



JOHN MOORE HERITAGE SERVICES

**BUILDING ASSESSMENT**

**ON**

**4 AND 4A PARK STREET,**

**WINDSOR, BERKSHIRE**

**NGR SU 97000 76630**

*On behalf of*

*DMM Consultancy Ltd*

**MAY 2014**

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## **4 and 4A Park Street, Windsor**

### ***Building Assessment***

#### **SUMMARY**

*The building 4 and 4A is located in Park Street, Windsor, Berks (SU 97000 76630). The present structure is part of a group of buildings numbered 3 to 6 in that street that were constructed over a short period of time. This particular structure is a grade II\* listed building and is currently being refurbished, hence the reason for this report.*

*The building is certainly of the 18<sup>th</sup> century and was presumably in existence prior to 1772 when there is documentary evidence of the structure. The suggested date for construction cannot be maintained and neither can the direct associations with that event with the Moore family for various reasons. A map of 1738 shows a building with structures around the northeast side of a courtyard with a central entrance, and this has to be the earliest known form of the Black Horse Inn or Public House. The public house is documented at a later date in the hands of the Moore family. This map appears to show what can be termed a courtyard inn which caters for travellers on the southeast approaches to Windsor, and the heraldic name of the premises implies that it has medieval origins.*

*The front range of this structure was replaced in the 17<sup>th</sup> century, but it cannot be established that these components were constructed directly to serve a domestic purpose or if they were sub-units attached to the courtyard inn as is found elsewhere in the country. The façade of number 5 Park Street would imply that it could have had a front room that operated as a shop or a front bar to the courtyard.*

*Structural evidence indicates that the kitchen range in which is undergoing alterations was a later addition to the front. A map of 1823 (although not as detailed as others) show the public house property as being undivided. The divisions are first evident on a map of 1845, implying that it was originally built 1823-45. The roof structure would imply that there was possibly open space between two rooms. One of these rooms had evidence of a chimney and fireplace, but this appears to have been reworked. The kitchen wing attached to number 5 Park Street was demolished in 1956 and a new structure built. The large rear chimney that is butted to the back wall of number 4 was considerably altered at this time.*

## **1 INTRODUCTION**

### **1.1 Location**

The properties of 4 and 4A Park Street are located in Park Street in the borough of Windsor or New Windsor. New Windsor was created out of the historic parish of Clewer, which was located in the historic hundred of Ripplesmere in the historic county of Berkshire (VCH 1923, 1-5, 66-77). The site is currently located in the Royal Borough of Windsor and Maidenhead.

The properties of 4 and 4A Park Street are bounded to the north by Park Street, and to the east and west by old properties also fronting onto this street. To the rear of the property is a courtyard, called the Black Horse Yard, which is entered through a large double gated passageway on the east side of the street frontage. New premises have been constructed to the south of this yard. Park Street leads onto Windsor Park.

The site is located on a south facing slope at just above 25m Ordnance Datum. The underlying geology is the Lambeth Group a clay, silt and sand sedimentary bedrock laid down 56 to 66 million years ago in the Palaeogene ([mapapps.bgs.ac.uk/geologyofbritain/home.html](http://mapapps.bgs.ac.uk/geologyofbritain/home.html)). In this location the bedrock is covered by a superficial Head deposit of clay, silt, and gravel some 3 million years ago in the Quaternary.

### **1.2 Commission**

The report was requested by Philip Alexander of DMM Consultancy in line with 12/02588/LBC and 12/02461/FUL.

### **1.3 Aim of Investigation**

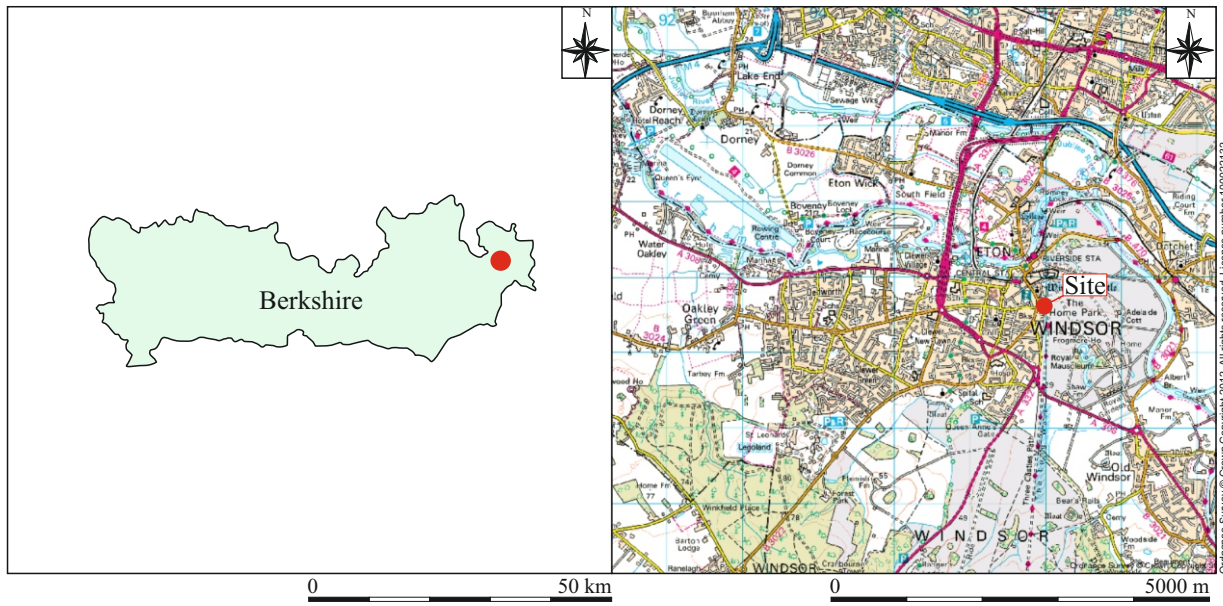
The aim of the report is to provide a record of a chimney that was removed from the rear of the property and to place this in its proper context.

## **2 BACKGROUND**

### **2.1 Designations**

The building 4 and 4A Park Street is a grade II\* listed building. The listing of no 4 with the entrance to the Black Horse yard is as followed:

*The entrance to the Yard is a large rectangular opening the height of the ground floor, and the 1<sup>st</sup>, 2<sup>nd</sup> and attic floors over from part of No 4 but are of different design and are described separately. Late C18 red brick, parapet with stone coping old tile Mansard roof. There is one dormer window in the attic with small moulded cornice and a 2-storeyed shallow bay, stuccoed, with small moulded cornice and lead flat over. There is a 3-pane sash window on the front face and a 1-pane window at the sides all with ogee arches and moulded architraves with finials those over the centre windows being Prince of Wales feathers. The centre windows have pointed glazing.*



Key ■ Study building

Figure 1: Site location

*The 1<sup>st</sup> floor windows have a small wrought iron lattice balcony with cast lead rosettes.*

*Nos 4 late C18, 3 storey, attic and cellar, red brick on projecting stuccoed plinth, parapet with stone coping, old tile Mansard roof. The House has 2 dormer windows with small moulded cornice, 3 windows on the upper floors and 2 windows on the ground floor, 6-panelled door with rectangular fanlight, semi-circular and radiating glazing pattern, recessed in panelled reveal. The door-case has fluted pilasters with moulded bases and buluster-shaped curved necking and moulded caps, supporting entablature which breaks forward over the pilasters. The frieze is enriched with alternative roundels and small groups of fluting in the upper half of the frieze. The roundels over pilasters have masks. There is a moulded and denticulated cornice and pediment. The door is approached by 3 moulded stone steps flanked by small contemporary wrought iron scroll scrapers. 2 windows with plain wrought-iron grilles in cellar.*

Park Street is mentioned in the first edition of the Buildings of England: Berkshire (Pevsner 1966, 303-4). The buildings are not mentioned by number but reference is made to the best doorways being at the end on the right.

An assessment of the buildings was made by the Royal Borough of Windsor and Maidenhead (RBWM 2009, 7).

A second imprint of the Building of England: Berkshire (Tyack, Bradley et al. 2010, 708) mentioned numbers 3-6 and refers to them as the best group of 18<sup>th</sup> century structures in the street. The suggested construction date here is 1772, which mentions the canted bay over the carriageway and the interlocking D-shaped staircases of non-matching design.

## **2.2 History of Development**

Edward the Confessor granted 20 hides at Old Windsor to Saint Peter at Westminster (VCH 1923, 5-29). William I exchanged this land for an estate in Battersea. The manor of Clewer was held by Earl Harold in 1066 (Morgan 1979, 49.1). The estate was 5 hides at that time. The name recorded in the mid 11<sup>th</sup> century was *Windlesoran*, which means the river-bank with a windlass, **windels ōra** (Gelling 1973, 26-7).

In 1086 the manor of Clewer was held by Ralph son of Siegfried, with 4 ½ hides and Windsor Castle that occupied a ½ hide (Morgan 1979, 49.1). There were 9 villagers and 6 smallholders besides a mill. The estate of Old Windsor was held by William I, with 22 villagers and 2 smallholders (Morgan 1979, 1.1). There was a priest called Albert at the manor of Old Windsor that held 1 ½ hides, which is considered to imply that the manor had a church (VCH 1923, 66-70).

The settlement of New Windsor is considered to have been created out of the parish of Clewer (VCH 1923, 1-5). The church of Saint John the Baptist at New Windsor was first documented in 1189-90 (VCH 1923, 66-70), when the church at Windsor had a chapel at Old Windsor. At this time the church was granted to Waltham Abbey. The church of Saint Andrew at Clewer descended with the manor held by Reading Abbey (VCH 1923, 72-77). There was a chapel of Saint Leonard at Losfield. The apparent integrated relationship between the church and parishes of Clewer and Old Windsor may indicate that they were previously part of one parochiae, an early medieval parish.



There is an Arthurian tradition that the site of Windsor Castle was fortified before the 11<sup>th</sup> century (VCH 1923, 1-29), however, no firm indication exists for this. William I exchanged land at Windsor for that at Battersea, and it is this transaction that is considered to initiate the construction of the castle. From the reign of Henry I the castle became a principle residence, but subsequent occupation for each later monarch varied and was often seasonal and in some cases minimal. George I (1714-27) was seldom at Windsor. George II (1727-60) visited the castle only in the summer. George III (1760-1820) was constantly at Windsor.

The town at New Windsor owes its origins to the castle (VCH 1923, 56-66). It is not known exactly when the borough was first created, but it is initially mentioned in 1130-1. The old town of Windsor is an irregular shape, which grew up between the west front of the castle and the river (VCH 1923, 1-5). The town spread towards the west in the 19<sup>th</sup> century. Thames Street was constructed over the former location of the Castle Ditch. The High Street continued as Park Street, a street formerly called Pound Street, which has seen little alteration from the 18<sup>th</sup> century. The High Street survives in documented form as Altus Vicus in 1398 (Gelling 1973, 26-7). The street may originally have been in name an extension of the High Street. A RBWM report (2009, 3) stated that the street had also previously been known as Moor Street. This had been assumed to be derived from the Moore family who had property in the area, but this is suspect and unconvincing.

The Manor House of New Windsor was located at the foot of the Hundred Steps on the west side of the castle (VCH 1923, 66-70). This was held by Reading Abbey.

The buildings 3-6 Park Street are part of a development of the 18<sup>th</sup> century (RBWM 2009, 3-5), however, when this was in this century is not known precisely. The suggested date for construction is c 1769-72. This relies on the survival of a Sun Insurance policy for numbers 4 and 5 Park Street dated from 1772. The policy was taken out by Edward Thomas of St James' Palace, Westminster. From this it was assumed that Thomas was the developer. A will of Thomas in 1776 indicates that these properties were part of a freehold estate. The assumption is thus made that this was the first case of insurance of these houses just after they were constructed. All that this data indicates is that the properties were standing in 1772.

Other circumstantial evidence has been used to indicate that the development of 3 to 6 Park Street was a commercial venture by the Moore family on land owned by Edward Thomas (RBWM 2009, 3-6). That the houses are a unit built by the same person or persons over a number of years is demonstrated by their style. That this can be demonstrated as being tied to the Moore family is more suspect and relies on the following accounts.

- 1) The association of the street name with the Moore family is suspect.
- 2) The assumption that these properties were all held under the same ownership can be supported by a map of 1738 (see below).
- 3) There is a counterpart copy of a 21-year lease of 1792 of two adjoining messuages in Park Street also Pound Street, one of which was known as the Black Horse Public House, from Thomas Stevens of Hurst in Wiltshire and John Cannon of Hounslow in Middlesex to Thomas Moore, a senior brewer of New Windsor (BRO D/EX 425/). This indicates that the Moore family first obtained a public house in

- Park Street, which was called the Black Horse, in 1792. It can be assumed that a major brewing family in the town of Windsor would obtain outlets for its product.
- 4) Thomas Moore the elder, in a codicil of his will in 1820, left to his son Thomas the Younger, the yearly land tax issuing from the Black Horse Public House, and the premises to the north lying in Park Street.
  - 5) The presence of hops as a motif in the decorations.
  - 6) Numbers 4 and 5 are considered to be buildings that are domestic in character with back kitchen wings. Number 3 is identified as the former location of the public house. This house was rebuilt post 1820.
  - 7) Structurally the oriel-windows are considered to be originally attached to house number 3, which was considered to be the location of the public house.
  - 8) The Tithe Map of 1852 shows number 6 within the same parcel of land at least to number 9 or 10.



Figure 2 Map of 1738

The earliest detailed map of the site is to be found on a map of the Home Park and Windsor Castle dated to 1738 (BRO W1/D290). This shows what must be the Black Horse Yard with an entrance to the northeast (Fig 2). There is an L-shaped building to the southeast of the entrance, and a C-shaped building, with additional box adjacent to the entrance on the northwest. The southern part of the yard is left open and no clear boundary plots are indicated to the northwest edge of the plot. It is possible to note that the box projection on the northwest side of the yard entrance matches the design of the current number 4 and 4A. Circumstantially it could imply that the front range of buildings that

were probably part of a major coaching inn were being rebuilt c 1738, or that this particular feature with the property being extended back beyond the other plots was part of the earlier plan and was incorporated into the rebuild. The earliest recorded form of the name Black Horse for a public house so far identified in Britain is in Lincolnshire and dates to 1674 (Cox 1994, 19). Public house names are considered to be associated with historical developments, and in the use of the horse it is considered to be derived from a medieval heraldic emblem. The addition of colours to public house names is known from the late 16<sup>th</sup> century. It is thus highly likely that the site of the Black Horse Public House originated in the medieval period. The courtyard as it is now is shown in plate 1.



Plate 1 Courtyard of the Black Horse as it survives today



Figure 3 Rocque's Map of 1761

Two later 18<sup>th</sup> century maps of Windsor show the area of Park Street. The more detailed one, Rocque's Map of Berkshire dated 1761 (Fig. 3), shows the street called Pound Street. Buildings appear to extend along the road and the line of the road extends across Windsor Park. The great ride is shown and Pound Street widens as it goes across the great ride. To the west of the great ride buildings are shown facing onto the south side of Pound Street. There are two buildings shown as extending back from the road in this plan.



Figure 4 Jefferys' map of 1760



Figure 5 Map of 1819

The second 18<sup>th</sup> century map is the Jefferys' map of c 1760 (Fig. 4) that shows the county of Buckinghamshire, but also some important towns peripheral to that county, which includes Windsor. This shows what became Park Street extending across the ride and with houses extending up to the ride and across the other side. It perhaps indicated that there were no buildings across the line of the ride. There is a large oval feature in the Home Park to the north of the castle, which no longer exists.

An Inclosure Map of 1819 (BRO Q/RDC/16B) shows some urban space marked along the south side of Park Street (Fig. 5), but the locations are untrustworthy and not detailed. This map labels the High Street as Park Street, indicating that the two names have probably split from a common development.



Figure 6 Windsor Forest Map of 1823

The map of Windsor Forest dated 1823 (BRO TM/157) shows the area of the Black Horse Yard as still not divided, and one could make some comparisons to the map of 1738 (Fig. 6).

A map of 1845 by Pennethone (RBWM 2009, 7) shows the rear storey wings for both numbers 4 and 5 the first time. This thus indicates a construction date and division of the Black Horse premises from 1823 to 1845 most likely.

The Tithe Map of 1852 (BRO 149/1) shows the buildings and individual plots in much the same form as it is on later maps (Fig. 7). The buildings are shown along the street frontage. Behind number 4 there are three extension blocks that are coloured pink. The building to the northwest also has an extension that is staggered. The passageway was drawn as open, but this is probably only style. It is apparent that the boundaries were created across the yard between 1823 and 1852. The numbering of the plots is ambiguous and it is difficult to determine from this where the bounds of the original Black Horse Inn plot were.



Figure 7 Tithe Map of 1852



Figure 8 OS First Edition dated 1881

A range of Ordnance Survey maps at a scale of 1: 2,500 indicate the later development of the back part of this structure. The First Edition Ordnance Survey Map of c 1876-81 shows the main blocks of nos. 4 and 4A facing onto Park Street (Fig. 8). The eastern unit continues over the side passage. To the rear it is apparent that both structures have external

extensions. The eastern part of the ground floor extension shows the location of a light well on the rear of the building, with a linear extension extending south from this, which appears to be divided into two units. The western extension is of a different shape to that which is located there now, and it is possible to assume that there has been some reworking of the southern wall line.



Figure 9 Map of c 1881

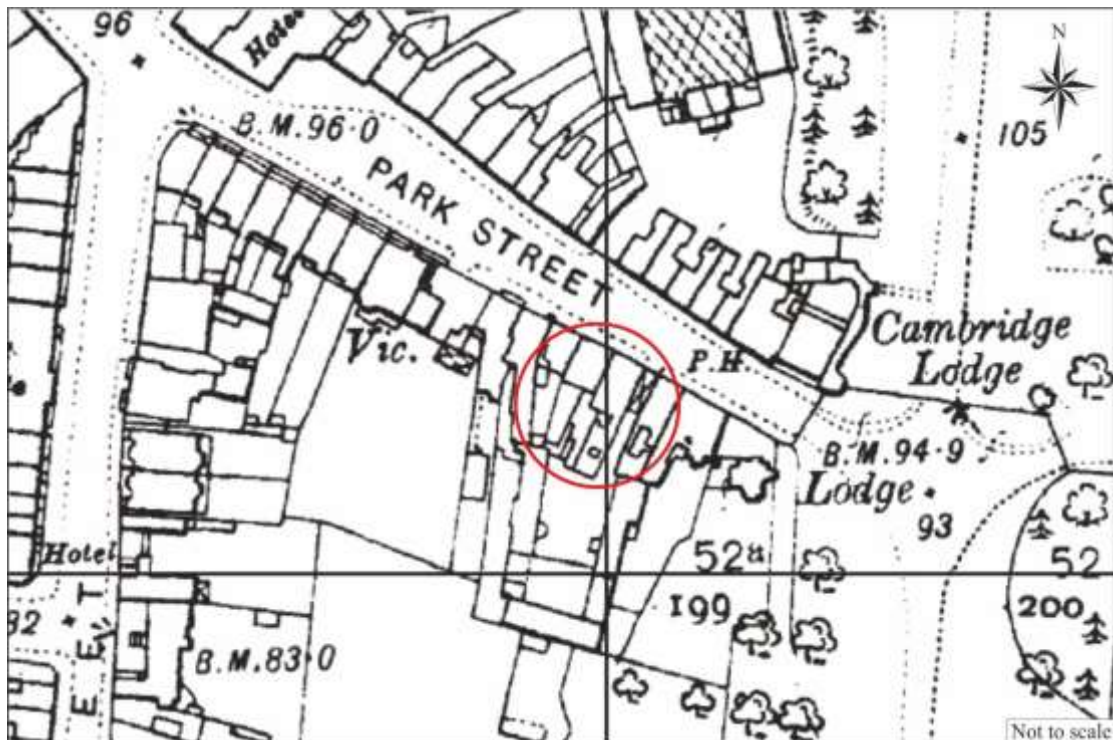


Figure 10 OS Third Edition dated 1912



Figure 11 OS Map of 1956

A map of c 1881 (BRO D/EX 1915/5/7) is believed to be based on the First Edition Ordnance Survey Map (Fig. 9). The yard entrance is marked up as covered. The extensions to the property are shown at the rear, one is staggered and there is a light well. These features are not coloured in as though they are domestic, but left as they are gardens. To the northwest one of the walls is marked as a major boundary, which is probably the old boundary of the Black Horse Yard.

The Second Edition Ordnance Survey Map of a scale 1: 2,500 dated 1899 shows the same basic plan of the building, as does the Third Edition Ordnance Survey Map dated 1912 (Fig. 10). The Fourth Edition of the Ordnance Survey Map of 1932 shows the eastern extension as forming the same shape, but the western extension covers all of the former garden area. There appears to be a possible line marked across this extension, which perhaps means that the wall line of the current extension is there at this date. The last map of a detailed scale is dated 1956-7 which shows signs of a longer extension on the west side than is currently present (Fig. 11).

The building was occupied by solicitors from c 1900 to 2005, and the central room appeared to be a deed inspection room.

### 3 DESCRIPTION OF 4 AND 4A PARK STREET, WINDSOR

#### 3.1 Introduction and General Description

The building 3 to 6 Park Road are built as a unit, although there are indications of breaks between each unit indicating that their construction was staged. The street view of the central part of the building has four levels including the attic space. Part of this structure has a cellar. There is a four storey and single storey extension to the rear.



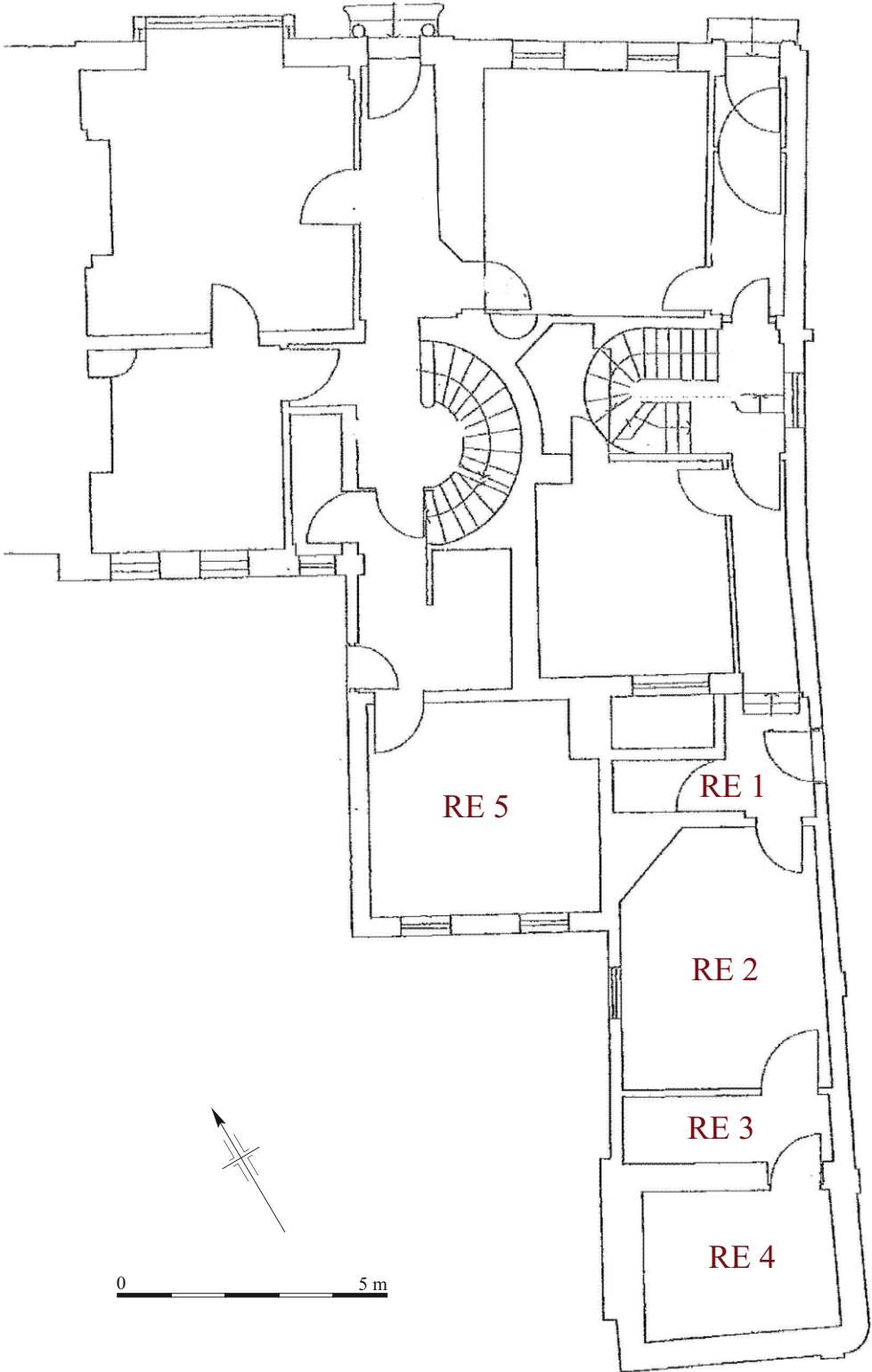


Figure 12: Plan of ground floor

### 3.2 Front façade

The front façade of number 4 has three bays. There is a rendered plinth at base. The ground floor has two square-headed windows, with soldier lintels. The door is located on the left hand side, and has a porch with Doric columns and a pediment. The first and second floor has square-headed windows with soldier lintel. The second storey has windows the same size as the ground floor, the second floor windows are proportionately reduced. The roof is a mansard one with two dormer windows.

The neighbouring property to the northwest has a similar design, with the two main differences being the large ground floor mullioned and transomed bay window on the ground floor. This may indicate that this property on its ground floor was not used as a domestic structure as the window is more in keeping with a bar of a public house or shop front. There are also two lights into the cellar.

On the southeast side of the main block of number 4 is the Black Horse Yard entrance, a doorway taking up the whole ground floor with two bay windows above. There is a dormer in the attic storey.

### 3.3 Rear façades



Plate 2 Passageway and part of rear facade

The entrance to the Black Horse Yard has a segmental arched window as you pass through the passage (plate 2). The southeast wall along the side of the passage extends as a section of the four storey building with a segmental arched window on the first floor and part of a mansard roof above. There is a mortar plinth along the base. The extension behind this is

single storey with a mixture of roof lines and there are two buttresses along its length. There is a butt joint between the single-storey and four-storey part of the building.

The first section of the single-storey has an area of flat roof, below which there is a segmental arched doorway (plates 2 & 3). The next roof is a pyramidal hipped construction with a central lantern. There is a further area of flat roof, behind which is an unusual looking hipped roof with a gable with door facing back towards the main part of the building. Behind this there is a large chimney external to the back wall. There are the remains of a small chimney or vent located adjacent to this taller structure. This small chimney is of a later date and had been capped with a slab.



Plate 3 Kitchen wing roofs

The southwest facing façade has three storeys and the attic storey above (plates 2 & 4). The four storey extension to the rear has its lower floor masked by single storey extensions. The other storeys have one bay, a segmental arch on the first floor, a square-headed arch on the second floor and a dormer in the mansard roof. On the left hand side of the windows is the remains of a tall external chimneybreast. To the right of the multi-storey extension is the Black Horse Yard passageway over which there are three storeys including a first floor with a single bay using a square headed arch with round-arch decoration. There is a further square-headed window above this and a dormer window. To the left hand side of the multi-storey extension is essentially a three bay wall, though there are caveats to this with staggered windows and smaller irregular windows randomly inserted. Cellar windows are also visible at the base of this wall. The single storey extensions which are set centrally show a wall on the southeast side that is brick with a render plinth base and buttress. The visible roof above is a hipped roof, with part of the

lantern and small chimney visible beyond. The wall on the west hand side has a brick corbel with two segmental windows below.



Plate 4 Part of the rear façade



Plate 5 Details from RE1

The west facing façade of the rear part of the building contains a blank wall and mansard roof on the multi-storey extension, with adjacent chimneybreast attached. Below the multi-storey extension there is a single storey extension with a flat roof and a single door with segmental arch. The wall to the southwest has two different heights and is rendered. In the left part of the wall there is a segmental arched window. Above this the pyramidal roof with lantern and partially hipped roof are visible.

### 3.4 Internal rooms to rear

The single storey extension to the rear is entered from the Black Horse Yard passage by a door in a segmental headed arch. This leads into an L-shaped area (RE1), of which part forms a lobby with a door in the northeast wall that leads into the four-storey part of the house (plate 5). The door on the northwest leads into a small room forming part of the L-shape (perhaps a toilet or cupboard). The L-shape is created by a window light; it is possible that this space was originally open.

The southwest door leads into a rectangular room with a door in the southwest wall and a window in the northwest wall (RE2). There is a fireplace with chimneybreast in the north corner (plate 6). There was a timber cupboard over the fireplace and chimneybreast. The fireplace and hearth appear to have been removed at an earlier date in the 20<sup>th</sup> century, with the area being closed off with metric bricks. In the wall adjacent to the chimneybreast there was evidence of a butt joint. The ceiling rises up into a lantern.



Plate 6 RE2 chimney and fireplace



Plate 7 RE2 Lantern

The southwest door leads into a narrow rectangular room (RE3). The door in the southwest wall of room RE3 leads into room RE4, which is located under the partially hipped roof. There is a loft door in the northeast wall.

The door on the northeast side of room RE1 leads up stairs and into a passageway, with a door at the northeast end, and one adjacent to it in the northeast wall.



Plate 8 RE5 blocked doors

Room R5 is a rear room of building number 5. There are indications of two blocked doors on the north side (plate 8). There are two window openings in the southwest wall. The north wall has the remains of a reworked chimneybreast, which is far older than the contemporary buildings. The external chimney is supported by steel joists and a rebuilt support. There is the shape of a flue marked on the wall (plate 9).



Plate 9 RE5 blocked flue in wall

## 4 ASSESSMENT

### 4.1 Phases

The RBWM report (2009, 7) suggested that there were five main phases of construction for the premises 3 to 6 Park Street. There is no reason to radically alter these phasing, although there are some indications that there are some problems with certain dates.

Phase 1 (period A in earlier report) was placed in the 18<sup>th</sup> century. The dating of the building relied on the date of an insurance certificate dated 1772. This date is only an indication that the buildings were standing at this time. There are no indications on the maps that the back wings were constructed at this date. A map of 1738 may indicate that the front wing was constructed by this date or that the 18<sup>th</sup> century phase represents a rebuild of an original along the same lines.

Phase 2 (period B) saw the extension of the rear single storey wings, which were probably formed by a group of isolated buildings initially. These are not shown on a map of

Windsor dated 1823 but are on a map dated 1845. Their construction would tie in with the division of the Black Horse Public House.

Phase 3 (period C) minor internal alterations not seen, and the construction of the oriel-windows. There were some suspected alterations to the rear wing.

Phase 4 (period D) included internal alterations dated c 1924.

Phase 5 (period E) saw the rebuilding of the back service wing to number 5 (RE5) constructed in 1956, other alterations were made in 1980 and 1985 when doors were knocked through to create interconnected offices. It is likely that the small chimney associated with RE3 was altered in the renovation of 1956.

## **4.2 Listed Status**

The structure is a grade II\* listed building mainly of the 18<sup>th</sup> century. The rear single storey extensions are of the 19<sup>th</sup> century.

## **4.3 Historic and Architectural Assessment**

The development of the group of houses 3 to 6 Park Street, Windsor, originated at some time before 1772 in the 18<sup>th</sup> century. Previous interpretations (RBWM 2009, 3-6) suggested that the construction should be placed 1769-71. However, the map of 1738 may indicate that the front range of the buildings was constructed earlier.

The map of 1738 shows the Black Horse Yard created by walls on the south side. There is an entrance on the northeast side with an L-shaped structure on the southeast side and a C-shaped structure on the northwest side of the entrance. The backline of the buildings on the northwest side of the entrance conform to that of the present buildings, either indicating that the front part of the current buildings were already there or that the replacement buildings followed a similar plan in an updated style. The map and names indicate that the Black Horse Public House was a coaching inn or earlier courtyard inn, of quite a large proportion on the road that entered Windsor from the southeast.

The early documentation on which the current interpretations are based may be a misrepresentation in that the basic plan of a courtyard inn or coaching inn may be misinterpreted. An early example of a courtyard property is the New Inn in Gloucester, where the courtyard was surrounded by a series of structures that fronted onto the courtyard and outside it. In these rooms a principle bar can be found, but also a series of sub-bars with other areas for accommodation. Facing outward from the medieval 'insula' in which the building is set are a number of other units operating as shops or stalls. It is possible that the Black Horse originated as a medieval courtyard inn as shown on the 1738 map, although buildings were only constructed on the north side. The front range of the building was replaced in the 18<sup>th</sup> century with a whole series of accommodation for guests and other facilities (sub-bars and shops that required their own access to the street). That the hop motif was used in the decoration may not indicate the Moore family participated in the construction of the building but the whole of the interconnected premises as part of the former courtyard public house.



The maps indicate that the rear kitchen wings were added in a probable period from 1823 to 1845, as it is on the later map that they are first shown. This perhaps indicates that without kitchen wings the properties were not fully independent. The last reference to the Black Horse Public House is in 1820, with no evidence yet been found for its later existence. It is possible that at some date after 1823 when the Windsor Forest Map shows the property as still treated as a cohesive unit, that the owner or owners decided to asset strip the public house, thus leading to a collapse of revenue streams and closure.

This means that the part of the structure in which the demolished chimney lay was formerly part of a courtyard of a medieval courtyard inn design, which was revamped in the 18<sup>th</sup> century. It is likely that the flat areas on the roof of the extension to number 4 were initially open, though probably walled, with only two proper roofed rooms located in its length; the room RE2 with the lantern and room RE 4 with the partially hipped roof. The open areas appear to have been covered by 1852 from map evidence. The fireplace and chimneybreast in Room RE2 possibly originated in the 19<sup>th</sup> century, though even if it did it appears to be an inserted feature and reworked later. The chimney was decommissioned in the 20<sup>th</sup> century. The size of the stack and the potential that it has for drawing alongside a four-storey building is problematic.

The rear buildings to number 5 were demolished in 1956 or just before, with room RE5 being rebuilt at that time. It is apparent that certain walls on the northeast and southeast with parts of a chimneybreast survive partially in a much altered form. The old chimney survives above the first storey as a lateral chimney. There is a butt joint evident on the southeast wall perhaps indicating that any earlier fireplace may have used this chimney, which with its extended height would presumably have drafted properly.

## **5 THE CURRENT PROPOSAL**

The current proposal is to renovate the buildings 4 and 4A to a standard requested by English Heritage and the Conservation Officer at the Royal Borough of Windsor and Maidenhead Council. With this renovation it has been agreed that part of the kitchen wings can be demolished and that a record be made, which contextualises and records the existence of the demolished features as an historic record.

## **6 CONCLUSIONS**

The buildings numbered 3 to 6 in Park Road are part of a group of listed buildings, which were constructed over a period of years as a rolling development. A document dated 1772 has been used to suggest an initial construction date for the buildings of 1769-72, however the information only shows at that date the structure was standing and in theory it could have been constructed before the estimated period.

Textual sources indicate that the structure was attached or associated with a public house called the Black Horse. This can be shown to be an inn name with probable heraldic origins and thus a medieval date is likely for the earliest structures on the site. A map of 1738 shows a group of buildings in this area apparently around a courtyard with entrance on to the road. The area to the rear of the properties is still known as the Black Horse

Yard. The outline of the multi-storey part of the properties of numbers 4 and 5 correspond to the outline shown on the map. This would either indicate that the front parts of the building were constructed earlier than previously thought or that the later re-build adopted the form of the earlier courtyard inn. Either is possible on the current evidence.

Circumstantial associations made with the Moore family and their involvement in the construction of the buildings may be over played. It is not apparent that Moor Street, a former name of Park Street was named after them. The hop motifs may at best simply be associated with the development of the Black Horse Public House and the location of these properties as part of a staged development of that premises.

A butt joint is evident between the multi-storey part of the building and the rear kitchen wing of number 4 Park Street. This at its simplest shows that the two are not contemporary and that the kitchen range is a later addition. The earliest map on which these features have been identified on is a map of 1845 (not seen), and they are not shown on the Windsor Forest Map of 1823, although this is not detailed. It is thus suggested that the kitchen extensions on numbers 4 and 5 date to 1823-45. The fireplace and chimney for RE2 may have a 19<sup>th</sup> century origin, but as the feature survived it would not have vented properly. The chimney and kitchen structures were thus reworked in the 20<sup>th</sup> century.

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