-headed entrance which projects under gable, now blocked; large segmental-headed entrance to left, segmental-headed stable doors and casemented pitching holes. North range lower to left; segmental-headed entrance, blocked with inserted doors to right; rear has large blocked elliptical-headed entrance and 3 elliptical-headed openings to right end. Single-story west range has taller gabled bay with pitching hole; segmental-headed entrances and windows; rear has pitching holes to gables. INTERIOR has queen-post trusses with collars, the queen posts not supporting purlins or rafters. Included for group value' (DoE 2000b 895-1/2/43).

### 5.2 Farm buildings

All of the barns at Bushbury Hall were constructed in the late 18<sup>th</sup> century and comprises of three ranges in U-shape around a central foldyard. The barns were built as individual units, presumably at separate times, but they have common details throughout. The individual units can be readily identified by the various building breaks (Figs 7 - 10) indicating that construction was not necessarily entirely contemporary but is likely to have taken place over a relatively short period of time. Therefore it is not possible to provide a phase plan or sequence of building. Below is provided a description of the barns and outlines of any changes that have been made to the original form and function. Annotated ground plans and elevations are included in Appendix 3 as Figures 7 - 10. Photographs of the buildings are included in Appendix 4 as Plates 1 - 60.

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### 5.2.1 West range

The west range of buildings consists of a tall central section flanked by two single storey sections. The entire range was designed symmetrically as were the individual sections of it. It has the same segmental arched heads to the doors and windows and dogs tooth eaves cornices throughout. The southern section of the west range (Plate 1), on its east elevation, has a central door flanked by two six light windows on either side. The west elevation is very plain and has only two ventilation hatches at the top of the wall (Plate 2). The roof is supported on king-post trusses. Originally the building was used as a cow house but in the 20<sup>th</sup> century it had divisions inserted for use as a stable. It currently contains three stalls and has a concrete floor with a concrete drain (Plate 3).

The central section of the west range (Plate 4) is much taller than the north and south sections and it also stand proud of them. Its east elevation originally had a segmental arched head door flanked on each side by one six light segmental arched head window. This section has a first floor and the east elevation contains a pitching eye and a semi-circular opening (Plate 5) whilst the west elevation only has a pitching eye (Plate 6). The building was originally used as a hay barn on the first floor and for storage on the second floor. In the 20<sup>th</sup> century the ground floor had double-doored openings added to its east and west elevations for use as a cart shed. On the east elevation, this caused the door and southern window to be joined together to form one large opening (Plate 7). At a later date the opening on the west elevation was blocked and the ground floor is now used for hay storage but there is no safe access to the first floor (Plate 8).

The northern section is a duplicate of the southern one (Plate 9). It has the same symmetrical frontage on the east elevation and the west elevation also has two ventilation hatches (Plate 10). This northern section was also originally a cow house but it is currently being used for hay storage (Plate 11). The original doorway from the central section has been covered and a new doorway was inserted in the same wall on the opposite side of the building (Plate 12).

Attached to the southern gable of the south section is a later addition (Plate 55). This building was constructed of modern London brick in the mid to late 20<sup>th</sup> century and it has a single pitch roof. It was used as a form of shelter shed, possibly a lambing or calving shed, and the interior was very plain (Plate 56).

### 5.2.2 North range

The north range of the buildings is divided into sections. These have the same segmental arched head openings and dogs tooth eaves cornice as the west range although this north range was not designed symmetrically.

The western section (Plate 13) is adjoined to the north elevation of the northern section of the west range. The building is split into halves separated by a staircase leading to the first floor (Plate 14). The south elevation originally had two segmental arched head doors one leading to the east half and one to the staircase. These doors also had a segmental arched head window to each side of them. The north elevation ground floor originally had three arched openings to the west half and a small first floor window with a segmental arched head (Plate 15). The east half has a pitching eye on the first floor and a segmental arched head doorway (Plate 16).

The ground floor of the west half was originally used as an implement shed. Ploughs and other large tools were stored in the building. A doorway led from the implement shed, beneath the stairway to the east half of the west section (Plate 17). Another doorway led into the northern section of the west range (Plate 18). The first floor was used as a granary and had a semi-circular opening (Plate 19) into the northern section of the west range, probably to allow air to circulate. Granaries were important to the economic success of a farm. The threshed grain was both the farmer's main cash crop and the seed for future crops. If the grain got damp, was eaten by rats or stolen by thieves than the farm could fail financially. Therefore the granary was generally located on a first floor in a building that would allow air circulation and had a staircase that could be secured or incorporated a kennel to house dogs for protecting the crop. The west half of the western section of the north range has queen post roof trusses (Plate 20). The ground floor of this was later converted for use as a cow house. This involved the

blocking of the arches and the two doorways. A feeding trough (Plate 21) was inserted against the blocked arches and a brick floor and drain were put in (Plate 22). Currently this section is not used but the feeding trough has been removed and the central arch has been unblocked and had double doors inserted (Plate 23) so the room could be used for storage.

The east half of the west section was used for hay storage on the first floor. A ladder led up from the ground floor to the first floor to allow access to the hayloft (Plate 24). It is probable that the ground floor was used as an animal shed. Currently it is being used for the storage of car parts (Plate 25). The pitching eye on the first floor has been covered over (Plate 26) so this half was most recently used for storage rather than as a hayloft.

The eastern section of the north range (Plate 27) is split into two halves by an inserted wall. The south elevation shows a large segmental arched head doorway (Plate 28). A similar doorway on the north elevation (Plate 29) mirrors this opening. This shows that this section of the north range was probably a threshing barn but would have been used for a different crop than the main barn (Unit 6). This large space was divided into two halves by the insertion of a dividing wall. The west half ground floor is currently used as a garage (Plate 30). The east half south elevation had a door inserted into the wall after the division was added. This half was last used as an office (Plate 31) and a tool store. Previously however the building was used as an animal house and had a feeding trough added against the north wall. The first floor of the east section of the north range (Plate 32) was created by the insertion of a floor in the threshing area. The roof has queen post roof trusses and the blocked doorways can be seen more easily from the first floor also (Plate 33). There is no evidence to the function of this building.

### 5.2.3 East range

These buildings arranged along the east side of the yard also exhibit the same architectural elements, of the segmental arched head openings and dogs tooth eaves cornice seen in the other two ranges to this range. However, the central section of this range, which is designed symmetrically, has different arches. The west elevation of the buildings is partially obscured by a later extension of stables and a shelter shed and the east elevation is almost completely covered by the later shed of the car repair workshop.

The northern section of the east range (Plate 34) has a large segmental arched head doorway in its west elevation (Plate 35) and another to match on the east elevation (Plate 36). These doors are central to a large open space (Plate 37). This building was used as a threshing barn. The threshing barn consisted of a central floor with side chambers. Large double doors allowed carts to enter, unload sheaves of corn and leave without turning round. The sheaves were stacked in the side chambers and allowed to dry. Openings on the building elevations, such as honeycomb brickwork (Plate 38), allowed air to circulate and aid the drying process. Threshing took place on the central floor, which was either stone or wood. A hand flail was used to thresh the corn. In order for this to be carried out a space twice the height of a man needed to be free above the floor to allow for the swing of the hand-flail. This was made of a yard of heavy wood attached to a long wooden handle with an eel skin joint. It was flung into the air above the thresher and brought down onto the sheaves lying on the threshing floor, beating the corn from the stalks. The chaff (cornhusks) had to be separated from the seeds and straw after threshing. This process, called winnowing, took place by opening one set of double doors and a small door in the other set to create a through draught. The straw was thrown into the air, using a winnowing spade, allowing the chaff to be blown away in the draught, the corn to fall to the floor and the lighter straw to fall on top. The straw was then stored in one of the side chambers of the barn and the corn was collected and stored in a granary. In the 20<sup>th</sup> century this section of the east range had a floor inserted and was used as a workshop on the ground floor (Plate 39). There was no access to the first floor but its function required the addition of a new doorway on the north gable (Plate 40), the insertion of which required that the top part of the gable be rebuilt.

The central section of the east range (Plate 41) is obscured on both east and west elevations by later buildings. However it is possible to distinguish the form of the structure from the west elevation. This unit was designed symmetrically around a large semi-circular arched head opening (Plate 42). This is flanked by two semi-circular arched head windows on the ground floor and two smaller semi-circular arched head windows on the first floor. This section was probably used for hay storage on the first

floor and as an animal shelter on the ground floor. The building was last used as a pigsty (Plate 43). This meant that in the 20<sup>th</sup> century, internal divisions were added to create four pigsties with troughs (Plate 44). The first floor is currently unused but is a large open space, which allows views of the queen post roof trusses (Plate 45). Around the time of the conversion of the building to a pigsty, an intermediate floor was inserted below the first floor. A metal staircase was added leading from the ground floor to this intermediate floor (Plate 46). This space (Plate 47), which is only tall enough to crouch in, can not have been in everyday use if it was used at all. It may have been inserted to provide a smaller area on the ground floor, which would therefore be easier to keep warm for the animals housed inside. Presumably also at this time, and for the same reason, the windows had casements added to them. On the ground floor this caused the arches to be cut (Plate 48).

This southern section of the east range has an unsymmetrical frontage (Plate 49). It has two small semi-circular arched head windows on the first floor, following those of the central section, and originally had two segmental arched head windows on the ground floor, one of which is now a door. The main door is off-centre between the two ground floor windows. This section was originally used as a single stable. Its current usage as two stables was created by the insertion of a dividing wall. The southern stable is the smaller (Plate 50) and has a metal hayrack attached to the wall. The northern stable is more like a traditional stable. It has a brick floor with a drain in it, a feeding trough below a hayrack and dividing bars to separate the horses (Plate 51). These changes probably occurred in the late 19<sup>th</sup> century to early 20<sup>th</sup> century. This stable has also had a staircase added into its corner (Plate 52) that led to the first floors of this section and the central section. This southern section of the east range has queen post roof trusses (Plate 53) and has been divided into two separate rooms on the first floor, by the insertion of a wall. These rooms were used for hay storage and a taking-in door was added to the south gable (Plate 54) to allow for the movement of hay.

Against the west elevation of the east range is a lean to structure (Plate 57) constructed of modern brick in the mid to late 20<sup>th</sup> century with the end walls and brick piers built using the same bricks. It was originally open to the west and was used as a shelter shed like the northern section still is (Plate 58). At a later date the southern section was divided into individual stables, which are still used as such (Plate 59).

## 6. Discussion and significance

Prior to the barns being constructed, Bushbury Hall was a home farm, consisting of a manor and associated farm buildings. The manor was originally approached from the south and at the time of its founding it was bounded to the west by the church, to the north-west by a medieval settlement and to the east by Bushbury Hill. The only position for its associated farm buildings to be placed is in the position of the current barns. Although the barns are situated close to earthworks relating to a medieval settlement, it is unlikely that any significant buried deposits survive in the area of the barns. The ground slopes gently down to the west and the platform for the barns cuts into this slope removing or at least disturbing any buried remains whether they relate to the medieval settlement or the previous barns. The Ordnance Survey maps of 1884-1937 (Appendix 3, Figures 3 - 7) show a number of buildings constructed and then demolished within the central yard and surrounding the east face of the buildings. All of this would have had a significant effect on any earlier buried remains.

In the late 18<sup>th</sup> century the barns at Bushbury Hall were built. At this time William Huskisson and his son owned the Hall. The Hall was obviously prosperous enough to extend the farm in this way as by allowing the barns to be constructed they were probably replacing earlier structures. The front range of the house was also built at this time. The date of the barns and house has to be prior to 1790 when the manor was described in the advertisement in the *Wolverhampton Chronicle* (WALHC, L07 CHR) and sold to Peter Hinckes. The barns at Bushbury Hall were all constructed at around the same time and have elements that are carried through all of them, such as the dog's tooth eaves cornice and the window and door openings. This date for their construction and their layout suggests that the barns were constructed as part of a model farm. Model farms were built by wealthy landowners between about 1750 and 1820. Their construction was the forerunner of the 'agricultural revolution' when farming became a scientific and technological process. Model farms consisted of an entire home farmstead (including house) being architecturally designed and built on an estate. The buildings have architectural elements of their appearance, architectural characteristics, that are carried throughout and

the layout of the buildings was designed to be efficient as well as aesthetic. These buildings are not ostentatious but are intended to be the hallmark of the property. At Bushbury Hall the farmstead was a new design and layout of buildings intended to be an efficient working farm but also 'being a business geared for production and profit' (Barnwell and Giles 1997, 148). It has been said of model and planned farms that 'more than any other group of 18<sup>th</sup> century buildings, they reflect contemporary aesthetic ideals and socio-economic theories' (Wade Martins, Lake and Hawkins 1997, 2). Whilst Bushbury Hall was in existence at the time of the barn construction a new frontage to the main house was also built in a similar style to the barns. This gives the impression that the entire farmstead was of the same date.

The results of the survey and assessment also indicate that the site is particularly important with regards to its rarity as one of very few surviving sites of a rural nature in the Wolverhampton area. Until the 1930s much of the northern part of Wolverhampton had open fields with dispersed farms spread through them. The survival of Bushbury Hall as an example of this type of settlement, and as a rural oasis within the conurbation of Wolverhampton is significant for the local and regional architectural character. The farm buildings are listed and are therefore regarded as of importance and indicate that these buildings are vulnerable to change that could alter their character and fabric.

The survey and assessment of the farm buildings at Bushbury Hall has provided information on the agrarian development and history of northern Wolverhampton. This area was formerly in Staffordshire and therefore the work can be added to the information detailed in *The development of farm buildings in western lowland Staffordshire up to 1880* (Peters 1969). This work provides a base on which to compare any detailed study of farm buildings. Whilst the boundaries of the work do not reach as far south as Wolverhampton and its environs, the topography and settlement pattern are similar. The survey and assessment of the farm buildings at Bushbury Hall has also given more information about the history of Bushbury and its development and can be used alongside *Bushbury: parish and people* (Chatwin 1991). This work has provided an overall history of the parish without concentrating on a particular area and also does not include the history of the area prior to 1550. The survey and assessment of the farm buildings at Bushbury Hall has allowed more information to be gained about the medieval periods and the use of land at that time.

## 7. Mitigation

The following identifies those aspects of the barns that are regarded of most importance and may require consideration in any proposed design.

- Retaining the general layout of the buildings arranged around three sides of an open yard.
- Whereas originally the yard would have been open there is the historic precedence provided by the construction of later buildings within it.
- There is no historic precedence for subdivision of the yard by fences.
- The barns contain common architectural details (dogs tooth eaves cornices and segmental arched head openings).
- The design of each of the individual buildings. This is a reflection of the function it was used for.
  - Arches of the implement shed.
  - Honeycomb brickwork of the threshing barns.
  - Large openings of the barns.
  - Central doorways of the cowsheds.
- The building breaks and different functional forms should facilitate appropriate subdivision.

- In considering the treatment of the west elevation it should be taken into account that it is visible from the road and the track to Bushbury Hall. It is the least altered elevation and it is possible to see that the buildings form a model farm by their symmetrical appearance.
- A number of doors have been added to the buildings in the past and then been blocked. These openings could be utilised instead of adding more openings to the original structure.
- Whilst the area has been heavily disturbed and survival of deposits is not considered to be good, it is possible that some remains may still survive in some places.
- The barns are adjacent to earthworks relating to a medieval settlement which may have extended into this area. The remains of earlier farm buildings associated with Bushbury Hall may also be in this area. Whilst it is considered that there is little likelihood of significant buried remains surviving in the area of the buildings it is possible that small pockets of archaeological deposits could have survived. Due to the likely extent of disturbance, it is considered that field evaluation is not justified but a watching brief on any ground works could be useful.

## 8. Publication summary

The Service has a professional obligation to publish the results of archaeological projects within a reasonable period of time. To this end, the Service intends to use this summary as the basis for publication through local or regional journals. The client is requested to consider the content of this section as being acceptable for such publication.

*Building recording and assessment was undertaken on behalf of James Dunn at Bushbury Hall, Bushbury, Wolverhampton (NGR ref SJ 9258 0252; SMR ref BL 6773). The farm buildings at Bushbury Hall were built in the late 18<sup>th</sup> century as part of a model farm. This was designed and built architecturally with elements that are used in every building and were a hallmark of the estate they were built upon. The barns were possibly a replacement for earlier farm buildings associated with Bushbury Hall. The site remains a rural oasis within the conurbation of Wolverhampton.*

## 9. The archive

The archive consists of:

- 2 Fieldwork progress records AS2
- 5 Photographic records AS3
- 1 Colour transparency film
- 3 Colour photographic film
- 4 Scale drawings
- 1 Computer disk

The project archive is intended to be placed at:

Wolverhampton Archives and Local Studies Centre  
42-50 Snow Hill  
Wolverhampton  
WV2 4AG  
Worcestershire DY11 7XZ  
Tel (01902) 552480

SMR BL Numbers prefixed with 'BL' are the primary reference numbers used by the Black Country Sites and Monuments Record.

WALHC Wolverhampton Archives and Local History Centre

14. **Appendix 1 Wolverhampton City Council Brief**



## **Brief for assessment and recording of farm buildings by Bushbury Hall, Wolverhampton**

### **1. Background**

- 1.1 Proposals for conversion of farm buildings by Bushbury Hall, Wolverhampton, are currently under discussion.
- 1.2 The farm buildings are of late 18<sup>th</sup> century date and are listed Grade II.
- 1.3 Accordingly Wolverhampton City Council have recommended that the buildings be assessed and recorded ahead of determination of the development proposals.

### **2. Site Location and Description**

- 2.1 The farm buildings lie immediately north of Bushbury Hall at SJ92580252. They are of U-plan with three ranges set around a courtyard and open to the south, towards Bushbury Hall.

### **3. Requirements**

- 3.1 The purpose of the work is to:

- (1) record the farm buildings and to assess their significance to aid determination of the development proposals

- (2) assess the potential for the location of buried archaeological deposits

Desk-top study

- 3.2 A study of existing documentary records, especially the cartographic evidence, to gather information about past land use on the site, paying particular attention to existing and former buildings. Wolverhampton Archives and Local Studies Centre (tel: 01902 555480) should be visited and a printout of records for the area in the Black Country Sites and Monuments Record (tel: 01902 555493) should be obtained.

Building Assessment

- 3.3 An assessment of the date, nature and significance of the standing buildings in order to establish buildings/features which should be retained during the development and buildings/features which should be recorded ahead of and/or during development.

- 3.4 Recording of the standing buildings to RCHM(E) Level 3 and recommendations as to any further recording necessary during development.

#### Archaeology

- 3.5 An assessment of the area covered by the development in order to establish whether archaeological deposits relating to the earlier history of the area are likely to be located in the area and their potential survival conditions.

- 3.6 If there is the potential for survival of earlier deposits there may be the need for the excavation of evaluation trenches in order to assess these deposits.

#### Analysis and Report

- 3.7 On completion of the work an illustrated report detailing the results and making recommendations for action should be produced.
- 3.8 If archaeological evaluation trenches are determined to be necessary these should be carried out, and a separate report produced, in advance of determination of the planning application.

#### 4. General conditions

- 4.1 The work should be undertaken by suitably qualified and experienced archaeological staff, preferably under the supervision of a Member of the Institute of Field Archaeologists.
- 4.2 An appropriate recording strategy should be used and the method and justification for this stated in the reports.
- 4.3 The code of conduct, standards and guidance of the Institute of Field Archaeologists should be adhered to.
- 4.4 The English Heritage archaeological science adviser should be consulted on scientific issues and scientific work should be undertaken in accordance with the recommendations of Environmental Archaeology (English Heritage 2002).
- 4.5 On completion of the work the site archive should be deposited with an appropriate museum/public archive. The site owner is encouraged to deposit any finds with the archive. In this case archives should be deposited with the Wolverhampton Archives Service (01902 552480).

4.6 Copies of all reports should be provided to the LPA, Wolverhampton Archives Service and the Black Country Sites and Monuments Record (preferably two copies). The report will normally become a publicly accessible part of the BCSMR within 6 months of completion. It is intended that a small number of slides should be stored with the SMR. The contractor should therefore take an extra copy of the most vital photos and submit these together with the reports to the SMR.

4.7 Reports should contain the following information:

- Location, aims and methodology
- Results of documentary research
- A written summary of the findings together with appropriate illustrations, which should be related to the national grid. Levels should be related to the Ordnance Datum.
- An analytical summary of features and deposits
- List of sources consulted and their full titles/reference numbers
- A copy of the brief

4.8 On completion of the work a summary report should be sent for publication in West Midlands Archaeology and any other appropriate local or national archaeological journal.

4.9 Health and Safety

It is the responsibility of the contractor to ensure that all work is carried out in accordance with relevant Health and Safety regulations.

Site procedures should be in accordance with the guidance set out in the Health and Safety Manual of the Standing Conference of Archaeological Unit Managers

4.10 Monitoring

The work will be monitored by the Black Country Archaeologist on behalf of the Planning Authority and provisions for monitoring should be agreed with him. At least five working days notice of commencement of any fieldwork should be given to the Black Country Archaeologist.

Prepared on 24<sup>th</sup> October 2003 Mike Shaw, Black Country Archaeologist, on behalf of Wolverhampton City Council

Contact details for Mike Shaw: tel 01902 555493; e-mail  
mike.shaw@wolverhampton.gov.uk; fax 01902 555637; address Black Country  
Archaeologist, Wolverhampton City Council, Regeneration and Transportation,  
Civic Centre, St Peter's Square, Wolverhampton WV1 1RP

15. **Appendix 2 Black Country SMR Search**

# Black Country SMR: Historic Buildings, Sites and Monuments

(Full

16/12/03

**SMR Number**      **Site Name**  
404                    CHURCH OF ST MARY; BUSHBURY LANE; BUSHBURY

Type and Date	Materials/Evidence
CHURCH	Medieval - 1066 AD to 1539 AD
ROAD	Medieval to Post Medieval - 1066 AD to 1900 AD

## Location

### National Grid Reference

SJ92440247

### Administrative

Council                                  Wolverhampton  
County                                    West Midlands

### Status and other references

Listed Building (II\*) - 895-1/2/44                                  16/07/49  
Conservation Area  
Old OS map number  
Black Country SMR No - 404  
OS Card Number - SJ90SW 17  
Listed Building (II) - 895-1/2/46  
Listed Building (II) - 895-1/2/47  
Listed Building (II) - 895-1/2/48  
Listed Building (II) - 895-1/2/49  
Listed Building (II) - 895-1/2/50  
Listed Building (II) - 895-1/2/51

### Description

W wall N side betw tower & aisle remains of plain Norman doorway, walled up. font Norman. Chancel created by Hugh Bushbury (monument in church). Tower appears same date. <1>

Mainly Dec style, much enlarged. Tower: Perpendicular w window. <2>

Perpend W tower. L Norman Font, poss altered C16. <3>

C14, C15 tower, altered MC19 by Ed Banks. Ashlar, tile roofs, 3-bay chancel; lower 5-bay nave: N vestry; S aisle SE Hordern chapel; W tower. Coped gables; weathered buttresses. Chancel: C19 3 light E window, 3-light N & S windows; s aisle has C19 3-light window & 4 light E & W windows, dec tracery; gabled porch: pointed entrance & gabled buttresses; SE angle small gabled projection with ashlar roof, light & gable cross. N aisle has coped parapet, c19 2-light E & W windows. Tower: moulded plinth; 4-light window with perpend tracery; 2-light louvred bell openings, top cornice & imbattled parapet with pinnacles. INT: C15 hammer-beam chancel roof, double wind braces; C19 deep arch braced roof; 2 ogee arches to vestry & organloft; tower arch with imposts; arcading to reredos with flanking Commandment & Creed boards; richly carved ashlar pulpit & lectern; round L Norman font palmettes, C17 recarving; LC17, EC18 wall tablets; C14 stained glass frags in chancel, C19 glass, eg. E window by C Winton.

BRADBURY MONUMENT: Monument to members of the Bradburn family. 1830's. By Jarrat of Wolverhampton. Ashlar. Eclectic Classical Style, mostly Greek Revival. Square monument on moulded plinth has round-headed inscription panels and naïve Ionic three-quarter columns; deep entablature with anthemion and palmette frieze, cornice with nailhead mouldings; top flaming urn.

CARTER HEADSTONE: Headstone to Rev. John Carter, Catholic priest. 1803. Ashlar stone; segmental head. Calvary cross to head of long inscription composed by Bishop Berrington; naïve spacing of lines. An unusual example of a memorial to a Catholic Priest in an Anglican graveyard, symbolic of the religious tolerance of Wolverhampton.

## Area

## Sources

- Bibliographic reference: Scrap Book - Wolv nat & Arch Soc, , , ,  
Bibliographic reference: The History and Antiquities of Staffordshire, Vol 2, Part 1, Shaw, Stebbing,  
1801, 2  
Bibliographic reference: Staffs Church Interiors, , Jeavons S, 1960, 2; 7  
Bibliographic reference: Pattern of Ecclesiastical Building in Staffs, , Jeavons S, 1963, 4; 5  
Bibliographic reference: OS Card, , , 1958,  
Map: 9202SW, , Ordnance Survey, , On Map Sheet  
Map: SJ9202, , Ordnance Survey, , On Map Sheet  
(1) Bibliographic reference: Specimens of Ancient English Architecture, , Potter JG, 1848, 15-16  
(2) Bibliographic reference: Staffordshire, , Masefield C, 1930, 97  
(3) DoE Statutory List: , , DoE, 1982,  
(4) DoE Statutory List: List of buildings of Special Architectural or Historic Interest - Wolverhampton, , Dept.  
of  
the Environment, 1992,  
(5) Bibliographic reference: Shell County Guides: Staffs, , Thorold H, 1987,  
(6) Bibliographic reference: Buildings of England: Staffordshire, , Pevsner Nikolaus, 1974,  
GRAVESTONE TO WEST OF SOUTH PORCH: Gravestone. Medieval, probably late C13 or early C14. Ashlar. (7)  
Bibliographic reference: Arch Surv of Bushbury Green Wedge, , Litherland S, 1990,  
Rectangular block with moulded sides; top with cross with Latin cross head and shield.
- 5 HEADSTONES TO EAST OF SOUTH PORCH: Group of 5 headstones. Late C17 and early C18. Rectangular stones,  
**3Associated Events/Activities**  
in line; to left: Constance White (d. 1704); to right: Isabel Parkes; middle one indecipherable; to rear two C17 stones with  
initials only.
- HORDERN TOMB: Chest tomb to members of the Horder family. Dated 1813. Ashlar. Inscription panels to sides have  
quadrants to angles; end fielded panels; moulded edge to faceted top. Busts to James and Jane Horder are in Horder  
chapel of Church of St. Mary (q. v.).
- JACKSON HEADSTONE: Headstone to John and Charles Jackson. 1680's. Ashlar. Scrolled head with small mask over 2  
inscribed panels, inscription partly worn.<4><5><6>





- (5) Bibliographic reference: Gazeteer of Moated Sites in Staffs, , Larkham, , 5
- (6) Bibliographic reference: An Archaeological Survey of Bushbury Green Wedge, , Litherland Steve, 1990,
- (7) Bibliographic reference: SMR Card, , Dingwall L, 1995,
- (8) Bibliographic reference: Bushbury Parish & People, , Chatwin A L, 1991, 23

**Associated Events/Activities**

BL339 Event - Survey: , -

**Area**

**SMR Number**      **Site Name**  
2517                      CROSS; CHURCHYARD; BUSHBURY LANE; BUSHBURY

**Type and Date**  
CROSS                      Early Medieval/Dark Age - 410 AD to 1065 AD

**Materials/Evidence**  
STRUCTURE

**Location**

**National Grid Reference**

SJ92430245                      Point

**Administrative**

Council                              Wolverhampton  
County                                West Midlands

**Status and other references**

Listed Building (II) - 895-1/2/45    02/03/77  
Conservation Area  
Black Country SMR No - 2517  
Scheduled Monument - 30039  
OS Card Number - SJ90SW 8

**Description**

Doubtful frag of Late Saxon round-shaft cross at Bushbury.{1} .

Base too wide for med cross pedestal, could conceivably be part of similar shaft to that at Wolverhampton (SMR 2516)-or 1 of round cross shafts of Peak school.{2} .

Remains comprise circ pedestal base of 2 steps surmounted by 3rd stage resting on plinth. On this stage is circ stone, poss socket stone-with a chamfered upper edge. Top of this stone contains small square socket filled with cement and surrounded by a number of lead-filled rivet or tie-holes. The remains are known locally as 'an old cross'. Base is not 'too wide for any medieval cross shaft' & contrary to Jeavons is not similar to Wolv shaft or those of Peak.{3}

Saxon. Circular stone base with and Bushbury form a group. {5} .

Base of cross. Probably C10/11. Ashlar. Round step with worn surface; plain round plinth and base of shaft; mortise in top possibly for sundial. {6}.

still maintained in graveyard - see photos. {7}

**Sources**

- Bibliographic reference: OS Card, , , 1974,  
Map: SJ9202, , Ordnance Survey, , On Map Sheet
- (1) Bibliographic reference: , , Kendrick D, 1941, 3 S; 6; 10
  - (2) Bibliographic reference: A/S Cross shafts in Staffs, , Jeavons SA, 1945, 66
  - (3) Bibliographic reference: OS Card, , , 1958,
  - (5) DoE Statutory List: , , DoE, 1977,
  - (6) DoE Statutory List: List of buildings of Special Architectural or Historic Interest - Wolverhampton, , Dept. of the Environment, 1992,
  - (7) Bibliographic reference: SMR Card, , White H, 1995,

**Associated Events/Activities**

BL90                      Event - Survey: HAW; 1995, -

**Area**



**SMR Number**      **Site Name**  
6331                      SETTLEMENT; BUSHBURY

<b>Type and Date</b>		<b>Materials/Evidence</b>
SETTLEMENT	Early Medieval/Dark Age - 410 AD to 1065 AD	DOCUMENTARY EVIDENCE
SITE	Modern - 1901 AD to 2050 AD	
DESERTED SETTLEMENT	Early Medieval/Dark Age - 410 AD to 1065 AD	EARTHWORK
SITE	Medieval - 1066 AD to 1539 AD	

### Location

#### National Grid Reference

SJ92450245                      Area

#### Administrative

Council                              Wolverhampton  
County                                West Midlands

#### Status and other references

Conservation Area  
Black Country SMR No - 6331

#### Description

Pre conquest, Wulfric held manor. Passed to William, son of Ansculf. 1086 - 3 villagers, 4 smallholders. Name derived from Anglo-Saxon Byscopesbyri (996), 'the manor belonging to the Bishop'. {1} mention {2} in Anglo-Saxon period, Bushbury fell within Mercia. No charter ev specifically relating to Bushbury, but SE boundary is ref to in charter for Wednesbury & describes it as following the 'Penure' or 'Penn Way', forerunner of A460 Cannock Rd. Mentioned in Domesday. The estate round bushbury Hall was the head or capital manor of the parish. Inverted S- shaped boundary just to N of Bushbury Hall is probably medieval, & may represent boundary between manor & an open field to N. Poss this field was the bushbury Great Field. Field immediately N of St Mary's Churchyard contains earthworks suggestive of a possible deserted village. {3}. site visit May 1995 - ethwks can still be seen in field to N of churchyard but grass too long to distinguish any features properly. {4}. bushbury became a separate parish from Wolv & in that area lay the bulk of the prebendal manor of Wobaston. {6}. parish had been divided since medieval times into several manors - Bushbury, moseley, Elston, Showell (Seawall), Oxley, Wobaston, Essington. Also number of small settlements in parish. The 'Beating of the Bounds' of bushbury Manor took place Sep 12th 1588. Hearth Tax 1666 - 47 homes taxed & 22 excused. Inc Bushbury, Moseley & Showell but not Elston, Oxley, Wobaston & essington. From 2nd half of C17, Bushbury Manor papers mention process of enclosure. {7}. enclosure at Bushbury led to trouble 1369 over rights of way - right existed for men for 2 yrs & for men & horses in 3rd yr, illustrating 3-shift rotation being carried out in C14 Bushbury. {8}. 994 - Biscopesbry. Domesday - Biscopesberie. Bishop may represent a personal name - no evidence of a bishop having resided or held property here. {9}

#### Sources

- (1) Bibliographic reference: Black Country Towns and Villages, , Raven, Michael, 1991,
- (2) Bibliographic reference: Natural Hist of County of Staffs, , Garner R, 1844, 177
- (3) Bibliographic reference: An Archaeological Survey of Bushbury Green Wedge, , Litherland Steve, 1990,
- (4) Bibliographic reference: SMR Card, , Dingwall L, 1995,
- (5) Bibliographic reference: The History and Antiquities of Staffordshire, Vol 2, Part 1, Shaw, Stebbing, 1801, 182
- (6) Bibliographic reference: A History of Wolverhampton to the early nineteenth century, , Mander G P; edited by Tildesley, N W, 1960,
- (7) Bibliographic reference: Bushbury Parish & People, , Chatwin A L, 1991,
- (8) Bibliographic reference: Enclosure & Grassland Farming in Staffs, , Yates E, 1974, 14; 50
- (9) Bibliographic reference: Notes on Staffs Place Names, , Duignan W H, 1902,

**Associated Events/Activities**

BL544 Event - Survey: , -  
BL95 Event - Survey: HAW; 1995, -

**Area**

**SMR Number**

6773

**Site Name**

FARM BUILDINGS TO N OF BUSHBURY HALL; BUSHBURY LANE; BUSHBURY

**Type and Date**

FARM BUILDING Post Medieval - 1540 AD to 1900 AD

**Materials/Evidence**

BUILDING

**Location****National Grid Reference**

SJ92580252

**Administrative**

Council

Wolverhampton

County

West Midlands

**Status and other references**

Listed Building (II) - 895-1/2/43

Conservation Area

Black Country SMR No - 6773

**Description**

Farm buildings. Late C18. Brick with cornices and tile roofs. U-plan with 3 ranges round courtyard open to south. East range of 2 storeys; centre breaks forward under ashlar impost band of central round-headed entrance which projects under gable, now blocked; large segmental-headed entrance to left, segmental-headed stable doors and casemented pitching holes. North range lower to left; segmental-headed entrance, blocked with inserted doors to right; rear has large blocked elliptical-headed entrance and 3 elliptical-headed openings to right end. Single-storey west range has taller gabled bay with pitching hole; segmental-headed entrances and windows; rear had pitching holes to gables. INTERIOR: has queen-post trusses with collars, the queen posts not supporting purlins or rafters. Included for group value. (1)

**Sources**

(1) DoE Statutory List: List of buildings of Special Architectural or Historic Interest - Wolverhampton, , Dept. of the Environment, 1992,

**Associated Events/Activities**

BL716 Event - Survey: , -

**SMR Number**      **Site Name**  
6823                  FIELD 5; BUSHBURY SURVEY

<b>Type and Date</b>		<b>Materials/Evidence</b>
HOUSE	Modern - 1901 AD to 2050 AD	EARTHWORK
PLATFORM		
SITE	Post Medieval - 1540 AD to 1900 AD	
PILLOW MOUND	Medieval to Post Medieval - 1066 AD to 1900 AD	EARTHWORK

### **Location**

#### **National Grid Reference**

SJ92700243

#### **Administrative**

Council                      Wolverhampton  
County                        West Midlands

#### **Status and other references**

Conservation Area  
Black Country SMR No - 6823

#### **Description**

Field immed to E of Bushbury Hill & Farm. Series of linear depressions running E-W in NW corner - poss fairly recent bdg platform assoc with adj farm bdgs. Boundary to N has substantial bank with hedgerow & N deviation nr farm. This & other assoc ditches in adjoining fields defining its original line, exhibit s-shape of medieval field boundary. E end has slight bank & old trees. Good potential for survival of arch features. This boundary may rep boundary btw manor house & an open field to N. {1} 3 E-W linear mounds in NW corner of field. Are these pillow mounds? {2}

#### **Sources**

- (1) Bibliographic reference: An Arch Survey of Bushbury Green Wedge, , Litherland S, 1990,
- (2) Aerial Photograph: 892.9994, , , 5.1980,

#### **Associated Events/Activities**

BL339      Event - Survey: , -



**SMR Number**      **Site Name**  
6825                  FIELD 8; BUSHBURY SURVEY

<b>Type and Date</b>		<b>Materials/Evidence</b>
DESERTED SETTLEMENT	Modern - 1901 AD to 2050 AD	EARTHWORK
HOUSE PLATFORM	Medieval - 1066 AD to 1539 AD	EARTHWORK
SITE	Medieval - 1066 AD to 1539 AD?	

#### **Location**

##### **National Grid Reference**

SJ92460252                  Area

##### **Administrative**

Council                          Wolverhampton  
County                              West Midlands

##### **Status and other references**

Conservation Area  
Black Country SMR No - 6825

##### **Description**

Immed to N of churchyard. Surveyed at 1:500 as ewks suggestive of poss DMV. results inconclusive - features not clear enough to indicate function. Some dumping, some mounds, poss bldg paltforms (severely denuded) pre dating re-routing of road to Bushbury Hall in C19. 1790 description of property of bushbury Hall refs to 2 tenements & gardens nr the Hall which may correspond with these mounds. {1} boundaries as ewks & poss building foundation in NW corner. {2}

##### **Sources**

- (1) Bibliographic reference: An Arch Survey of Bushbury Green Wedge, , Litherland S, 1990,
- (2) Aerial Photograph: 892.9995, , , 5.1980,

##### **Associated Events/Activities**

BL339      Event - Survey: , -

**SMR Number**      **Site Name**  
6826                      FIELD 9; BUSHBURY SURVEY

**Type and Date**

BOUNDARY      - to  
BANK  
TRACKWAY      - to  
SITE              - to

**Materials/Evidence**

EARTHWORK  
  
EARTHWORK

**Location**

**National Grid Reference**

SJ92480259                      Area

**Administrative**

Council                              Wolverhampton  
County                                West Midlands

**Status and other references**

Conservation Area  
Black Country SMR No - 6826

**Description**

Poss outline of a land unit visible on Tithe was identified in N part of field with remains of old field boundary (continuation of that identified in fields 5 & 10), & poss line of an old road that would have connected up with track running to rear of parish church, eventually joining Bushbury Lane. part of E boundary appears old. N boundary has old beech tree, poss a garden feature. {1}

**Sources**

(1)              Bibliographic reference: An Arch Survey of Bushbury Green Wedge, , Litherland S, 1990,

**Associated Events/Activities**

BL339      Event - Survey: , -

**SMR Number**      **Site Name**  
6827                      FIELD 10; BUSHBURY SURVEY

**Type and Date**

BOUNDARY      - to  
BANK  
TRACKWAY      - to  
SITE              - to

**Materials/Evidence**

EARTHWORK

EARTHWORK

**Location**

**National Grid Reference**

SJ92600259              Area

**Administrative**

Council                      Wolverhampton  
County                        West Midlands

**Status and other references**

Conservation Area  
Black Country SMR No - 6827

**Description**

W area called 'Brick Yard' on tithe. Adj to Bushbury Hall Farm. Line of old boundary identified in fields 5 & 9 is more apparent, as is disused road. 2 mounds, one poss backfilling, one poss old extension to farm bldgs. To E of field is massive banked boundary of ancient appearance. {1}

**Sources**

(1)              Bibliographic reference: An Arch Survey of Bushbury Green Wedge, , Litherland S, 1990,

**Associated Events/Activities**

BL339              Event - Survey: , -

**SMR Number**      **Site Name**  
6828                  FIELD 11; BUSHBURY SURVEY

**Type and Date**  
BOUNDARY      - to  
BANK

**Materials/Evidence**  
EARTHWORK

**Location**

**National Grid Reference**  
SJ92820262                  Area

**Administrative**

Council                          Wolverhampton  
County                          West Midlands

**Status and other references**

Conservation Area  
Black Country SMR No - 6828

**Description**

Has been subject to ploughing. E boundary appears to have been altered to accommodate reservoirs. W boundary is continuation of high-banked boundary of fields 5, 9 & 10. Topographical info given by Stebbing Shaw indicates that there may have been an open field to N of Bushbury Hall, a poss location being btwn Bushbury Lane, Underhill Lane & the ridgeway over Bushbury Hill. {1}

**Sources**

(1)                  Bibliographic reference: An Arch Survey of Bushbury Green Wedge, , Litherland S, 1990,

**Associated Events/Activities**

BL339      Event - Survey: , -

**SMR Number**      **Site Name**  
6830                      FIELD 13; BUSHBURY SURVEY

**Type and Date**

BOUNDARY      - to  
BANK

**Materials/Evidence**

EARTHWORK

**Location**

**National Grid Reference**

SJ92620270                      Area

**Administrative**

Council                              Wolverhampton  
County                                West Midlands

**Status and other references**

Conservation Area  
Black Country SMR No - 6830

**Description**

Has been ploughed in past, causing periodic linear depressions. E. boundary has pronounced bank - poss old. {1}

**Sources**

(1)                      Bibliographic reference: An Archaeological Survey of Bushbury Green Wedge, , Litherland Steve, 1990,

**Associated Events/Activities**

BL339      Event - Survey: , -



**SMR Number**      **Site Name**  
8692                  POUND (SITE); NW OF CHURCH; BUSHBURY

**Type and Date**  
POUND              Post Medieval to Modern - 1540 AD to 2050 AD

**Materials/Evidence**  
CONJECTURAL EVIDENCE

**Location**

**National Grid Reference**

SJ92400250

**Administrative**

Council                      Wolverhampton  
County                        West Midlands

**Status and other references**

Black Country SMR No - 8692

**Description**

1837 map shows small square pound marked on NW corner of churchyard. {1}

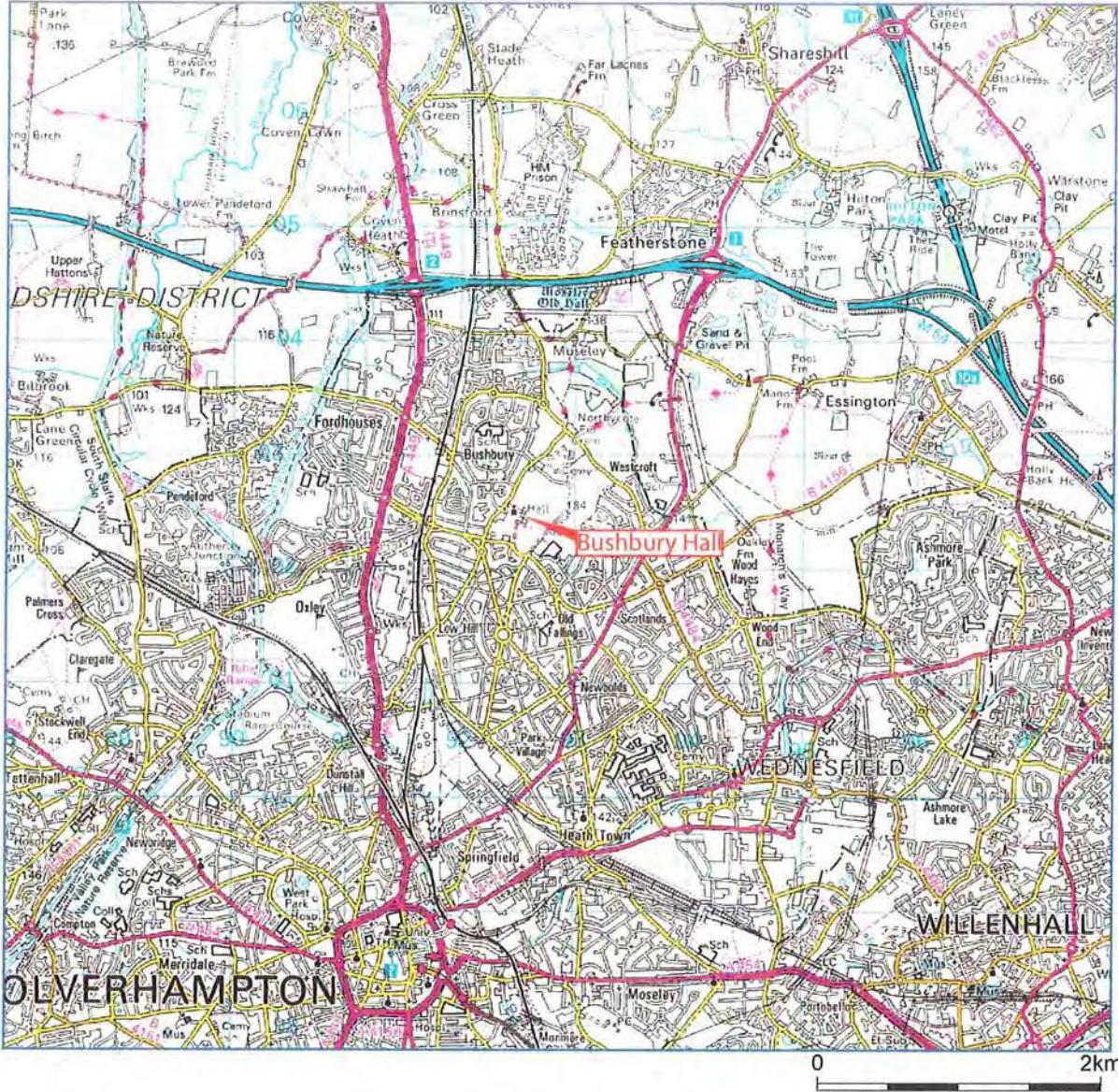
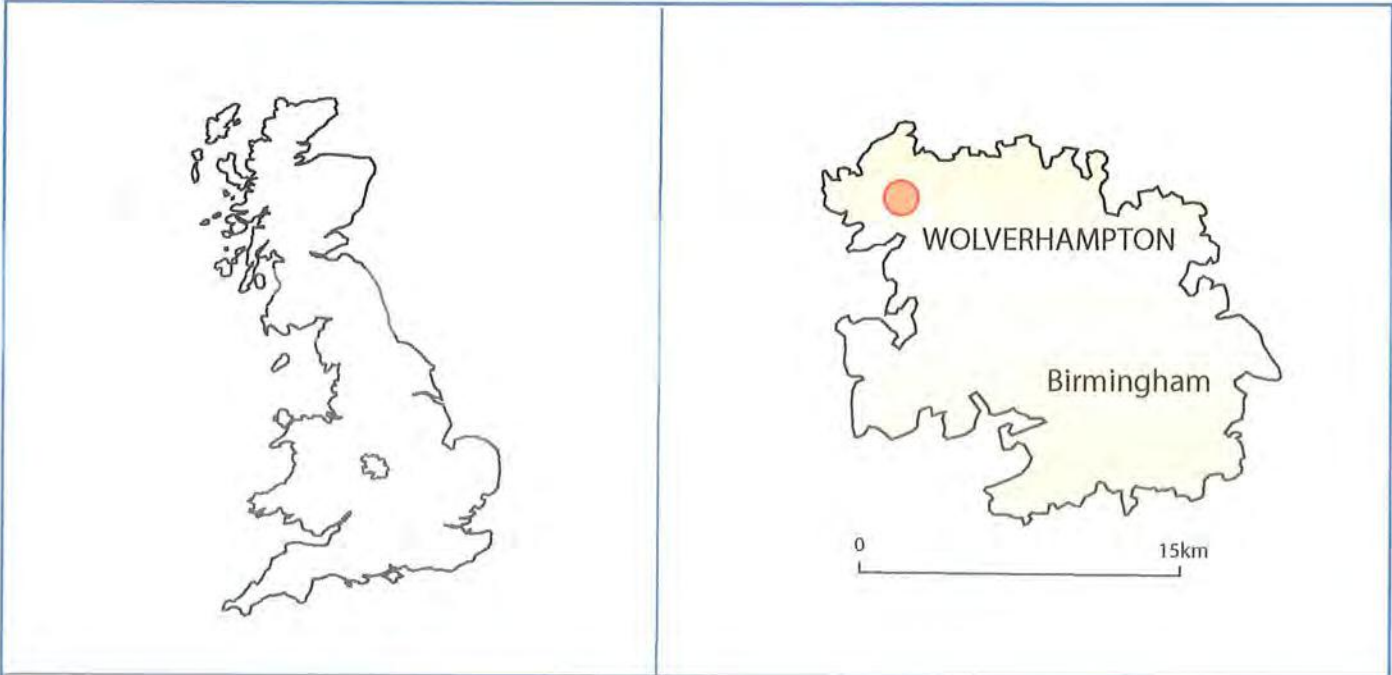
**Sources**

(1)              Map: Map of parish of Bushbury, , , 1837,

**Associated Events/Activities**

16. **Appendix 3 Figures**

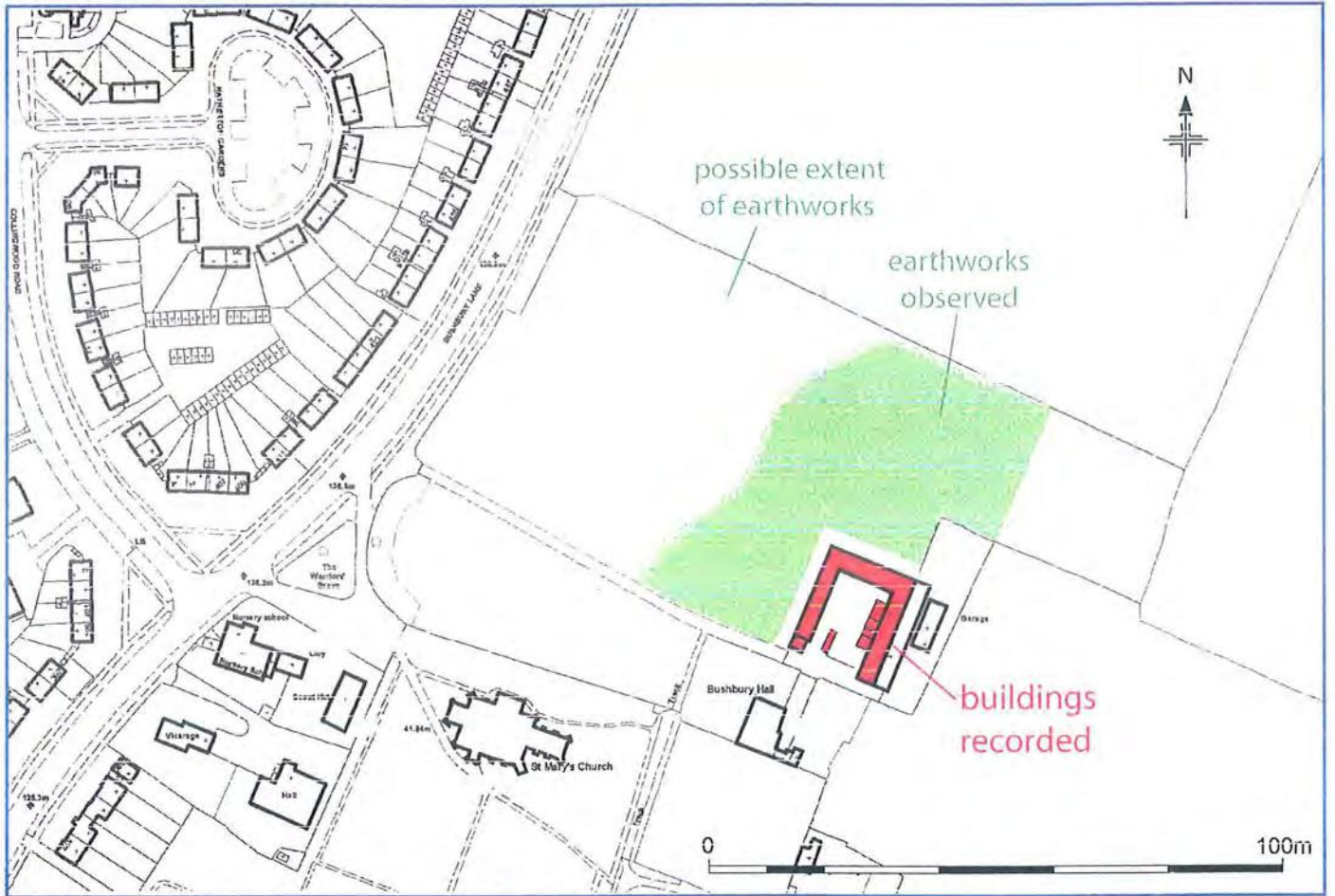




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Location of Bushbury Hall.

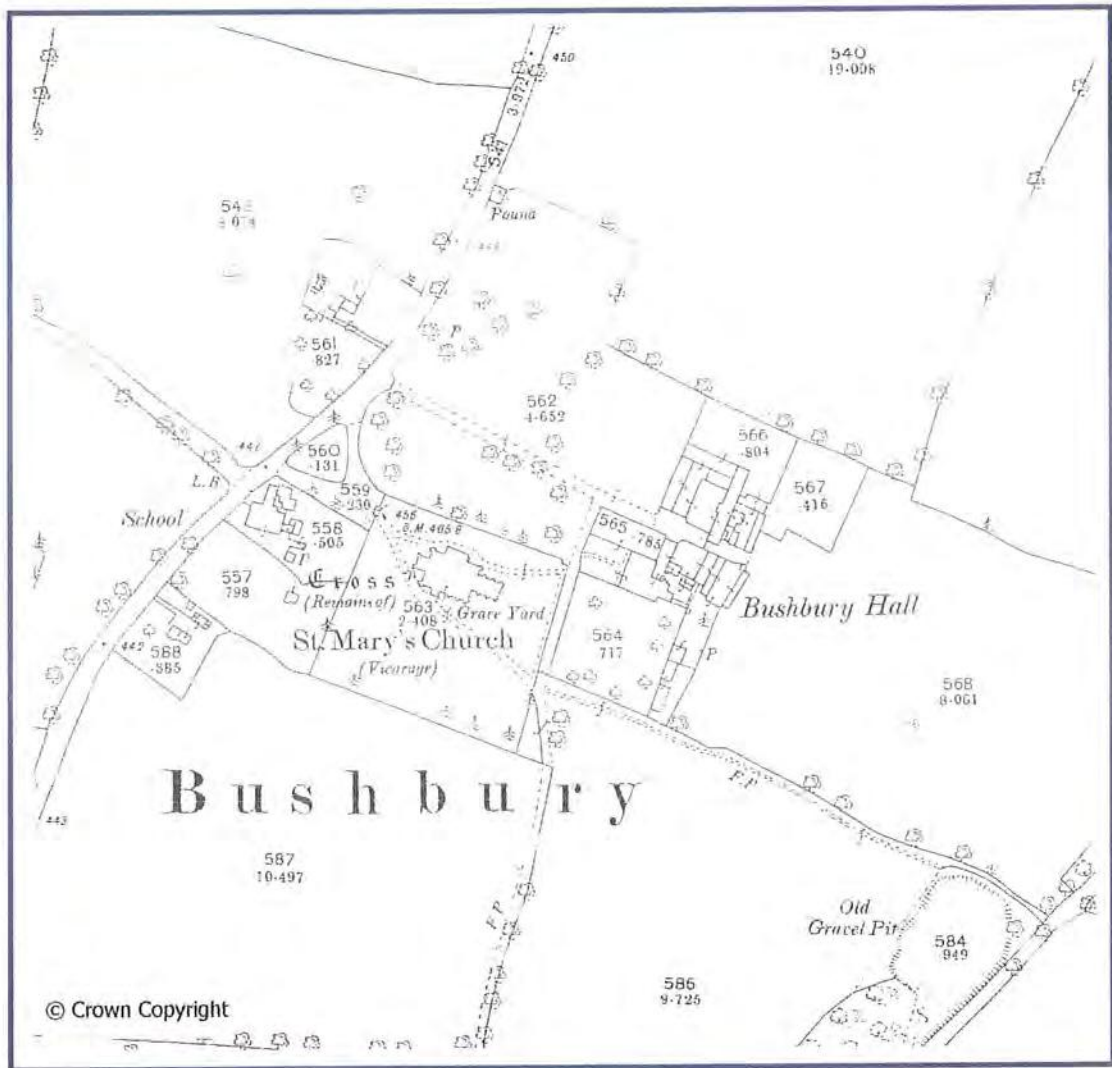
Figure 1



© Crown copyright. All rights reserved. Worcestershire County Council LA09073L. For reference purposes only. No further copies may be made.

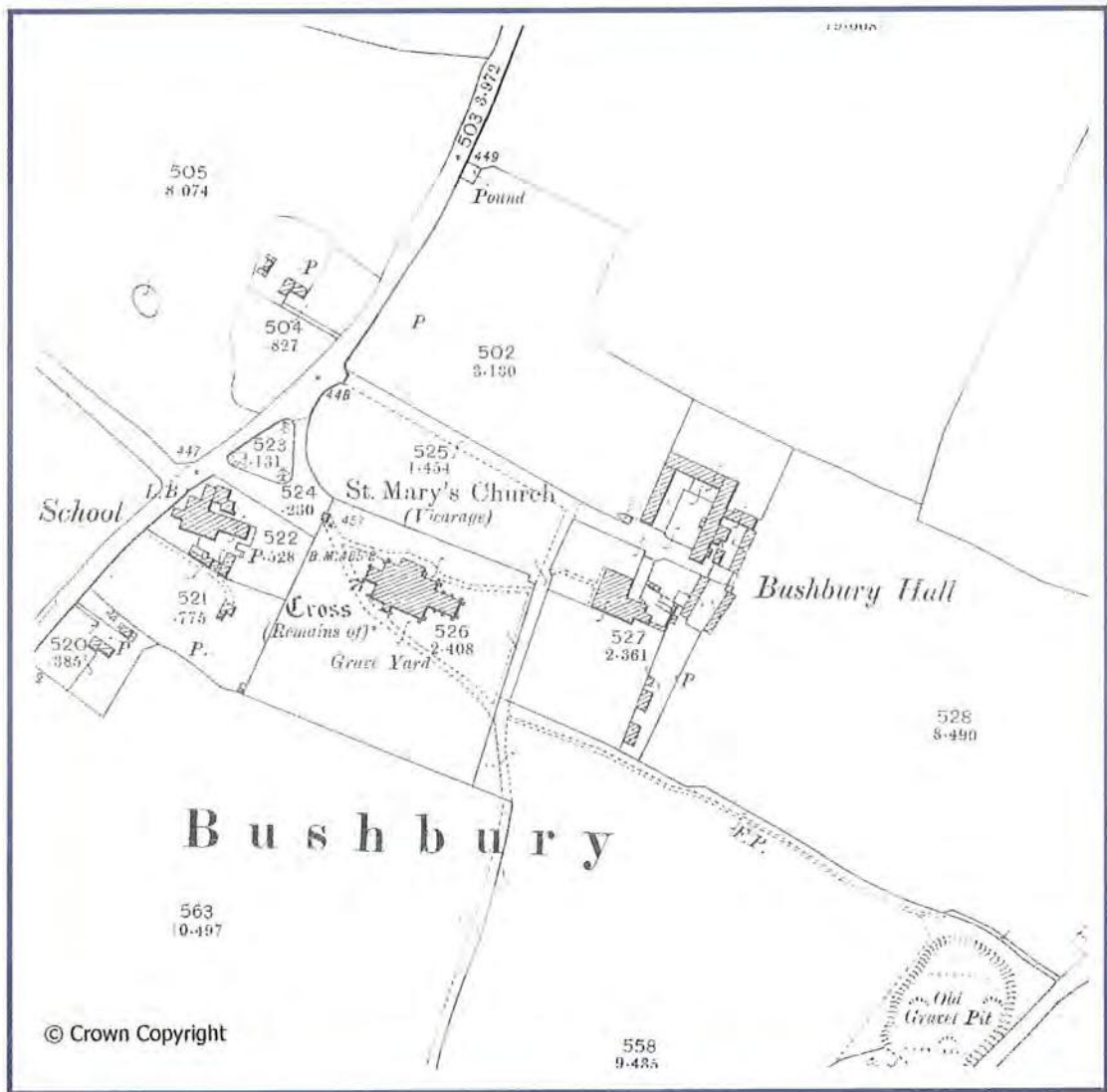
Location of buildings recorded.

Figure 2



Ordnance Survey map of 1884

Figure 3

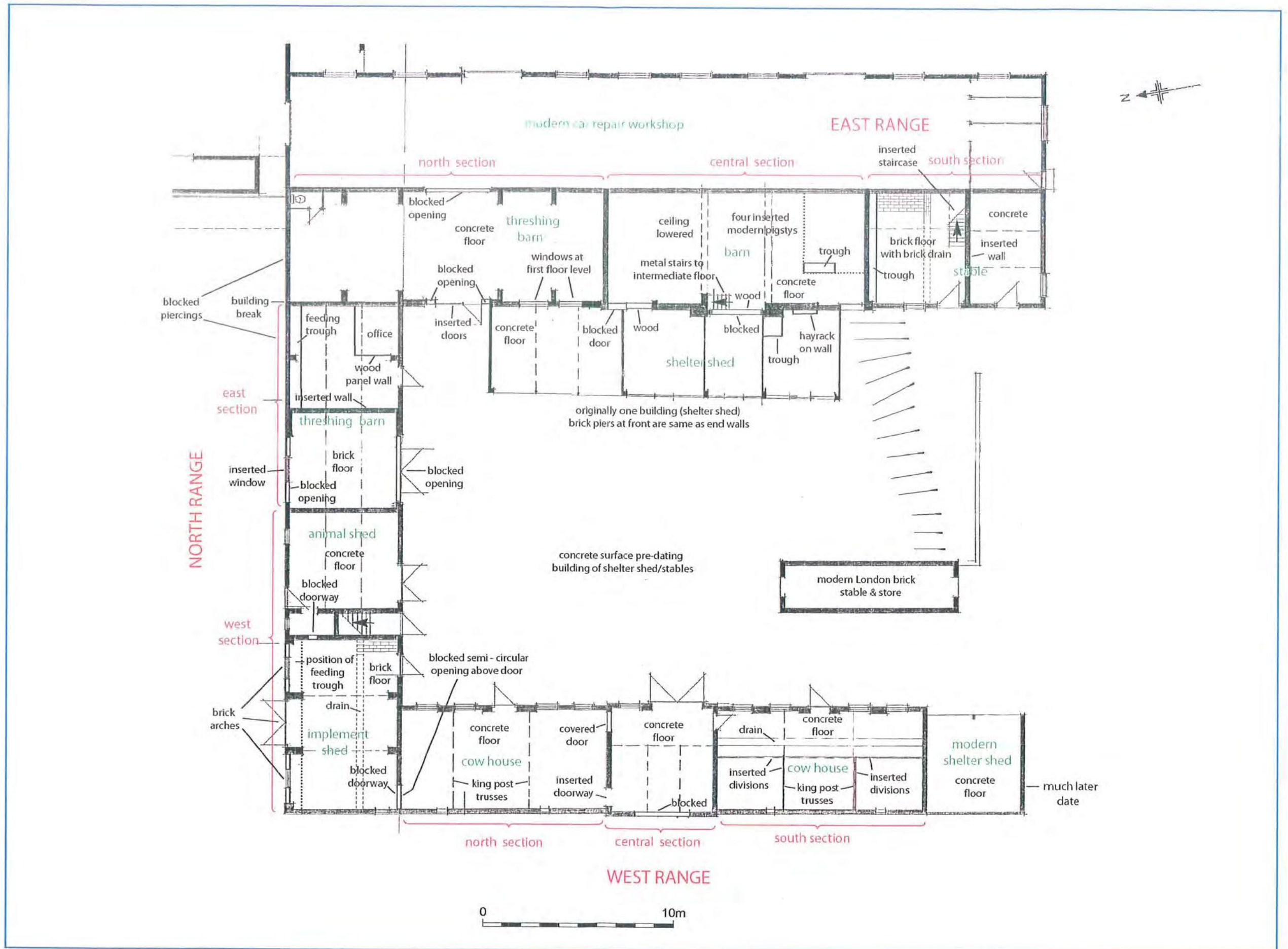


Ordnance Survey map of 1903

Figure 4

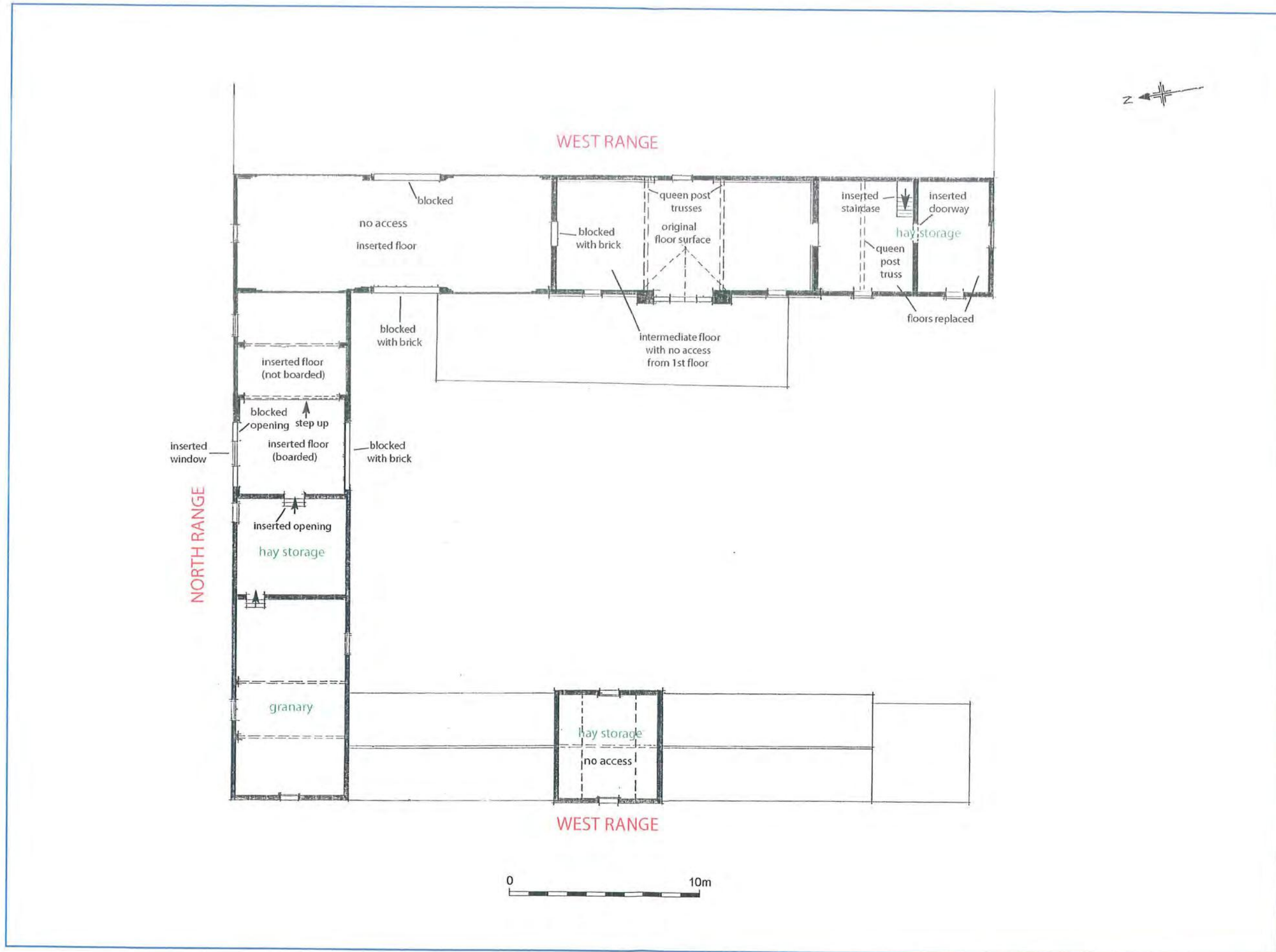






Bushbury Farm Buildings: Ground floor plan (based upon drg. no 1731/5 by Eric Hudson Architects).

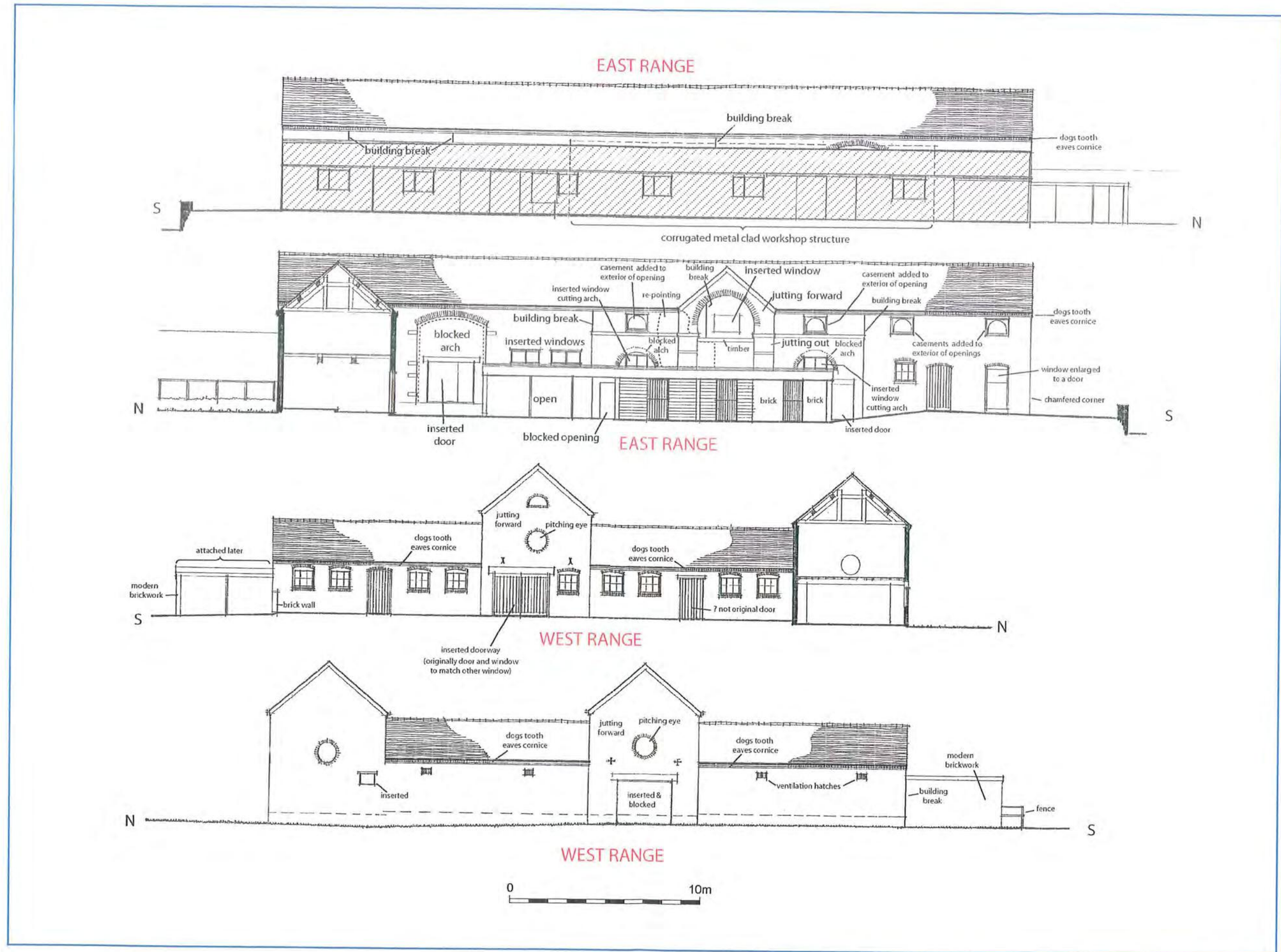
Figure 7



Bushbury Farm Buildings: First floor plan (based upon drg. no 1731/6 by Eric Hudson Architects).

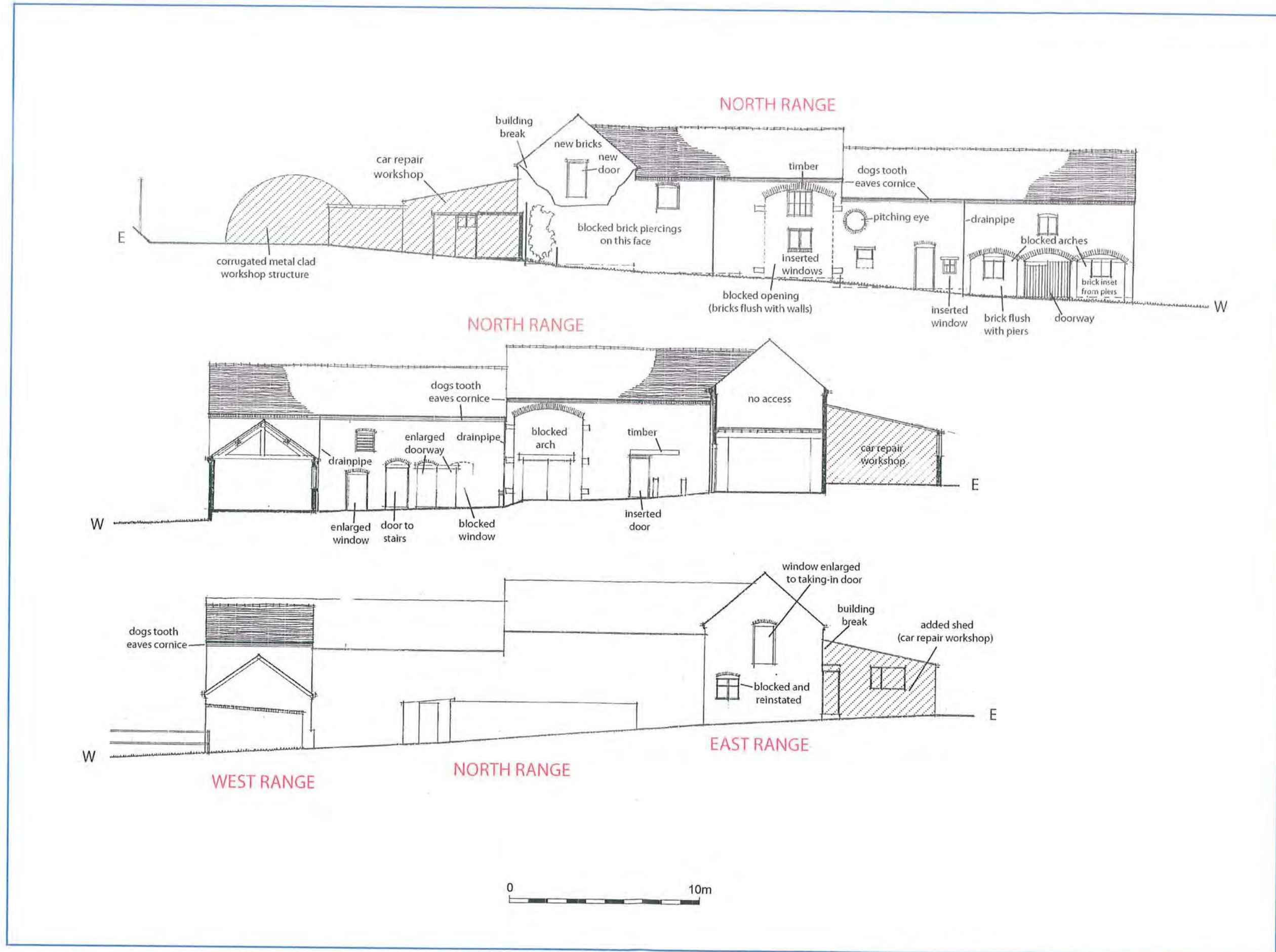
Figure 8





Bushbury Farm Buildings: North to South elevations (based upon drg. no 1731/8 by Eric Hudson Architects).

Figure 9



Bushbury Farm Buildings: East to West elevations (based upon drg. no 1731/7 by Eric Hudson Architects).

Figure 10

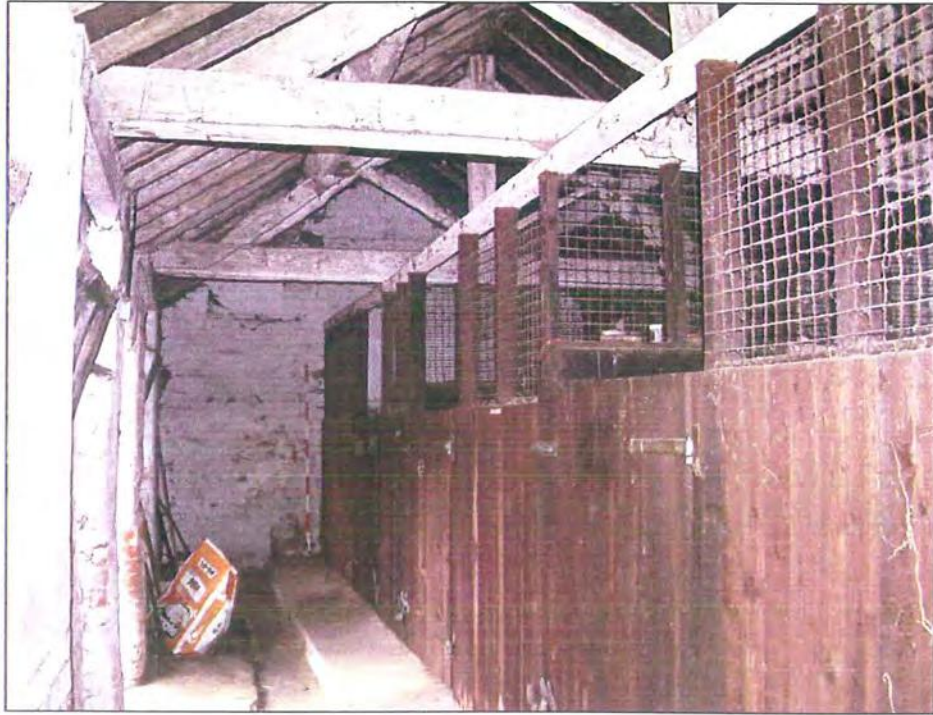
17. **Appendix 4 Plates**



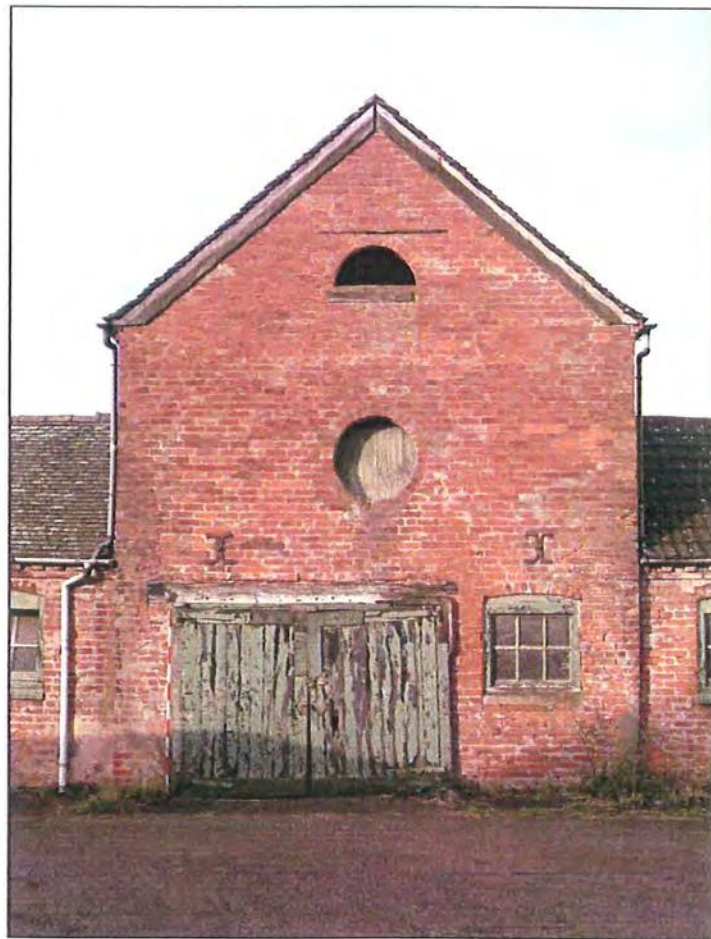
*Plate 1: Southern section of the west range from the north-east*



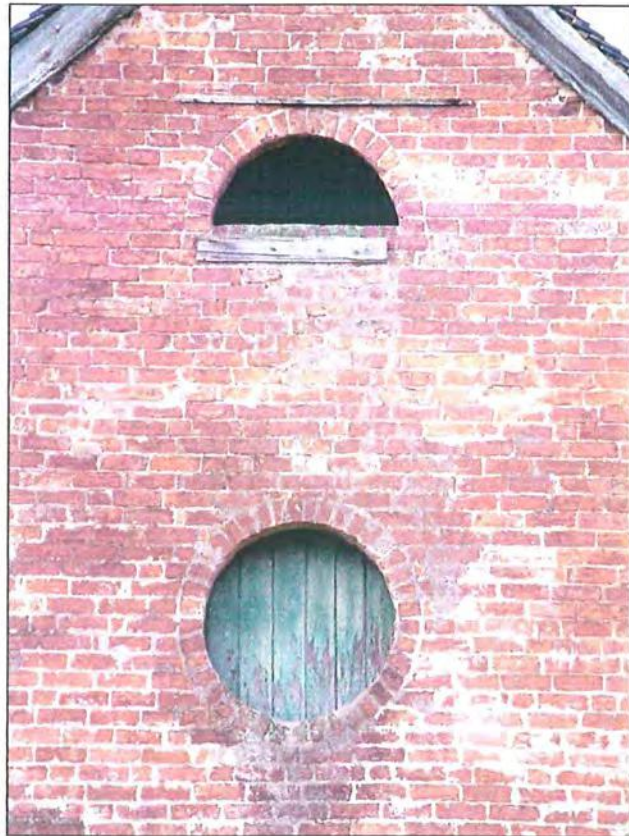
*Plate 2: Southern section from the west*



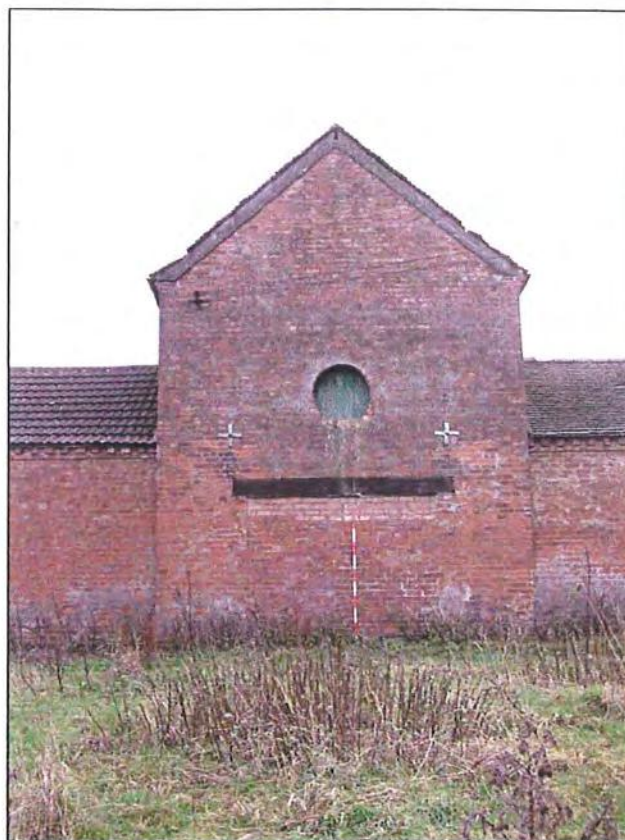
*Plate 3: Southern section interior, showing the stalls and the concrete floor and drain*



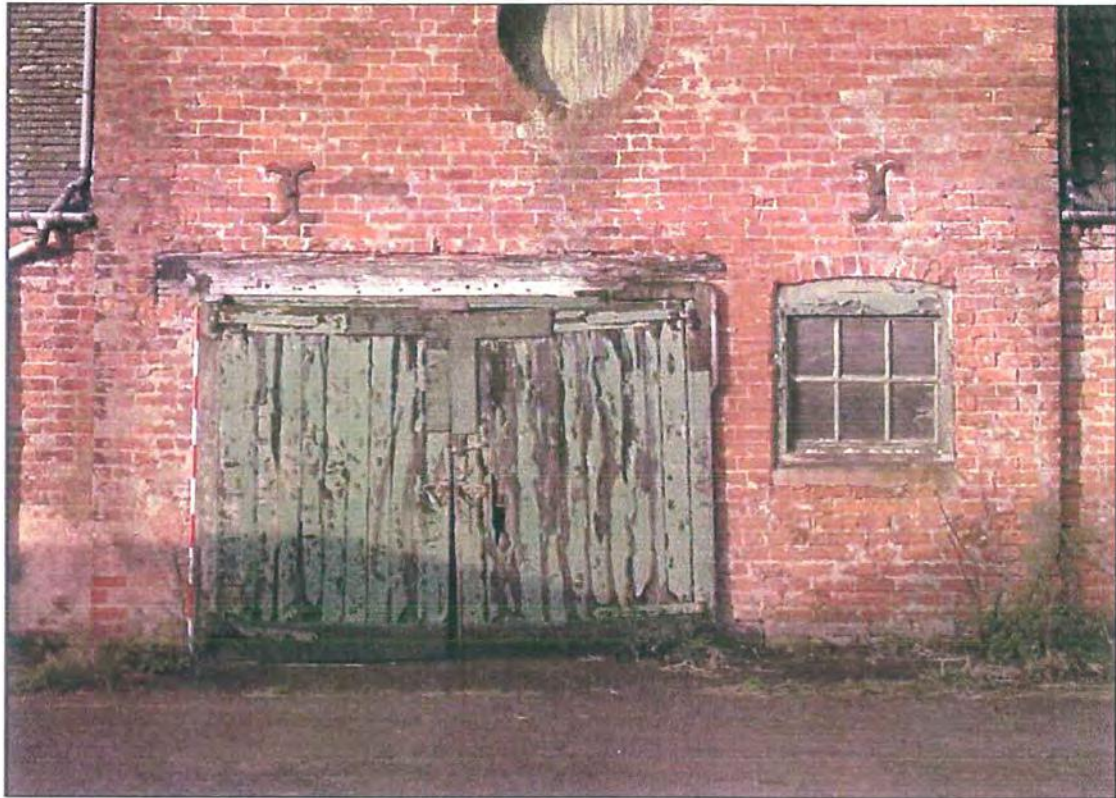
*Plate 4: Central section of the west range from the east*



*Plate 5: Central section from the east showing the pitching eye and semi-circular opening*



*Plate 6: Central section from the west*



*Plate 7: Central section from the east showing inserted opening*



*Plate 8: Central section interior ground floor, showing hay storage and blocked west opening*

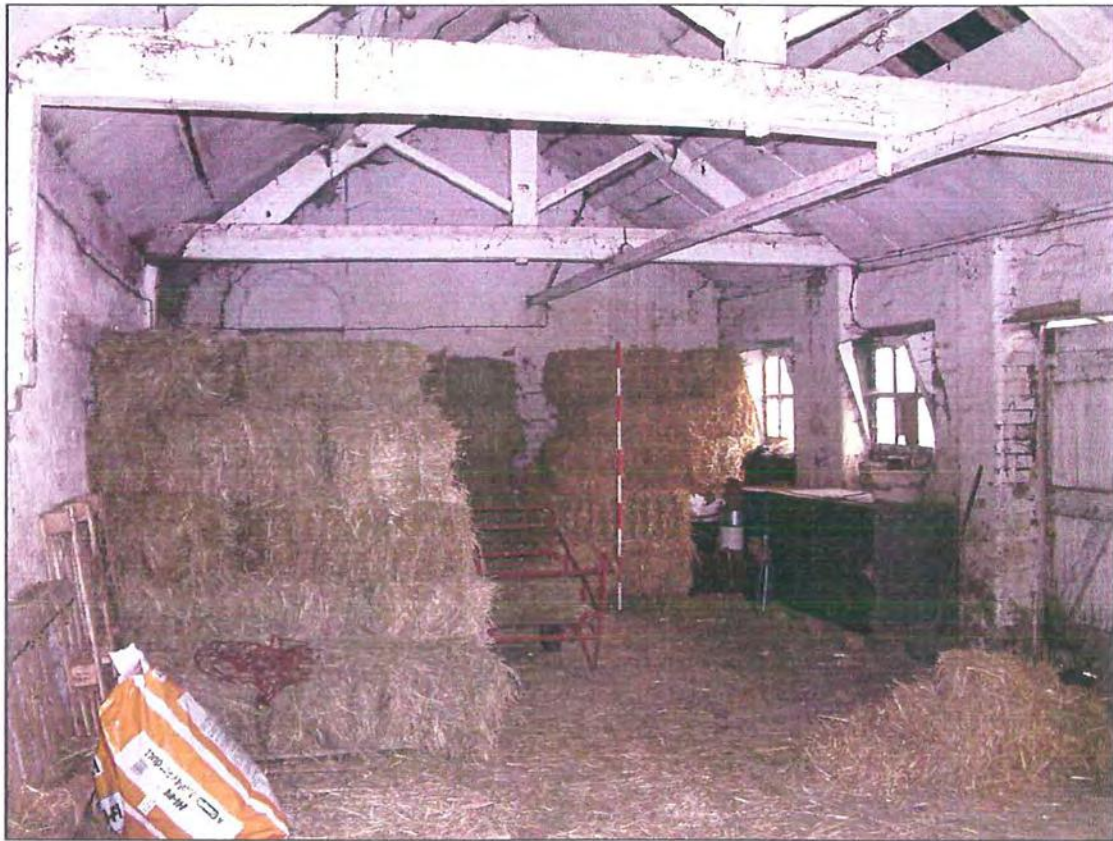


*Plate 9: Northern section of the west range from the east*

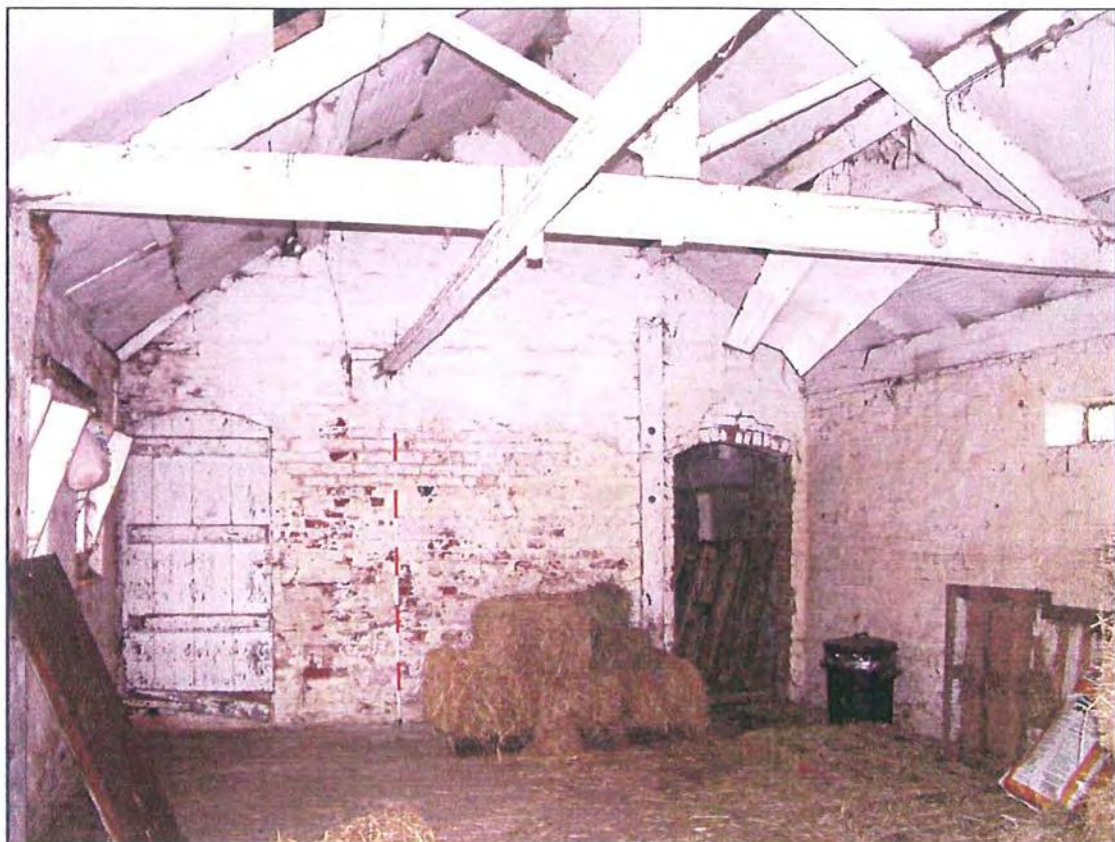


*Plate 10: Northern section from the west*





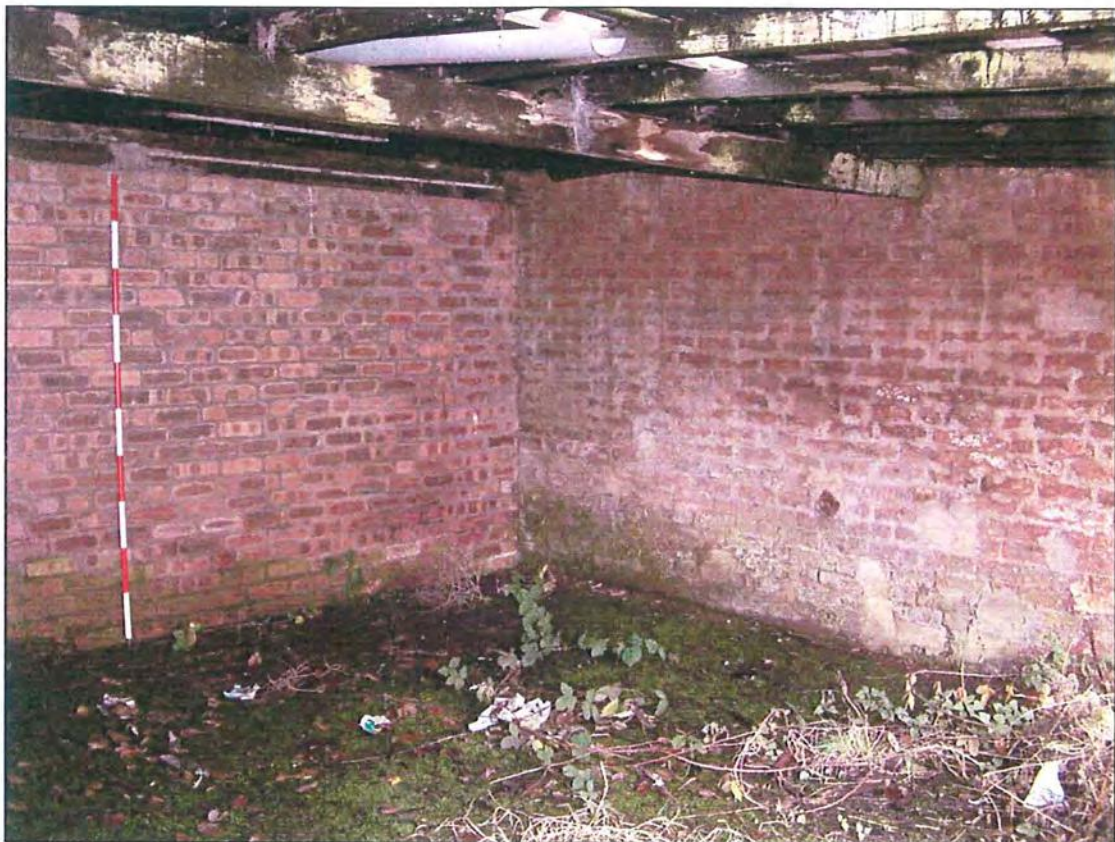
*Plate 11: Northern section interior*



*Plate 12: Northern section interior showing original door on left and inserted opening on right*



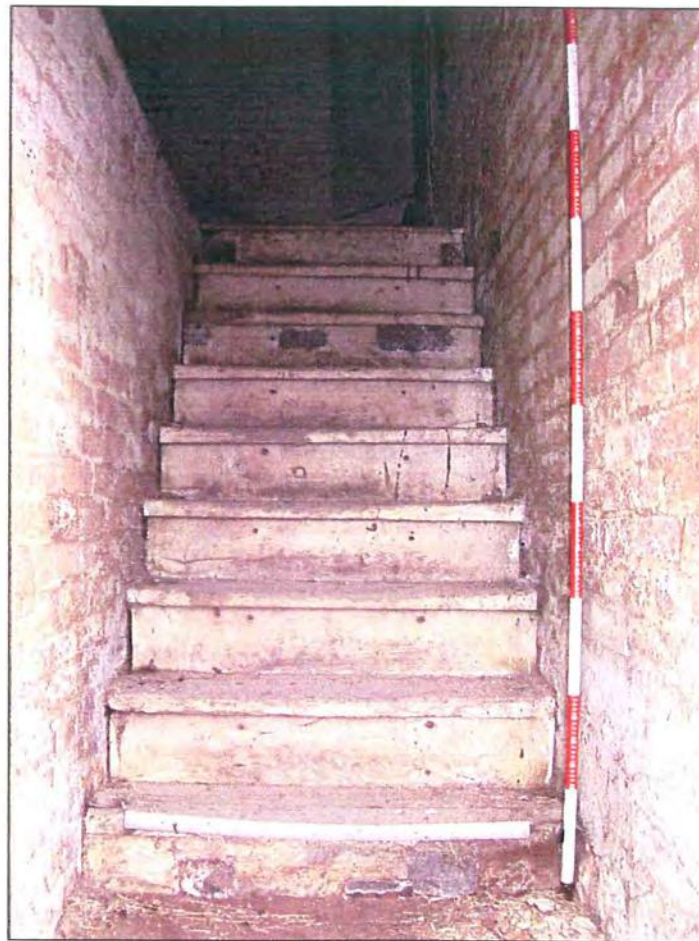
*Plate 13: West range modern extension from the east*



*Plate 14: West range modern extension interior*



*Plate 15: North range west section from the south*



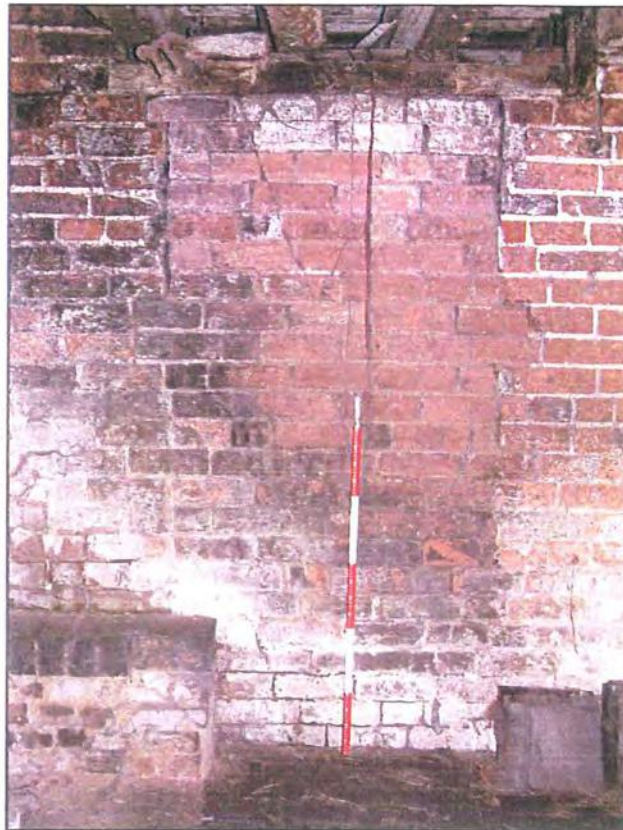
*Plate 16: West section staircase to first floor*



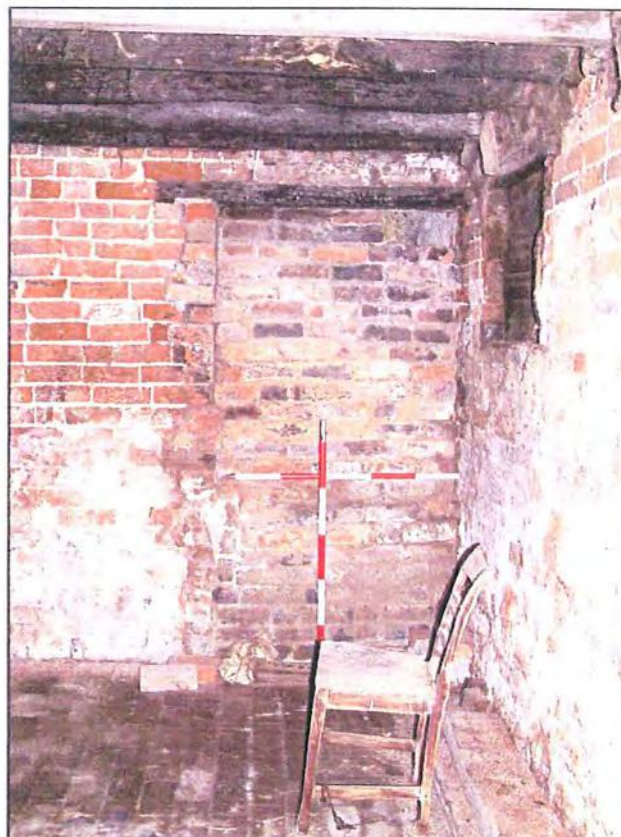
*Plate 17: West section, west half, from the north showing the blocked arches*



*Plate 18: West section, east half, from the north showing the pitching eye*



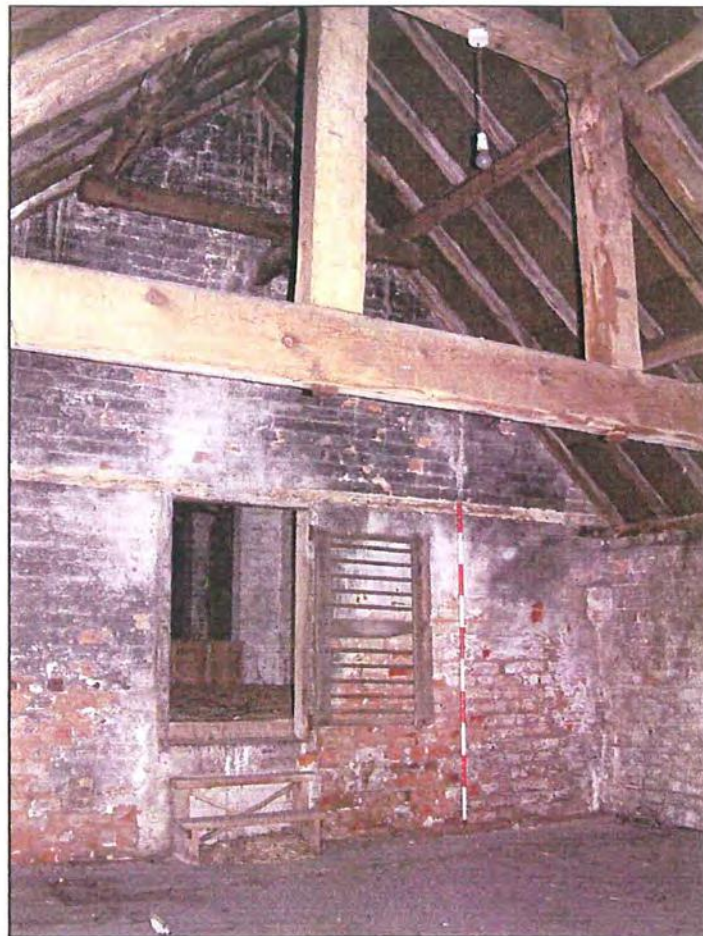
*Plate 19: West section, west half doorway to east half*



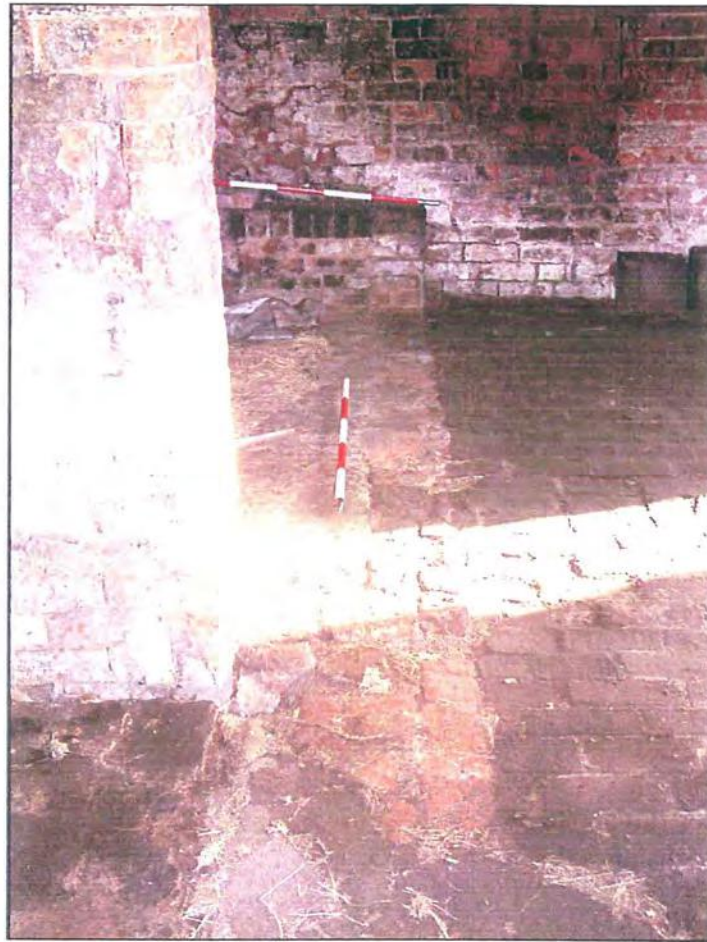
*Plate 20: West section, west half doorway to east range north section*



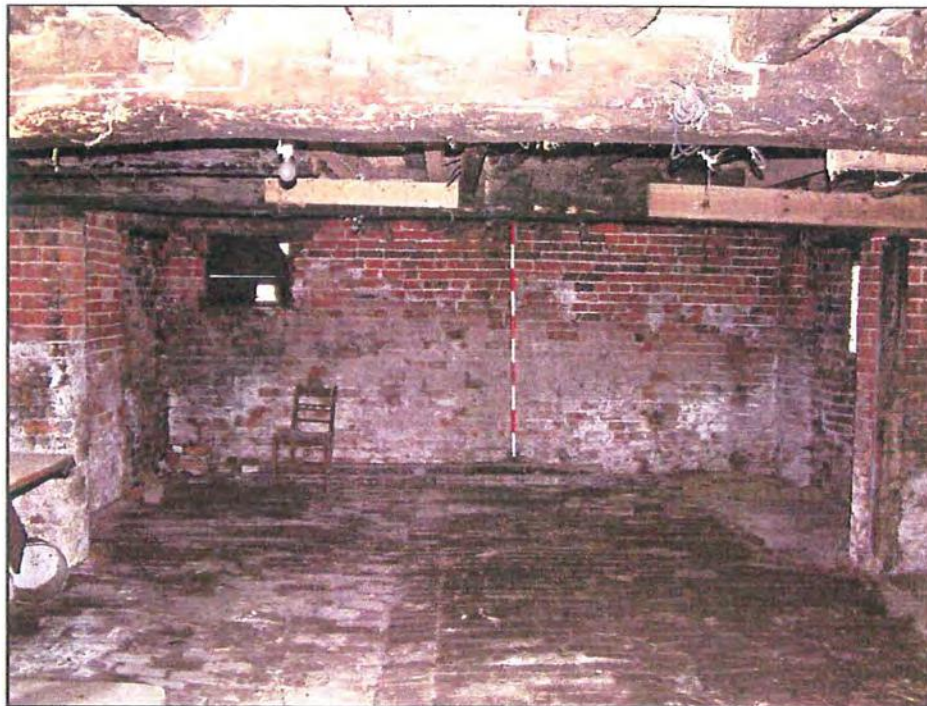
*Plate 21: West section, west half semi-circular opening*



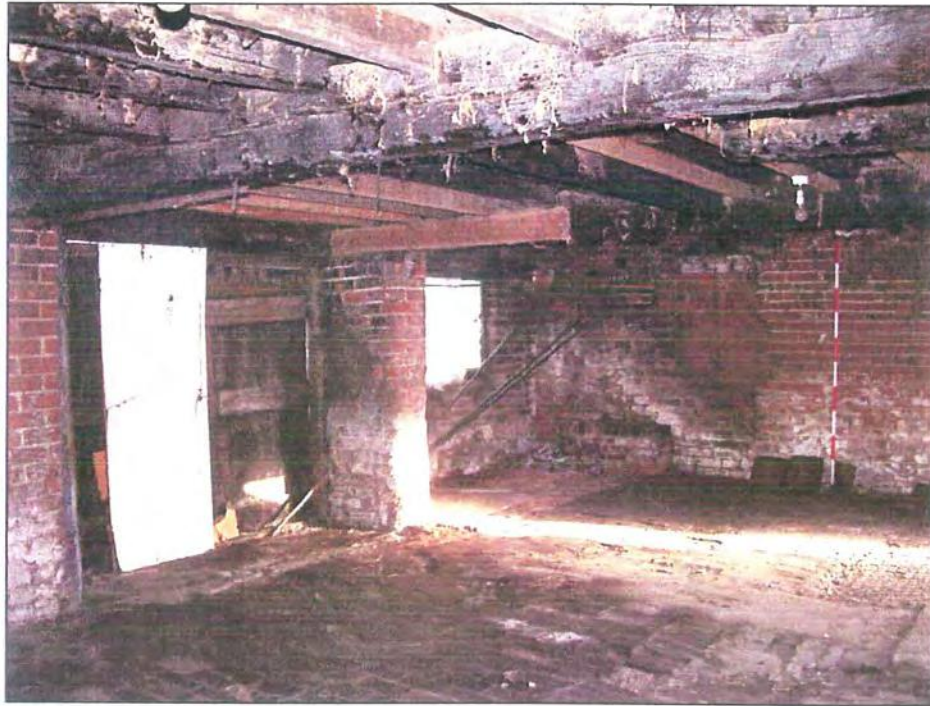
*Plate 22: West section first floor showing roof truss*



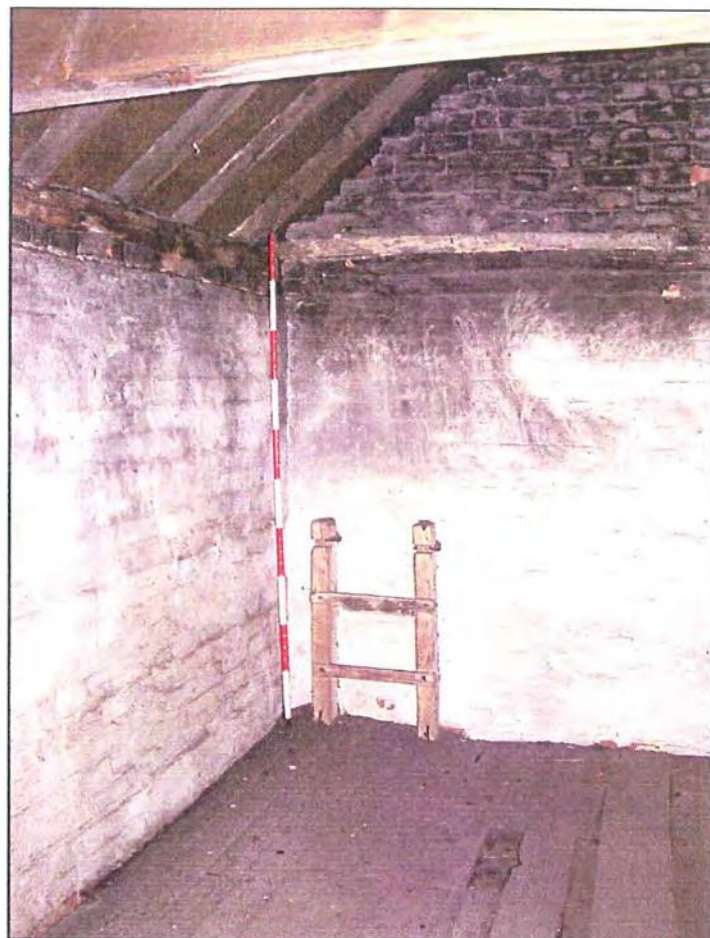
*Plate 23: West section, west half position of feeding trough*



*Plate 24: West section, west half brick floor and drain*

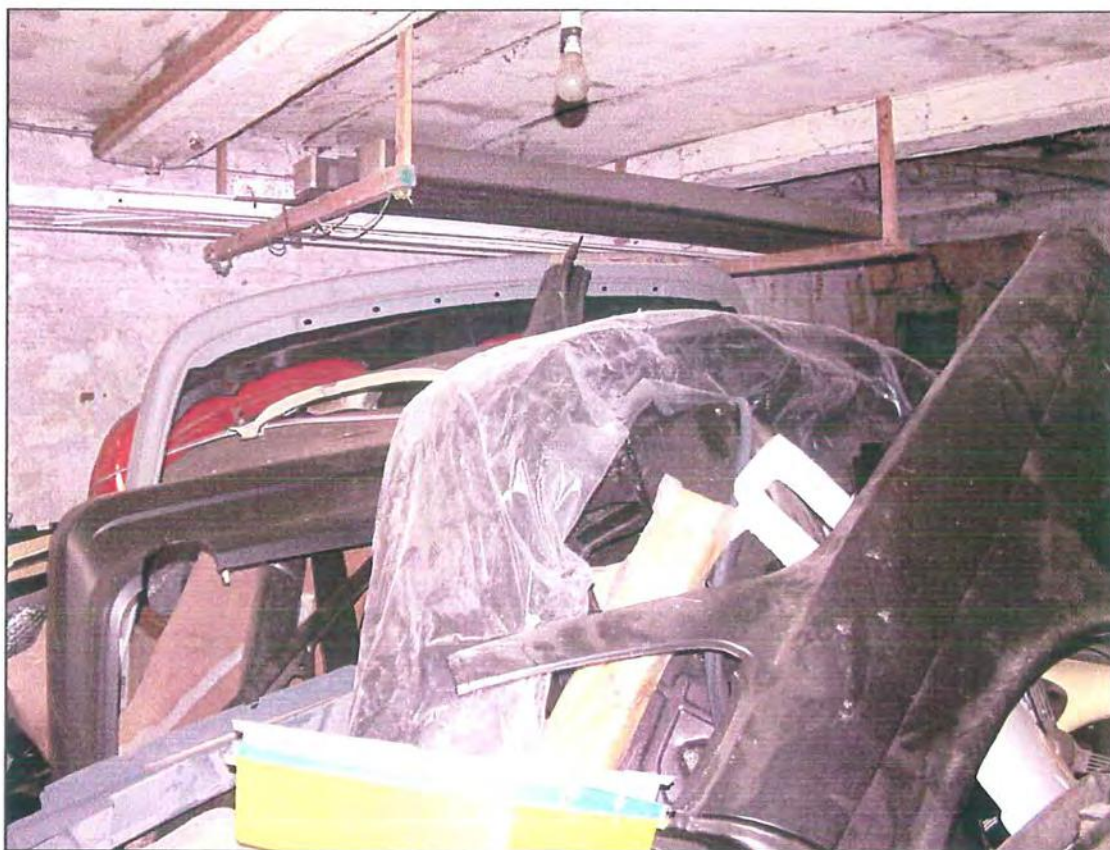


*Plate 25: West section, west half central arch unblocked (on left)*

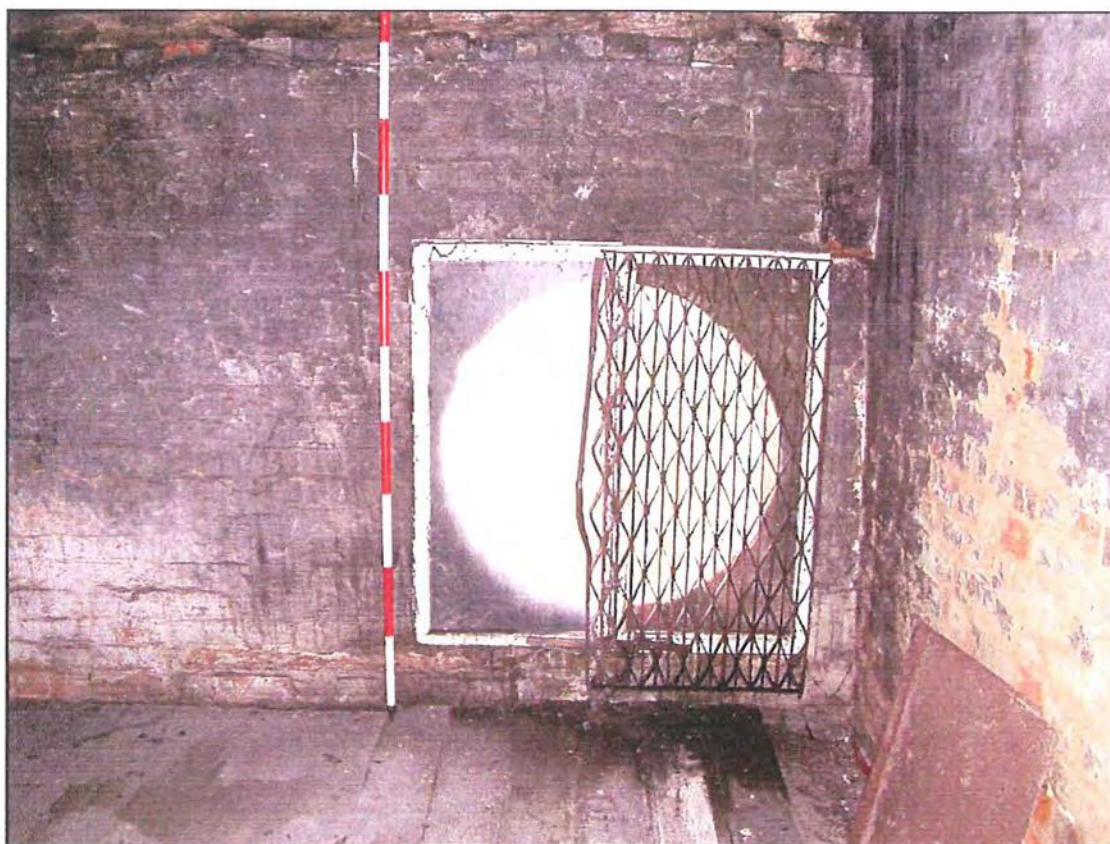


*Plate 26: West section, east half first floor showing remains of ladder from the ground floor*





*Plate 27: West section, east half interior, ground floor*



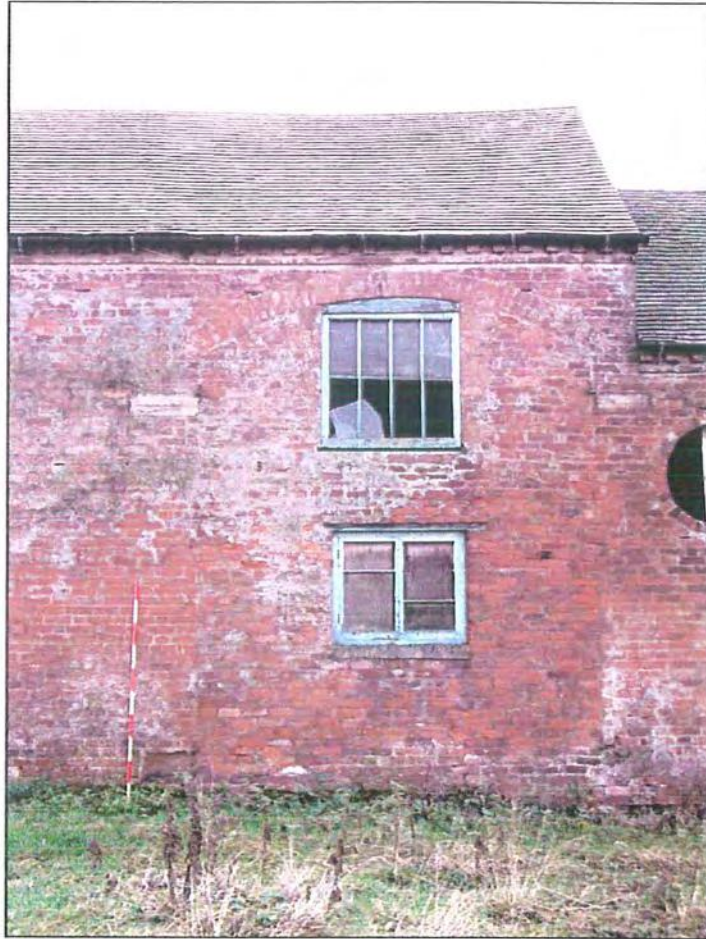
*Plate 28: West section, east half pitching eye*



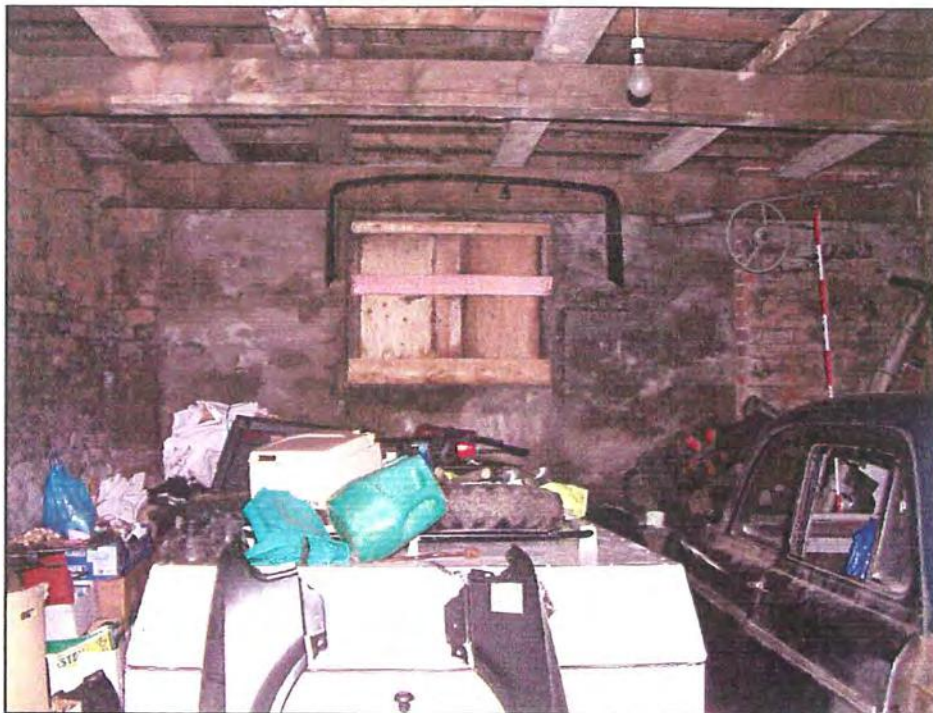
*Plate 29: North range east section from the south west*



*Plate 30: East section showing the large doorway*



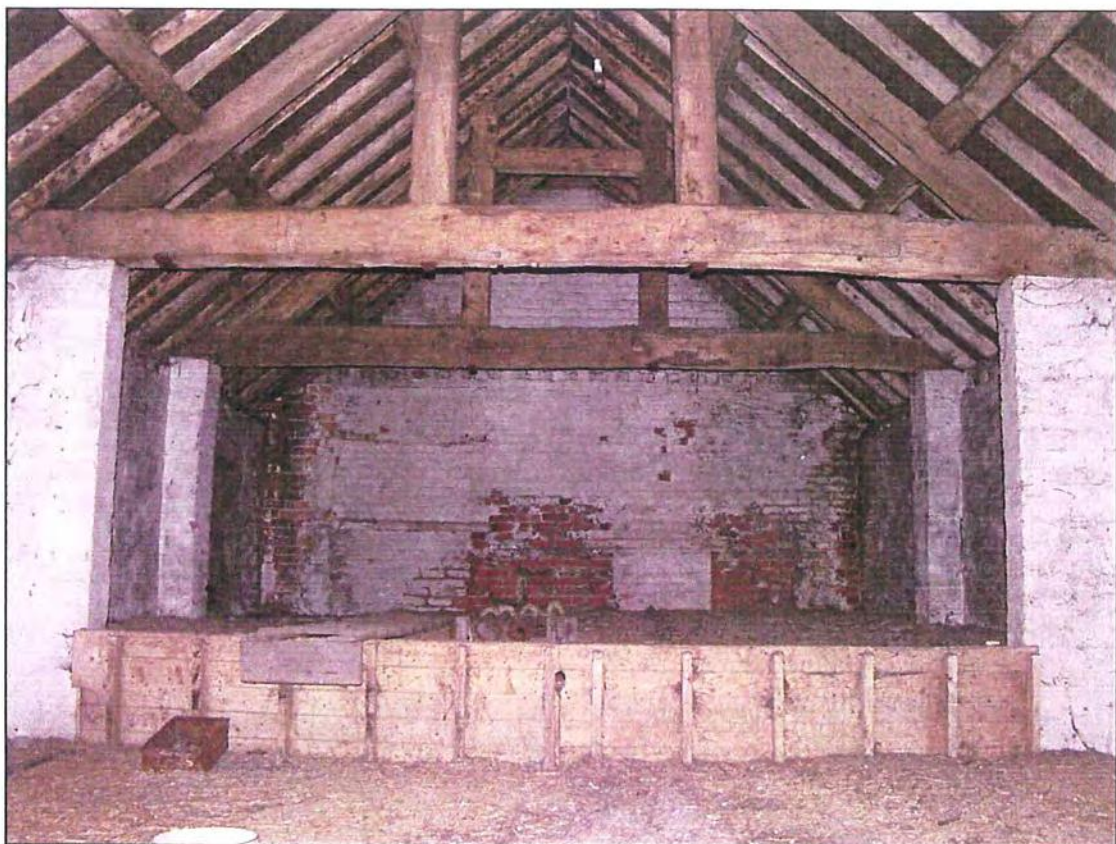
*Plate 31: East section north elevation showing large doorway*



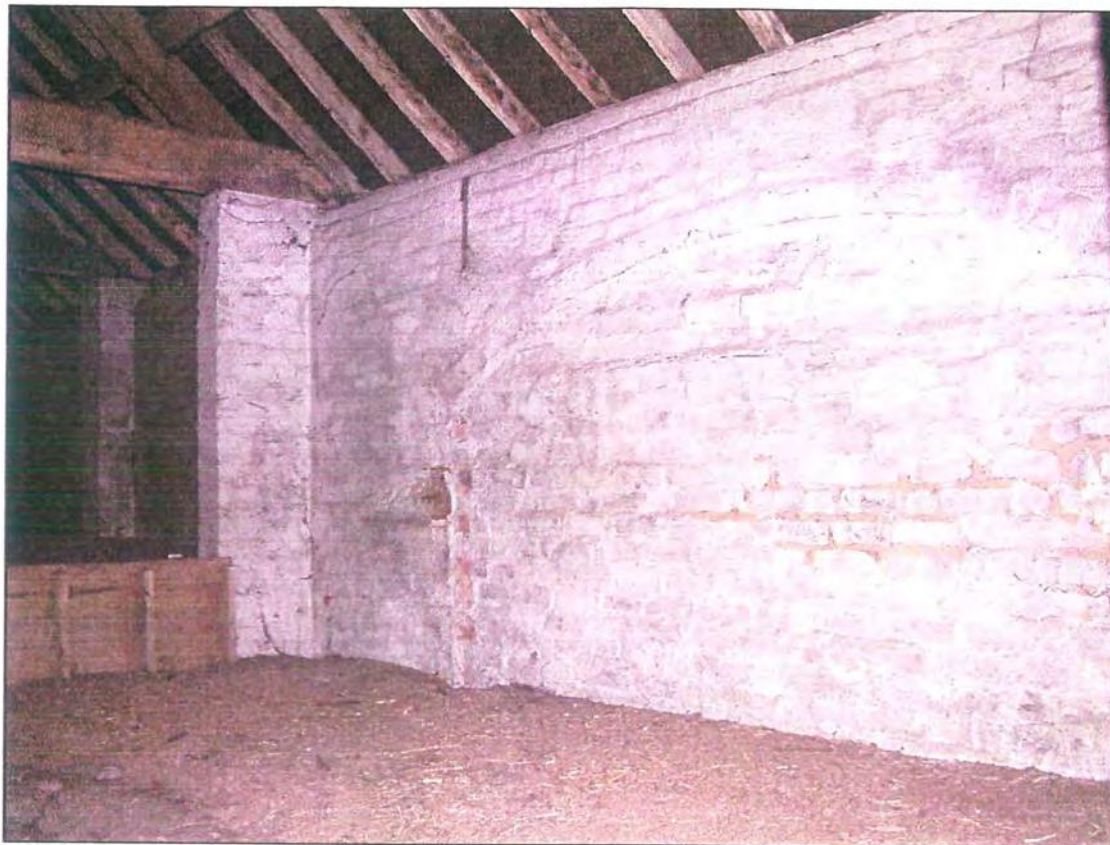
*Plate 32: East section, west half interior*



*Plate 33: East section, east half interior*



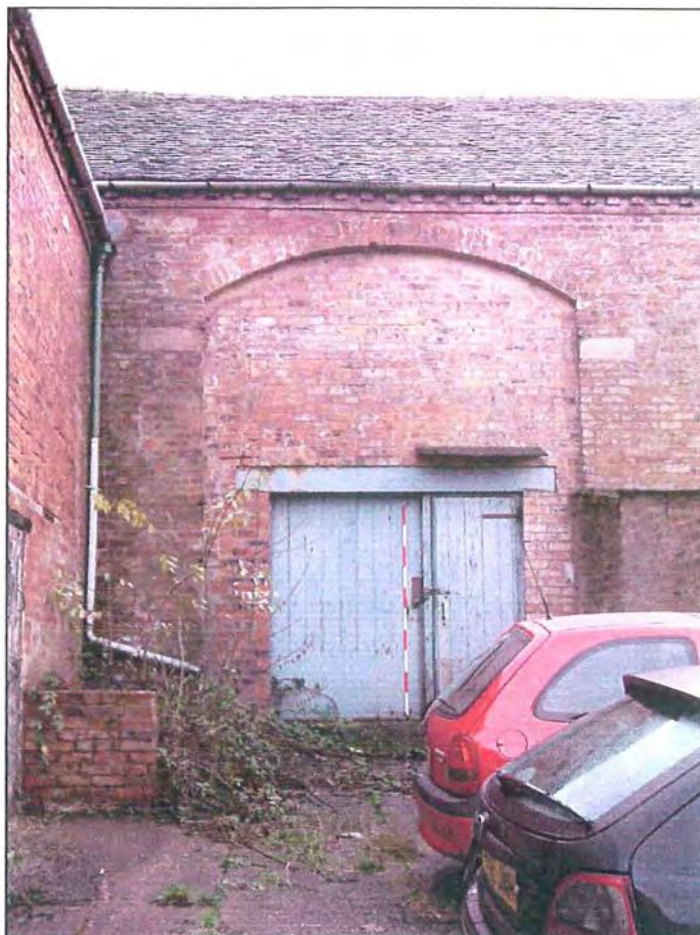
*Plate 34: East section first floor, showing queen post roof trusses*



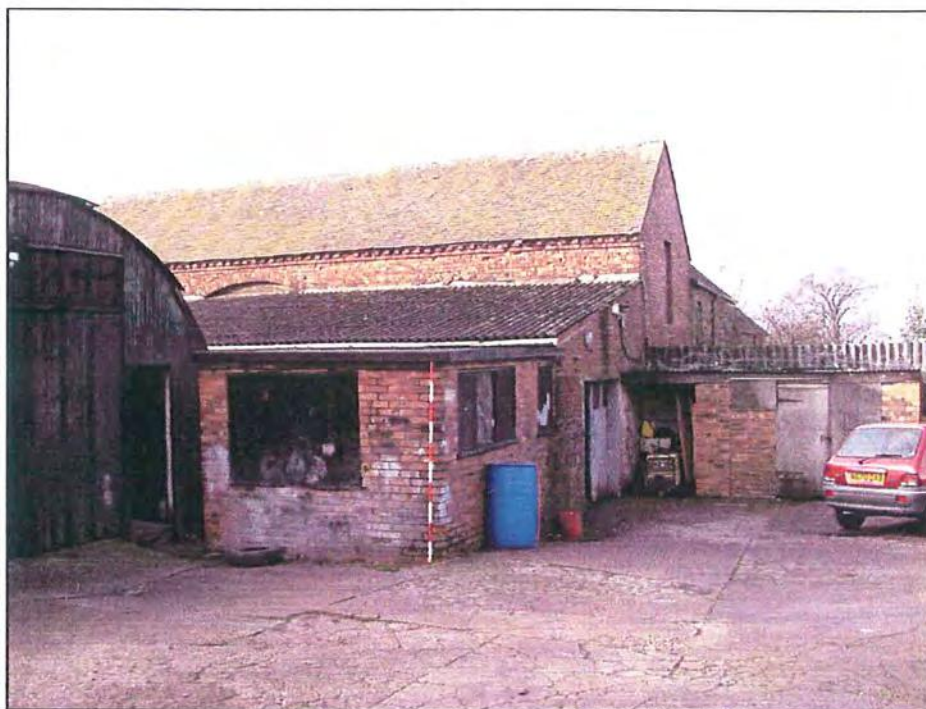
*Plate 35: East section first floor blocked doorway*



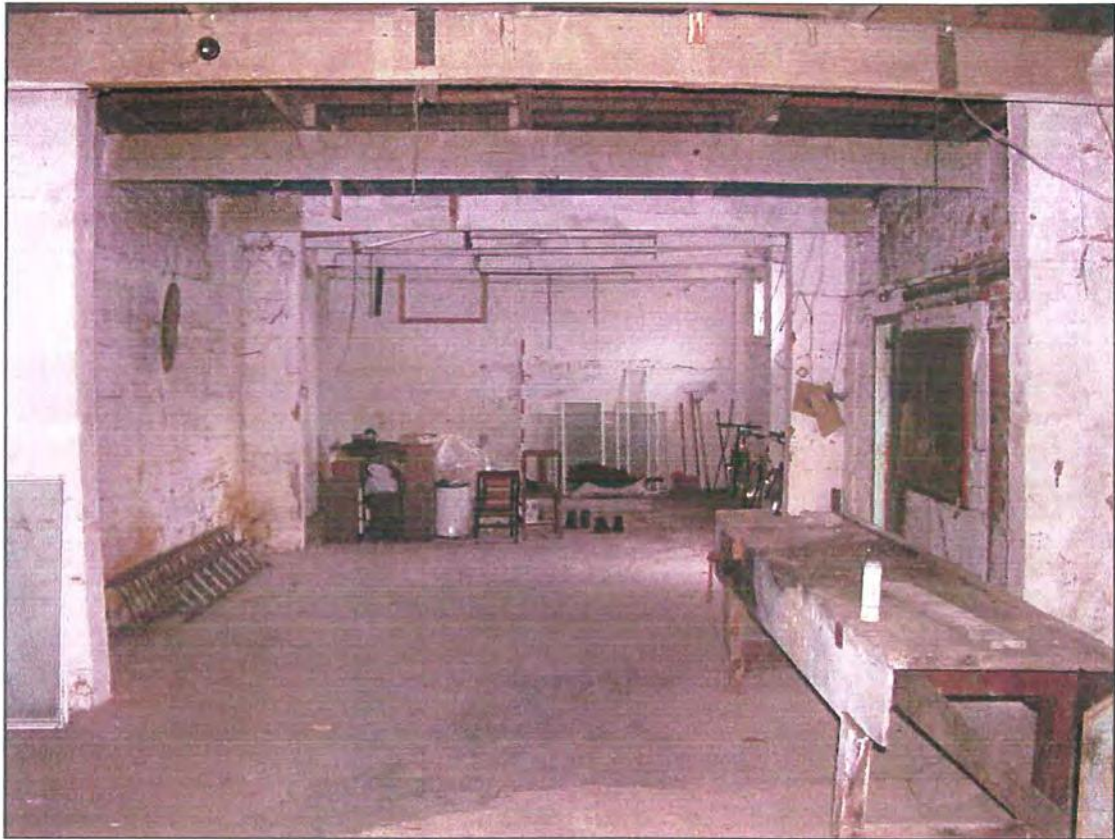
*Plate 36: East range, north section from the west*



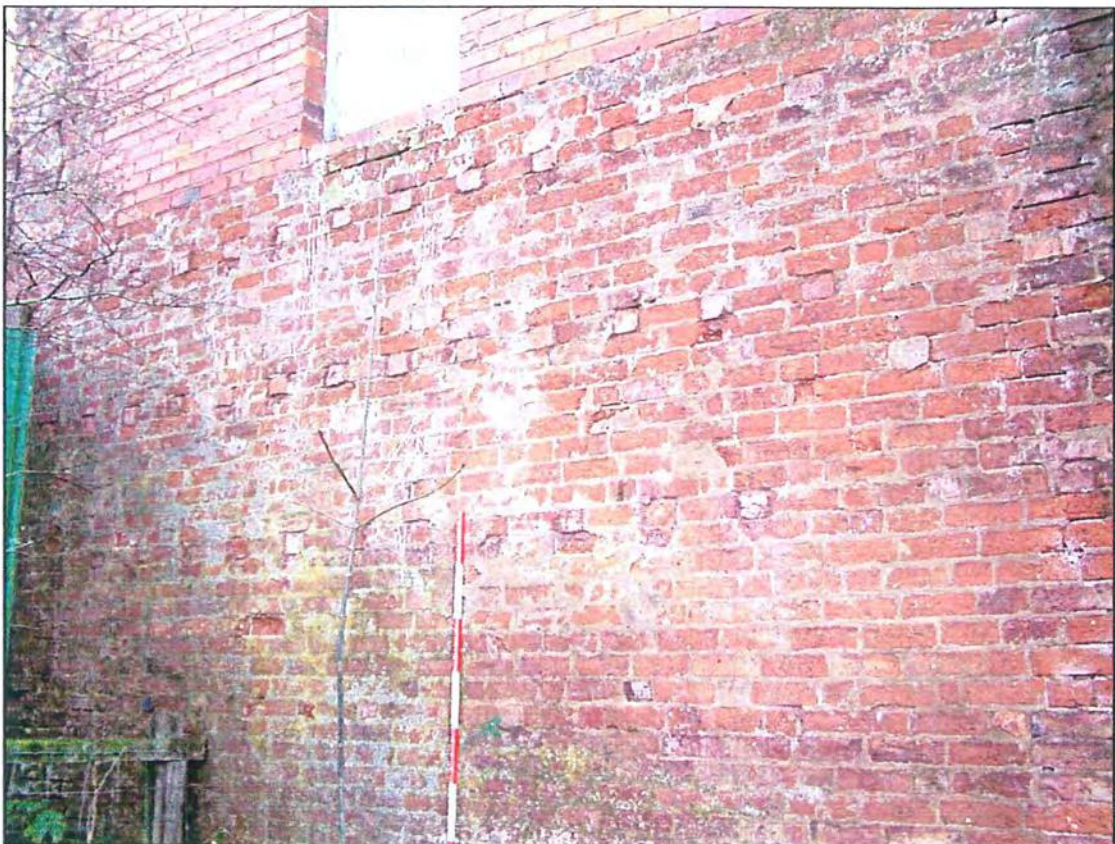
*Plate 37: North section, west elevation large doorway*



*Plate 38: North section, east elevation showing top of segmental arched head door way (centre left)*



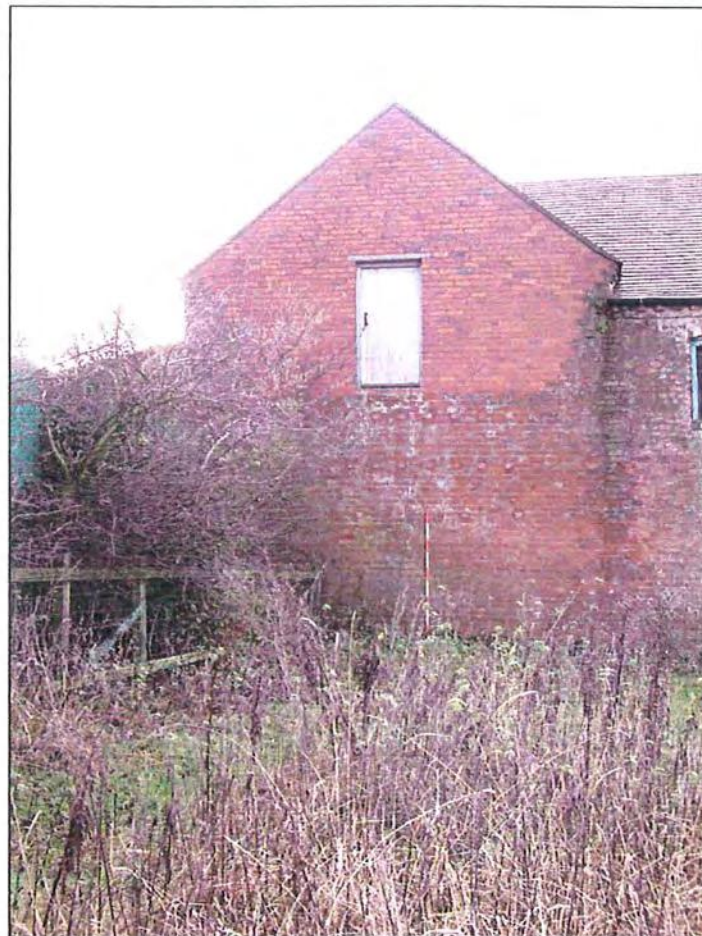
*Plate 39: North section interior*



*Plate 40: North section, north gable, blocked honeycomb brickwork*



*Plate 41: North section interior, workshop work bench*

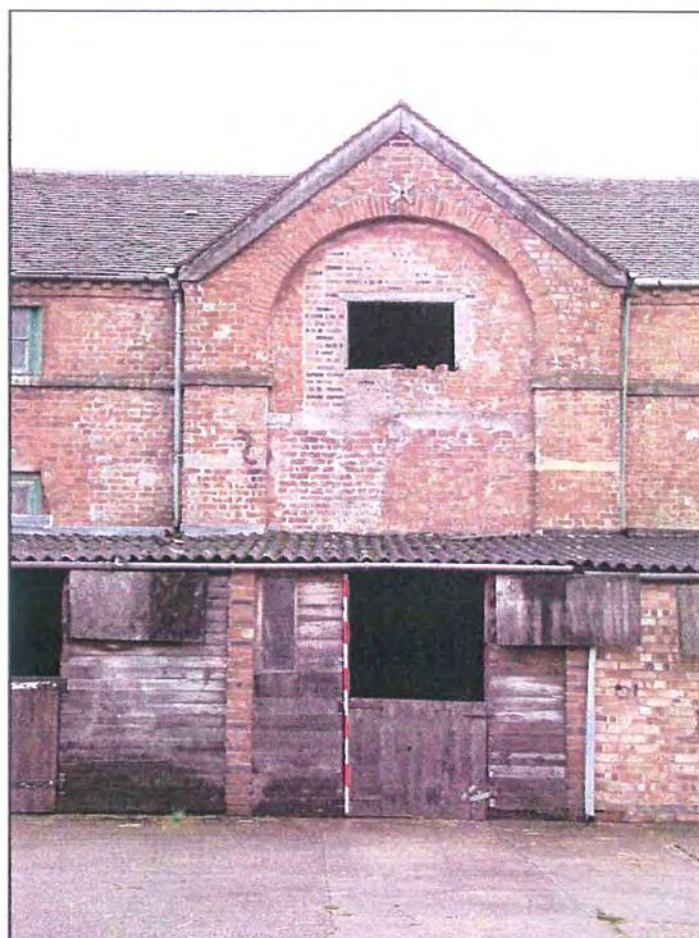


*Plate 42: North section, north gable, showing new door and rebuilt top of gable*





*Plate 43: East range, central section from the west (rear building)*



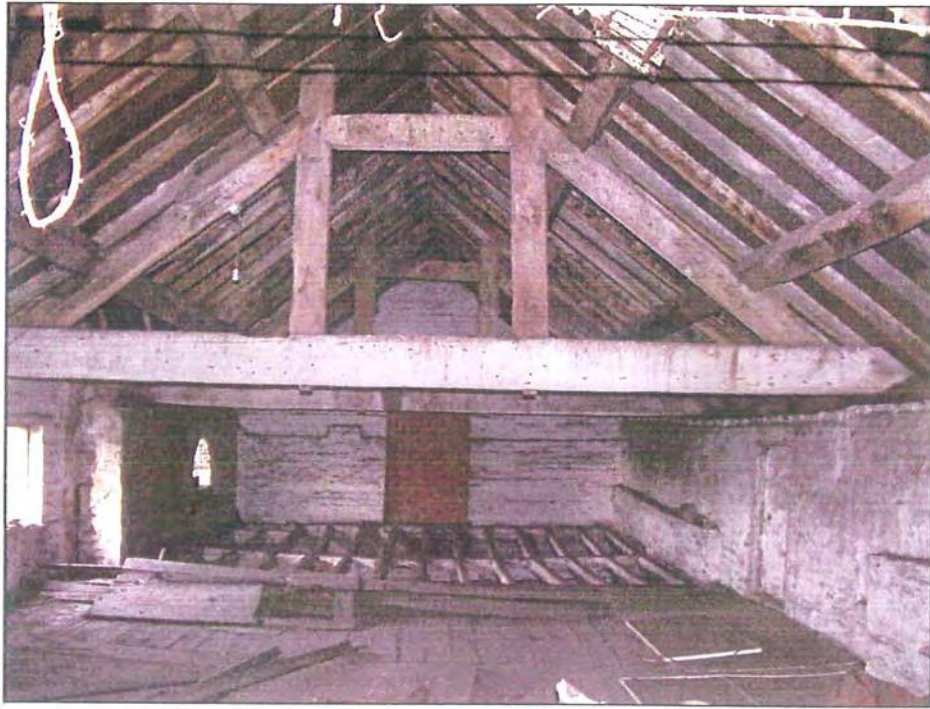
*Plate 44: Central section west elevation showing the central arch*



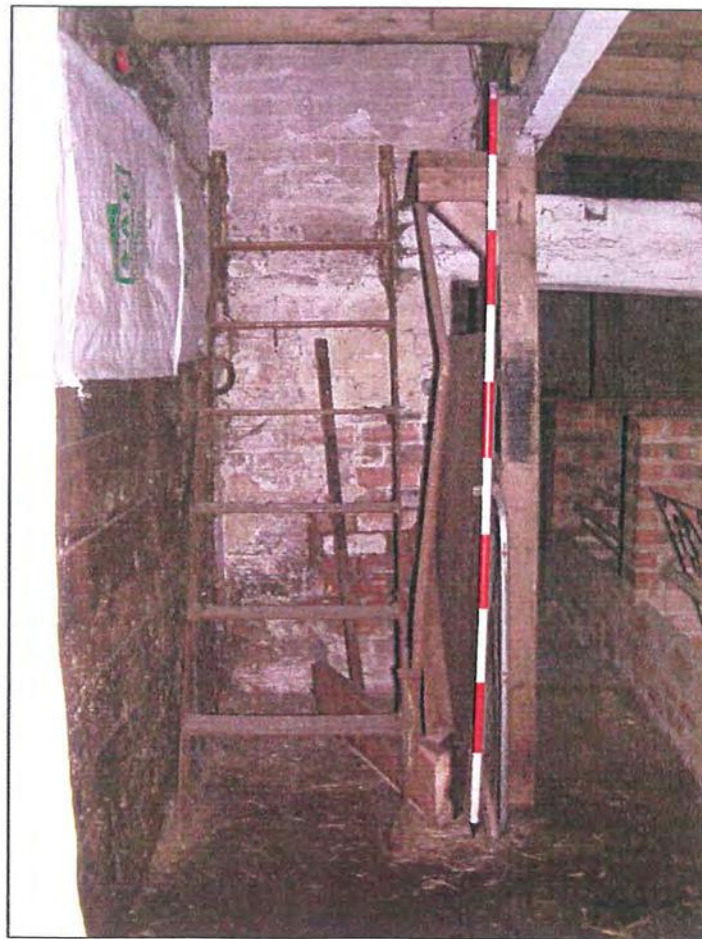
*Plate 45: Central section interior of ground floor*



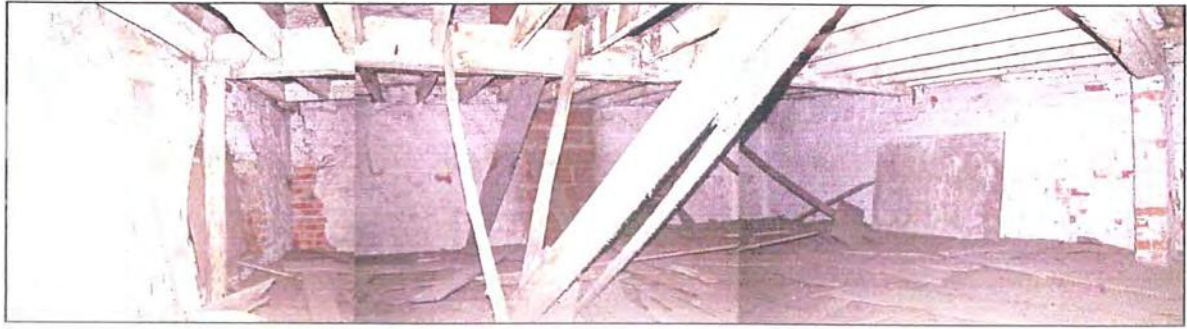
*Plate 46: Central section interior, pigsty*



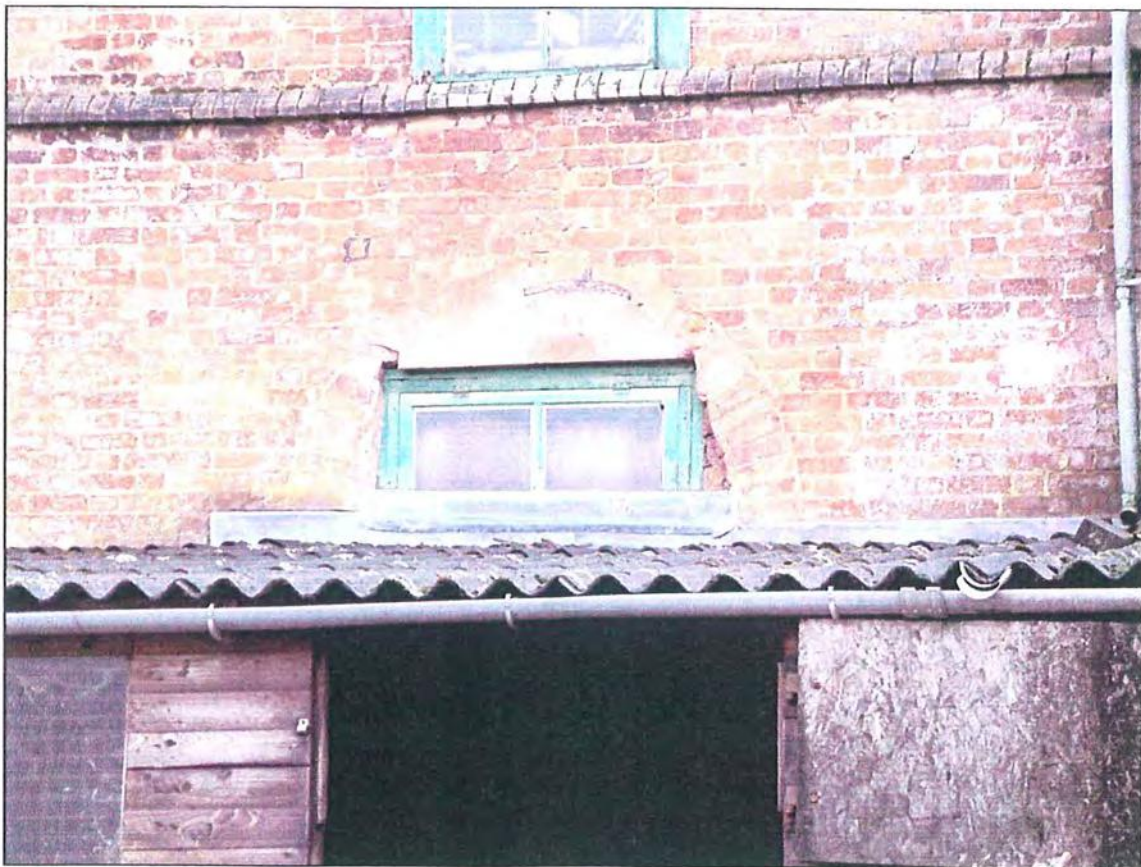
*Plate 47: Central section first floor interior, showing queen post roof trusses*



*Plate 48: Central section staircase to intermediate floor*



*Plate 49: Central section intermediate floor (270° amalgamated from six photographs)*



*Plate 50: Central section ground floor window with cut arch*



*Plate 51: East range, southern section from the north-west*



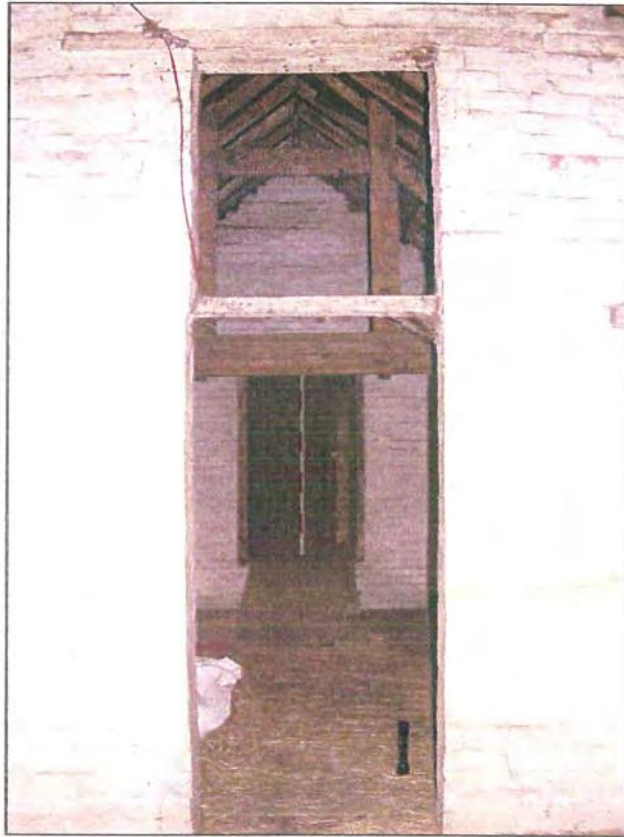
*Plate 52: Southern section, south stable with hayrack*



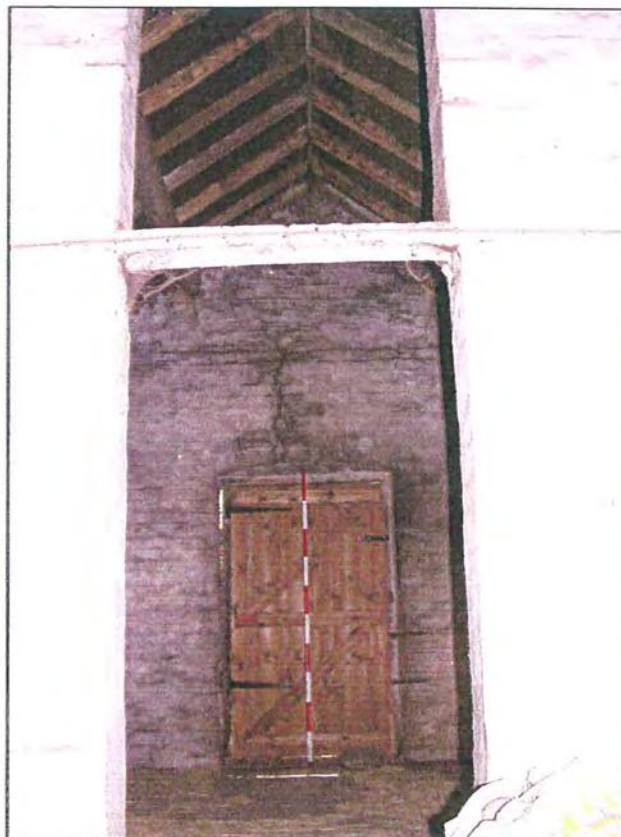
*Plate 53: Southern section, north stable with feeding trough and hayrack, brick floor and drain*



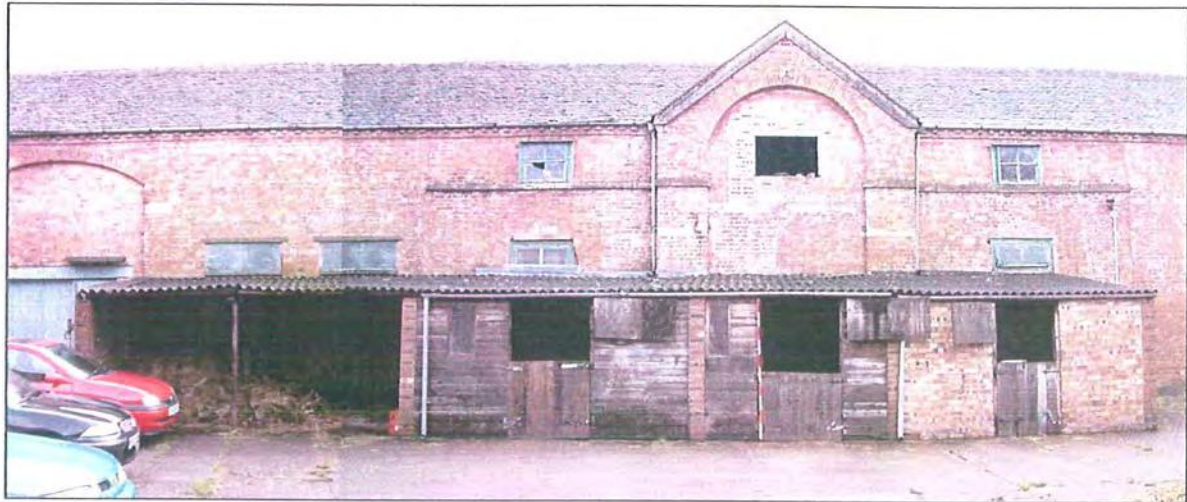
*Plate 54: Southern section, north stable staircase*



*Plate 55: Southern section first floor showing dividing wall and queen post truss*



*Plate 56: Southern section first floor showing taking-in door*

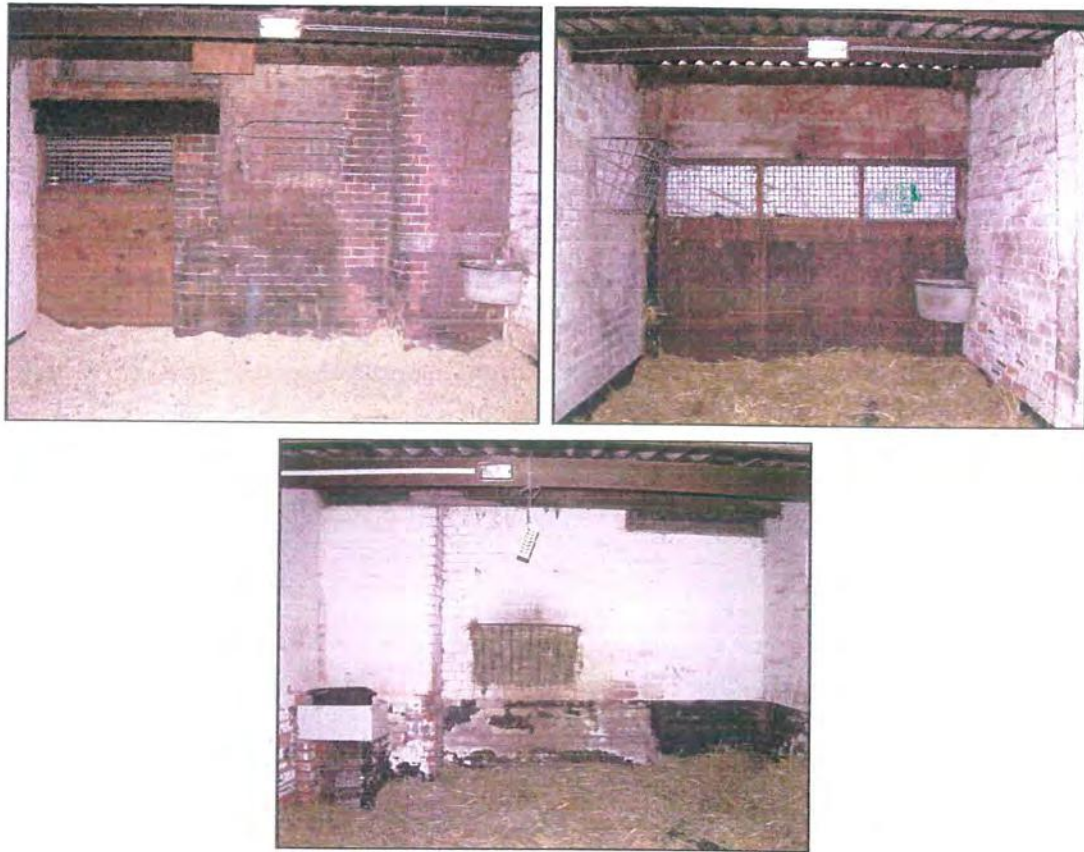


*Plate 57: West range modern structure from the west (front building, amalgamated from two photographs)*



*Plate 58: West range modern structure northern section showing open front*





*Plate 59: Western range modern structure interior of stables*



*Plate 60: West range, west elevation from the south-west*