

3-5 DAMSIDE STREET, LANCASTER



Archaeological Building Investigation



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SUMMARY

An archaeological building investigation of numbers 3-5 Damside Street, Lancaster (SD 4778 6181), was undertaken by Oxford Archaeology North (OA North) in response to a request by Lancashire County Council Archaeology Service. This was due to a proposal to redevelop the building for residential use by Cable Street Developments. A Level II-type survey was carried out, which consisted of a physical inspection of the fabric combined with written and photographic records, as well as the production of plans of the principal floors and a cross section.

The site is situated on the edge of the medieval city of Lancaster, in an area that saw rapid and large-scale expansion during the mid-eighteenth century at which time Lancaster became one of the wealthiest sea-ports in England. It is not known when the site was first occupied but a building is shown in approximately the position of 3-5 Damside Street as early as 1610. This is unlikely to be the present structure however, as in 1778 there is nothing shown in this position at all.

The investigation of the structure revealed three main phases of development. The first of these related to its initial construction, when it comprised a simple square block with a roughly symmetrical plan with doors in the sides, and probably the front, and loading doors to the front and back. It may have acted as a small warehouse at this time, possibly divided between two owners, although part may have been used as a shop or for some other function. The second phase saw the addition of an outshut to the rear. This in turn led to a number of windows and doors going out of use and some internal rearrangement. The whole building may have belonged to a single owner at this time, and a large part of the ground floor would have been given over to use as a shop. The third phase consisted entirely of modern, and largely superficial, alterations. Stud walls were added to a number of rooms, dividing them up into smaller spaces, and new stairs were added. An additional attic space may also have been created at this time, and the building was used entirely as a shop.

3-5 Damside Street is an interesting property in the context of the development of this part of Lancaster being, as it is on the edge between the old town to the west and south and the new town of the eighteenth century to the north. It seems likely that it dates to the end of the eighteenth century or beginning of the nineteenth century, although this is not certain and some aspects of its appearance seem earlier. Certainly there is evidence for early activity in this area, and a collection of artefacts found on site uncovered by recent excavation range in date from the thirteenth to nineteenth centuries.

It is recommended that a watching brief or evaluation should be undertaken in advance of redevelopment, depending on the extent of future ground work, but that there is no need for further examination of the building itself.

ACKNOWLEDGEMENTS

Oxford Archaeology North (OA North) would like to thank Cable Street Developments for commissioning the work, and to the crew on site for their help.

Daniel Elsworth carried out the building investigation and wrote the report. Ian Miller examined the finds and Mark Tidmarsh produced the illustrations. Alison Plummer managed the project and edited the report, which was also edited by Ian Miller.

1. INTRODUCTION

1.1 CIRCUMSTANCES OF THE PROJECT

- 1.1.1 Following a proposal by Cable Street Developments to redevelop 3-5 Damside Street, Lancaster (SD 4778 6181), a programme of archaeological recording was recommended by the Lancaster City Archaeologist. This was to consist of a Level II-type survey (RCHME 1996). OA North was requested by Cable Street Developments to carry out the project and, as no formal brief was issued, a verbal project design based on similar pieces of work (particularly those previously carried out for Cable Street Developments) was agreed.
- 1.1.2 The building making up 3-5 Damside Street is a former warehouse and makes up part of the historic quayside of Lancaster. It is currently empty and derelict, with structural problems apparent on the east side, and was most recently used as a shop. It is situated on the east end of Damside Street, on the corner with Calkeld Lane, which runs off Church Street. The building is orientated slightly northeast/southwest, but for the purposes of this report it will be referred to as orientated north/south, with the front to the north.
- 1.1.3 The building investigation was carried out in September 2003.

2. METHODOLOGY

2.1 BUILDING INVESTIGATION

- 2.1.1 **Introduction:** a Level II type survey was undertaken. This consists of an essentially descriptive record, incorporating plans of the main floors and a cross section. The interpretation is limited to a brief consideration of form and function and a general outline of the development of the building.
- 2.1.2 **Site Survey:** written records were made of all parts of the building using OA North *pro-forma* record sheets. These consist of a relatively brief description of each room, elevations and other structural details. Plans of the main floors and a section were produced by hand annotating architect's plans supplied by the client.
- 2.1.3 **Photographic Archive:** photographs were taken in both colour slide and black and white 35mm prints. These covered both general aspects of the building and details of features of architectural or historical interest. A written record of each of the photographs taken was also made.

2.2 ARCHIVE

- 2.2.1 A full professional archive has been compiled in accordance with project designs for similar projects, and in accordance with current Institute of Field Archaeologists and English Heritage guidelines (English Heritage 1991). The paper and digital archive will be deposited with the County Record Office in Preston on completion of the project, and a copy of the report will be deposited with the Lancashire Sites and Monuments Record, also in Preston.

3. BACKGROUND

3.1 HISTORY AND ARCHAEOLOGY

- 3.1.1 **Prehistoric and Roman:** the settlement of Lancaster is known to have begun in at least the Neolithic, although the nature of the evidence is scattered and fragmentary (Penney 1981, 9). This remains the case throughout the prehistoric period, with only the occasional burial and find of metal weapons identified across the city (*ibid*). The Roman occupation, from which the development of the modern city grew, began at the end of the first century AD. A series of forts were built on Castle Hill, the latest phase being a major rebuilding during the fourth century, commanding a position overlooking the crossing of the River Lune (LUAU 1992, 2). The river almost certainly came closer to Damside Street at this time (*ibid*). The final phase of building of the fort including a section of wall (which still stands in places and is known as the Wery Wall), thought to have been intended to protect the harbour (*ibid*). Civilian settlement within Lancaster was concentrated on what is now Church Street, although its full extent remains uncertain (*ibid*). In the area of Damside Street limited archaeological excavations have revealed Roman deposits buried beneath layers of silt, perhaps indicative of phases of inundation and sea-level change (LUAU 1992, 3). Excavations on the corner of St George's Quay and Damside Street also identified Roman and medieval deposits, although these were disturbed by post-medieval remains (OA North 2003c).
- 3.1.2 **Medieval:** following the collapse of Roman administration it is likely that parts of the city remained in constant use, and that remains of stone buildings and parts of the fort may have been visible for a number of centuries (White 2000a, 33). Evidence in the form of cross fragments found in 1903 in the walls of the priory and a hoard of Northumbrian *Stycas* suggests that a monastery may have existed at an early date on Castle Hill (*op cit*, 34). The earliest records divide the city into 'Lancaster' and 'Church Lancaster', but this is probably a political division rather than a physical one (*ibid*). In 1193 Lancaster received its first charter granting borough status, although this may be a reflection of an already existing situation (*op cit*, 35). References to Calkeld Lane are known as early as the thirteenth century, a word derived from the Norse for 'cold water', suggesting that the area was of some significance in the early medieval period (LUAU 1992, 3). A mill is known to have existed from the twelfth century situated opposite the north end of Calkeld Lane on the edge of Green Ayre, with the mill leat taking the route of present day Damside Street (*ibid*).
- 3.1.3 A bridge, probably constructed of timber, across the River Lune is referred to as early as 1215 (LUAU 1992, 3). A stone structure was built in the fifteenth century as shown on Speed's map of 1610. The port of Lancaster was apparently not well developed during the medieval period, although it is not until the seventeenth century that map evidence shows what appears to be a quay (*ibid*). During the eighteenth century, however, Lancaster's fortunes changed, and its port developed at a tremendous rate. Increased trade with the West Indies lead to Lancaster becoming one of the foremost seaports in

England (*ibid*). As a consequence the city expanded, with a number of formerly empty blocks becoming filled and the land to the east quickly being developed (see Mackreth 1778). Damside Street itself was created during this time, although the buildings along its south side had probably been established for some time (Penney 1981, 25). The first purpose built quay was off Cable Street, and it was those closely involved with the management of the port that were quick to take advantage of the changing fortunes of the town (OA North 2003a). Excavations at the site of the bus station on Damside Street identified the remains of a number of eighteenth century houses with cellars, within less than 100m of the site (LUAU 2000). This demonstrates that the extent of expansion into this part of the city at that time has partially been lost by later developments.

3.1.4 ***History of 3-5 Damside Street:*** as no desk-based assessment was undertaken as part of this project it is not possible to provide a detailed history of the building. A few general details can be identified by reference to maps however. The earliest map of Lancaster (Speed 1610; Plate 1) shows Calkeld Lane and houses along Church Street. The mill (labelled 9) is also shown, with a building opposite to the south in the approximate area of the site. The plan of Lancaster in 1684 (Docton 1957; Plate 2) is even more revealing, as it appears to show a building in the exact position of the site. It is, of course, not certain that this is the same building, however, but it does show that there were structures in the immediate vicinity from an early date. There is a substantial gap in the map evidence from this point, although other early buildings were present on Damside Street, one dated 1687 (Penney 1981, 25). Buildings of such a date rarely survive in Lancaster, in part because of recent demolition and rebuilding, and in part because of a move during the seventeenth century towards building with stone and slate to reduce the risk of fire (Penney 1981, 22-25). The next map, of 1778 (Mackreth; Plate 3), shows no building on the site, and the plot is shown as empty. This may have followed the demolition of earlier buildings as the east part of town was redeveloped during this time. There appears to have been a building on the site again soon after as both Clarke's map of 1807 and Binns's of 1821 (reproduced in White 2000b) show buildings in this position, although they lack detail. By the time the detailed maps of the Ordnance Survey 25": 1 mile are produced (1893; Plate 4), 3-5 Damside Street had taken its present form.

4. RESULTS

4.1 BUILDING INVESTIGATION

- 4.1.1 **Introduction:** for the purposes of the investigation, the building was divided into ten rooms, four on the ground floor (Fig 2), five on the first (Fig 3) and one on the second (Fig 4). The front (north) end, facing onto Damside Street, is essentially square; with a small outshut to the rear making the whole building into a rectangle. The front consists of two storeys with an attic, while the back is only 1½ storeys high.
- 4.1.2 **Fabric:** the main structural elements are built of buff gritstone. The internal walls are also largely built of gritstone, with some modern stud partition. The roof is slate on a timber frame, while modern plasterboard and hardboard finish the internal ceilings. The floors are typically concrete or stone on the ground floor and timber on all other floors. The walls are generally finished with paint, and in some cases plaster.
- 4.1.3 **External Elevation, North:** this forms the front of the building (Plate 5). It comprises courses of roughly dressed gritstone blocks, which have been painted, with quoins at the corners. On the ground floor, a large aperture forming both a large window and a doorway dominates the right side. The window is formed by a large single pane, with tongue and groove boards below, and is evidently modern, as is the door. The entire opening is evidently a later insertion and has an iron I-beam lintel. There is a second large window towards the centre of the ground floor, which appears original, with what is probably a large stone lintel, up to 0.5m wide. To the left of this is a doorway with splayed timber jambs and surrounds forming simple pilasters, with a timber fascia board across the top. On the first floor there is a tall doorway on the left side with a plank door and plain surround. To the right of this there are two windows, the central one (which is at a slightly lower level) consisting of a single 9-light opening, and that to the right comprising a 12-light sliding sash with a deep casement. Along the roofline, rows of projecting brick corbels support a square timber gutter. Above the doorway in the left side a beam also projects, onto which is attached an iron hoisting hook. There are additionally some modern fittings such as lights across the whole elevation. The roof is slate with, possibly ceramic, ridge tiles.
- 4.1.4 **External Elevation, East:** this comprises the same build as the front, with quoins at the corners, and forms the gable end of the main block of the building (Plate 6). The quoins on the right side have been recessed below c2.2m high to provide wagon access. The left side has been extended by a single pitch outshut. On the ground floor there is a central opening with a large stone lintel, currently acting as a window. This was evidently once a doorway, however, the lower half has been blocked with stone. A small iron vent within the blocking might suggest the presence of a cellar, but it could equally have acted as ventilation below the level of floorboards. On the first floor there is a window on the right side with a stone lintel, sill and quoins. Within the outshut to the left there is a doorway at the extreme left end with a stone lintel and

quoins. This is keyed into a short section of wall, which extends beyond the outshut and butts the building to the south. It is a much rougher build and has a coping consisting of triangular section blocks.

- 4.1.5 **External Elevation, South:** a very low wall comprising the rear of the outshut. It is built of courses of rough stone blocks. There are few features, apart from a small opening with a stone sill and lintel towards the east side. Immediately to the west of this a hole has been knocked through the wall. Modern plastic gutters are attached below the roof, which consists of slate.
- 4.1.6 **External Elevation, West:** this consists of the opposing gable end of the main block with the single pitch outshut attached to the right side angled slightly to the west. It comprises a similar build to the rest of the structure, with quoins at the corners, although some brick has been added to the join between the main block and the outshut. There is a central doorway in the ground floor of the main block, with a heavy stone lintel and quoins. Within the outshut there is a further doorway on the ground floor, with a stone lintel and quoins, and a 4-light hinged window to the left on the first floor. There is an iron pipe protruding from the wall and attached to it at the junction between the outshut and main block. The timber gutter seen on the front continues round the upper part of the left side of the main block for *c*1.2m.
- 4.1.7 **Internal Detail, Ground Floor, Room 1:** this forms the east side of the main block. The floor is covered by carpet, but presumably comprises stone flags or concrete. The ceiling consists of plasterboard, with two main beams orientated east/west. Both the beams are painted and decorated with a simple beaded decoration. In the underside of the south beam there are filled slots suggesting that it once held upright studs or posts. Modern plywood sheeting covers most of the walls, but the stonework can be seen in places and is clearly finished with plaster and paint. The sheeting hides some features, such as doors, but these are visible from the outside. The north elevation has a doorway to the right with a hand-finished timber lintel with peg holes and wide flanking timber jambs. Around the doorway the wall is decorated with modern stone cladding with extruded mortar. Between it and the window to the left there is a short section of timber wall finished with tongue and groove boards. This effectively forms part of the deep surround of the window to the left, which consists of modern plywood with built-in cupboards. Behind this built out area is a much simpler recessed stone sill with a fuse box attached. The east elevation is entirely finished with sheeting, although there is a doorway behind this. The south elevation is also covered by sheeting, and has a small central, 2-light hinged window at a high level. The west elevation is almost entirely covered by plywood sheeting, with a central arched opening finished with stone cladding.
- 4.1.8 **Internal Detail, Ground Floor, Room 2:** this forms the west half of the main block. Again the floor is covered by carpets, but is presumably stone or concrete beneath, and is at a slightly lower level than Room 1. The ceiling also comprises modern boards, with two beams orientated east/west. These are painted but otherwise undecorated, and both have empty slots for upright posts or studs. Hardboard panels again largely cover the walls, although the stonework is exposed in a number of places and is painted. The north elevation

is dominated by the large window and doorway with associated timber shelf space below. The east elevation consists of painted stonework, with hardboard and shelving attached. Around the central arched opening, the wall is finished with stone cladding. The edges of this opening are very rough and there is some brick visible within the stonework, suggesting it has been inserted or widened. The south elevation consists of entirely exposed stone with a thin plaster and paint finish. On the left side there is a doorway leading into the outshut (Room 3), with a concrete ramp leading to the raised floor level at the back. The rough nature of some of the stonework around this doorway suggests it is a later insertion, or has been raised. The right side of the elevation is covered by a modern timber staircase, behind which is a large window blocked with stone. It has a timber lintel, and the blocking thickens towards the sill. There is some rebuilding above the level of the window, and what appears to be a row of filled joist holes. The west elevation is plain and covered by hardboard sheeting and shelves. In the centre there is a recessed opening corresponding to the door seen externally, which is also covered by hardboard.

- 4.1.9 ***Internal Details, Ground Floor, Room 3:*** this comprises the majority of the ground floor of the outshut. It is essentially square, with a small section extending to the southeast filled with a large walk-in fridge. The floor is modern concrete and raised above that of the main block, and the ceiling consists of timber boards supported on a complex structure of beams, the two main ones orientated north/south. These are in turn supported on two upright timber posts. The north elevation consists of stone finished with plaster and paint, with a doorway in the centre into Room 2, with a timber lintel (Plate 7). There are modern fittings attached. The east wall butts onto the north, and consists of modern plywood panels attached to a beam. This returns to the west at the right side, but is obscured by a cupboard and the large fridge. The east end of the south elevation is entirely lost behind the fridge and is otherwise plain. The main joists supporting the ceiling are built into it. Towards the centre there is a modern hole knocked through the wall, and immediately to the right of this the back of the small aperture is just visible. It is filled with concrete blocks and its exact extent cannot be made out from the inside. The west elevation has a doorway in the south side and modern kitchen fittings attached to the north.
- 4.1.10 ***Internal Detail, Ground Floor, Room 4:*** this is essentially entirely contained within the northeast corner of Room 3. The floor is covered by carpet but is presumably concrete, and the ceiling consists of modern boards. The south and west walls consist of plywood boards, while the north and east walls consist of plywood covered stone walls. There is a small window in the north wall looking back into Room 1. This was evidently originally the external side of this window.
- 4.1.11 ***Internal Detail, First Floor, Room 5:*** this forms the western side of the first floor of the main block. The floor is covered by carpet but presumably consists of floorboards, while the ceiling is open to the roof. This is finished with plasterboard, but there are three purlins per pitch exposed as well as the ridge purlin. There is also a single truss exposed, which consists of a simple tie

beam and overlapping principal rafters. The upper part of the north elevation consists of painted stone, with a large subsidence crack on the left side, while the lower part is covered by hardboard. There is a sliding sash window to the left of centre, which is mostly painted over and covered by cardboard. The lower part of the east elevation is also covered by hardboard but the upper part is painted brick, with the ends of the joists for the second floor visible. There is a hole broken through the left side and a large doorway towards the right side. The brickwork turns slightly to the east before butting the south elevation. The south elevation is stone, with a tall doorway on the left side with a timber lintel. To the right of this the modern stairs lead back down to Room 2. Behind these is a further window like that in Room 2, blocked with stone, which tapers outwards to the base. The west elevation is mostly exposed and comprises painted stone with some hardboard attached. On the right side there is what appears to be a large stone lintel for an opening. This is almost entirely covered by hardboard, but appears to be little more than 0.7m high from the floor and 0.6m wide.

4.1.12 ***Internal Detail, First Floor, Room 6:*** this makes up the east side of the main block, which has been subdivided by a modern stud partition wall, the remains of which form a smaller box in the centre of the room. As these partitions are entirely modern and have been largely removed they will not be individually described. The floor comprises timber boards, covered by carpet in the centre, while the ceiling consists of timber, again covered by modern boards in the centre. The north elevation consists of stone finished with plaster and paint. There is a 9-light window to the left with a timber sill, and a tall doorway to the right, also with a timber lintel. The remains of a very plain, chamfered timber skirting board are attached to the wall in places. The east elevation is very plain, with the same finish and skirting board. There is a window near the centre with splayed jambs and a deep timber sill. To the right is a flight of modern timber stairs leading to the attic. Below these there is a filled opening within the floorboards, presumably the remains of a hatch to the ground floor. The south elevation is partially obscured by remaining stud wall to the west, but there is a window to the left, which is blocked with stone as per those in Rooms 2 and 5. The west elevation consists of painted brick, with a large doorway to the left and a hole broken through to the right. It butts the north and south elevations.

4.1.13 ***Internal Details, First Floor, Room 7:*** this room forms a small hall linking Room 5 to the rooms making up the first floor of the outshut. The ceiling is open to the single pitch roof but panelled, and has a hand-finished purlin exposed, but is otherwise finished with modern boards. The floor is presumably timber, but is covered. The north elevation consists of the painted stone courses of the main block, with a single doorway with a stone lintel. The east elevation is formed by modern timber panels and has a doorway on the left side. The south wall is also made up of modern timber panels, as is the west elevation, which also has a doorway on the right side.

4.1.14 ***Internal Details, First Floor, Room 8:*** this is a small bathroom and forms part of the west side of the first floor of the outshut. The floor is covered by lino but presumably consists of timber boards, while the ceiling is panelled and

open to the single pitch of the roof with a purlin exposed. The north elevation consists of hardboard panelling over the stone of the main block. The east elevation is modern panelling with a doorway, while the south is also made up of modern panelling with a shelf attached. The west elevation is also panelled, but there is a window within this on the left side allowing light through from the outer window. There is also a toilet and other fittings attached on the right side.

4.1.15 **Internal Details, First Floor, Room 9:** a small room making up the east side of the first floor of the outshut. The ceiling is boarded and open to the roof, with three purlins exposed, and continues to the eaves. The floor is covered by vinyl sheeting but is presumably timber. The north elevation consists of the painted stone courses of the main block, with a blocked window with a heavy stone lintel in the centre. The east elevation is also stone, although comprising smaller blocks. It butts the north elevation. There is a window to the right with a narrow timber lintel, slightly splayed jambs and a stone sill. This may have been inserted or altered. There is no south elevation as such as the ceiling comes to the wall top on this side. There are open modern stud walls however, perhaps intended to support the ceiling. The west elevation consists of a hardboard stud partition wall built onto the truss, which consists of a principal rafter built into the wall to the north and presumably includes a tie beam under the floor. There is also an empty joist hole for what was probably an inclined strut within the truss, although a corresponding hole was not visible, associated with which was a single chiselled carpenter's mark: I. The area to the south of Room 7 is also visible from this room, and forms a low attic space below the roof. There are floorboards and the ceiling is boarded, with three purlins visible, the south wall of Room 7 being attached to one of them. A total of two half-trusses are visible, the one to the west supporting the east wall of Room 8. A number of modern timber uprights support the boards within the ceiling.

4.1.16 **Internal Details, Second Floor, Room 10:** this essentially forms an attic space above Room 6, on the east side of the main block. The ceiling is open to the roof and is boarded, with three purlins visible in each pitch as well as a ridge purlin, some of which are evidently adze finished. A single truss consisting of a tie beam and overlapping principal rafters runs across the west side of the room, the tie beam being at floor level (Plate 8). The floor is covered by vinyl sheeting but presumably consists of timber boards. The north and south elevations consist of very little, as they are essentially just the wall tops. Timber wall plates are visible in places and both sides have been recently re-rendered. The east elevation consists of courses of gritstone with several patches of render and some noticeable subsidence cracks. The purlins are inserted into this wall and there is evidence for further rendering around these. The west elevation consists of painted brick, with an extensive render repair along the north side, and along the roofline.

4.2 SURFACE FINDS

4.2.1 At the rear (south) of the property, two small trenches had been recently excavated, each approximately 0.6m long by 0.4m wide and up to 1m deep.

The spoil produced by these two trenches was briefly examined and 25 fragments of pottery were recovered. In general terms, the pottery was in poor condition, comprising small and abraded sherds with few diagnostic features, reflecting its recovery from an unstratified (and presumably disturbed) context.

- 4.2.2 Analysis of the pottery was based solely on visual inspection of individual sherds, and has been described using the terminology developed by Orton *et al* (1993) and the Medieval Pottery Research Group (MPRG 1998). All finds were treated in accordance with standard OA North practice.
- 4.2.3 **Medieval pottery:** two small sherds of medieval ceramic vessels were recovered. The earliest fragment, an everted and ribbed rim sherd, is of an oxidised sandy fabric, to which a late twelfth to mid-thirteenth centuries date range may be ascribed. The second fragment comprises a Partially-Reduced Grey ware vessel body sherd, with an internal and external olive-green lead glaze. Such vessels are characteristic of the mid-thirteenth to late fourteenth centuries.
- 4.2.4 **Post-medieval pottery:** the post-medieval pottery assemblage is dominated (12 sherds) by dark-glazed earthenware vessels, to which an eighteenth or nineteenth century date may be ascribed. These are likely to represent kitchenware vessels, such as large storage jars. The assemblage also included fragments of Blackware vessels (two sherds), two sherds of tin-glazed earthenware, industrial slipware vessels (three sherds, two sherds of Creamware vessels, a single fragment of an under glaze transfer-printed ware vessel, and a salt-glazed stoneware vessel. In broad terms, a late seventeenth to nineteenth centuries date range may be ascribed to these fragments.
- 4.2.5 During the early seventeenth century, a range of wares having a smooth brick-red fabric and vitreous black glaze developed from the Cistercian tradition. These are known as Blackwares, two sherds of which were retrieved from the site. Whilst these were small, the breaks were not worn, and their shiny glaze suggest that they may be the product of south Lancashire, or have been imported along the coast from London. Similar material was produced from excavations in China Street, Lancaster, and have been ascribed a seventeenth century date (Penney 1980, 15).
- 4.2.6 The two fragments of tin-glazed earthenware, or Delftware, were small and abraded, although both have a cobalt blue decoration. These vessels may be the product of the Delftware industry in Liverpool, which was established by the early eighteenth century (Davey 1987). Alternatively, they are possibly the product of a production centre thought to have existed on St George's Quay between 1754 and c1787, although there is, as yet, no Delftware definitely attributable to Lancaster.

5. DISCUSSION

5.1 THE BUILDING

- 5.1.1 The form of the building appears to be relatively simple, although there are three main phases of alteration and building evident. The original building that was constructed, probably shortly after 1778, would have consisted of a simple square block divided into two by a central wall, perhaps forming two properties (Figs 2 and 3). Each side would have probably been accessible from the front and side and had windows in the rear (and possibly front). On the first floor, doors with hoists would have allowed goods to be unloaded; the east side having a door to the front, the west side a door to the rear. It is not clear whether the dividing wall on the first floor existed at this time, but if it is assumed that the two halves, east and west, related to two properties, a wall of some type probably existed. The central division of warehouse property is known from at least one other example, that of Cable Street less than 200m to the northwest (OA North 2003b), although it was divided along the apex rather than against it. This may be a common feature of warehouses of the period.
- 5.1.2 At a later date the outshut was added to the rear. This required the blocking of a number of windows in the rear which became defunct at this time, and the insertion of a doorway between the original building and the new extension. The roof was almost certainly rebuilt at this time as well. Internally, the central division may have been rebuilt or newly constructed at this time using brick. The third and final phase relates to the most recent use of the building, although most of the alterations at this time were relatively minor. Several areas were subdivided on both the ground and first floor with stud partition walls, creating a number of new rooms (Rooms 3, 4, 7, 8 and 9). Some of the original doorways and windows also went out of use and were blocked or sealed. The partition wall between Rooms 5 and 6 may have been breached for the first time at this point, although this is not certain; the wall may even have been entirely rebuilt. The floor forming Room 10 may also have been added at this time, but this is similarly unclear. New staircases were certainly added, with the result that it is not clear where the originals even were. During the third phase the building certainly became a single unit, although it may have been used as such during the second phase.

5.2 HISTORICAL SETTING

- 5.2.1 It appears from the few historical sources that were consulted that a building in the position is recorded from as early as 1684, and possibly even 1610. However, it is unlikely that it is the same as that investigated during this survey.
- 5.2.2 The building itself is difficult to date by style. It appears to have been used for storage, and may have been a warehouse, although it is not of the type commonly seen along St George's Quay, which typically date from the mid-eighteenth century (Penney 1981, 30; OA North 2002). It may, however, have

served a number of purposes such as workshop or stables (although the beaded beam within Room 1 might suggest a more 'polite' use). The simple two-storey form is seen in other seventeenth century buildings (Penney 1981, 22-5), but it seems unlikely that this is of a similar date as cartographic sources suggest it was constructed shortly after 1778.

5.3 SYNTHESIS

- 5.3.1 Historical evidence seems to suggest that although a building is situated in this location perhaps as early as 1610, this is not the same one. That was probably demolished some time prior to 1778, and the current building was built by at least 1807. The present building may at first have acted as little more than a pair of small functional units, perhaps warehouses used exclusively for storage. The second phase of activity seems to suggest part of the building was used as a shop of some type, with the front rooms on the ground floor possibly converted and made more hospitable. It is not clear whether the two halves were combined at this time or not, and it is possible that the extension to the rear served only the west half of the main block as it is only directly connected to this part. During the most recent phase the building was apparently treated as a single unit, and only minor internal alterations were made.

6. IMPACT AND RECOMMENDATIONS

6.1 ARCHAEOLOGICAL POTENTIAL

- 6.1.1 The redevelopment of 3-5 Damside Street may cause some damage to elements of the historic fabric of the building, although it has already been adversely affected by alterations, both old and new. The discovery of artefacts, dating to the medieval and post-medieval periods, on the site in trenches excavated to the rear of the property suggests there is some potential for further discoveries to be made should any extensive excavation be required by the redevelopment. These finds may, however, only represent waste from Church Street to the south, rather than actual settlement evidence and that the area is thought to have been levelled prior to building in the eighteenth century (LUAU 2000). There is also some potential for identifying the remains of any building or buildings that existed in the area during the seventeenth century, although the exact position of these is difficult to establish.
- 6.1.2 The building investigation has revealed most of the pertinent details about the development of 3-5 Damside Street, and further investigation would be unlikely to reveal more. It is considered unlikely that even the removal of wall, floor and ceiling coverings would add a great deal of further information. The positive identification of a cellar or basement would be an interesting discovery, however, and it is recommended that no further investigation of the building be undertaken, but that if the cellar is exposed further recording at a similar level should be carried out. Should any further excavation be carried out on site it is also recommended that this be monitored by an archaeological watching brief. If large-scale excavations are required an archaeological evaluation should be carried out prior to this work taking place in order to establish the presence and nature of any earlier deposits or structures.
- 6.1.3 It is also recommended that if a cellar is uncovered during the redevelopment a brief archaeological investigation of this should be carried out. If the floor of the cellar is disturbed, should it be identified, it is further recommended that work be monitored by archaeological watching brief and that coring be carried out in order to identify buried river deposits thought to exist in the area. This would help to establish the position of the river in the area prior to the construction of the building (LUAU 1991).

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ILLUSTRATIONS

FIGURES

Figure 1: Site location plan

Figure 2: Ground floor plan

Figure 3: First and second floor plans

Figure 4: East facing cross-section

PLATES

Plate 1: Speed's map of 1610 showing the approximate location of 3-5 Damside Street

Plate 2: Plan of 1684 showing building in approximate position of 3-5 Damside Street (after Docton 1957)

Plate 3: Mackreth's plan of 1778 showing the approximate position of 3-5 Damside Street (the top of the picture is south)

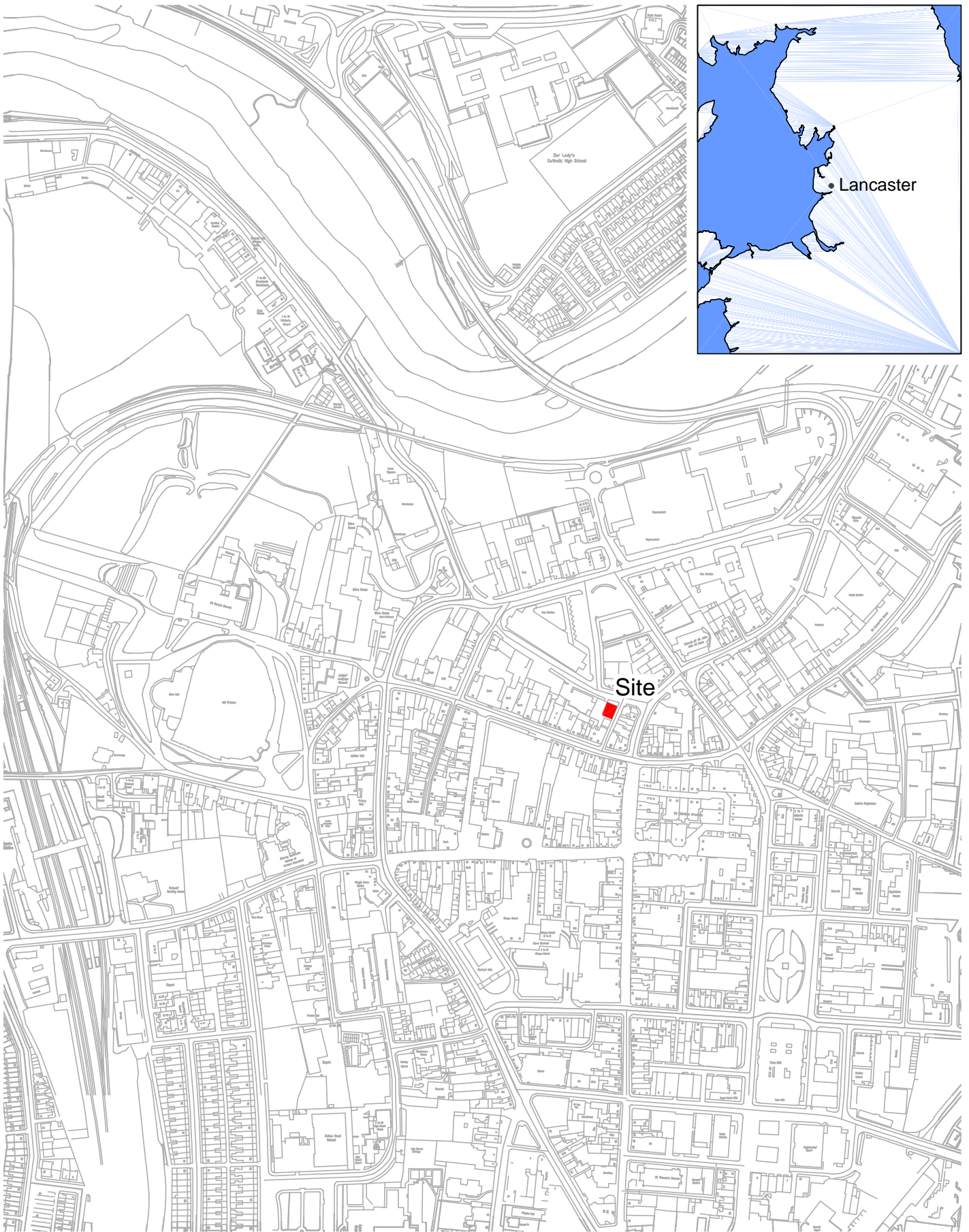
Plate 4: Ordnance Survey 25": 1 Mile, 1893, showing 3-5 Damside Street

Plate 5: The front (north) external elevation

Plate 6: The east external elevation

Plate 7: Room 3, looking southwest

Plate 8: Truss in Room 10, looking southwest

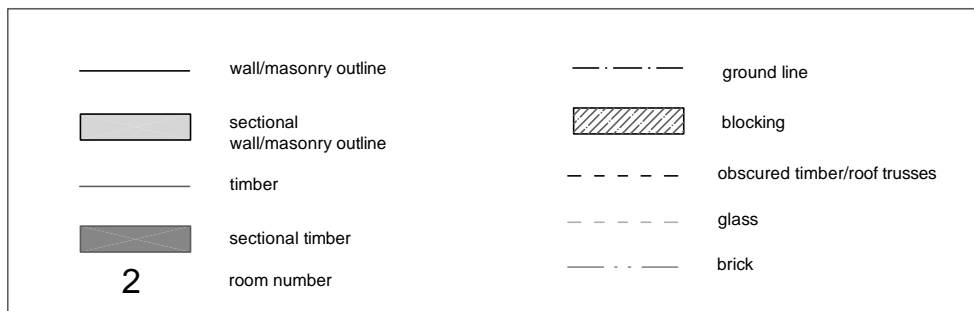
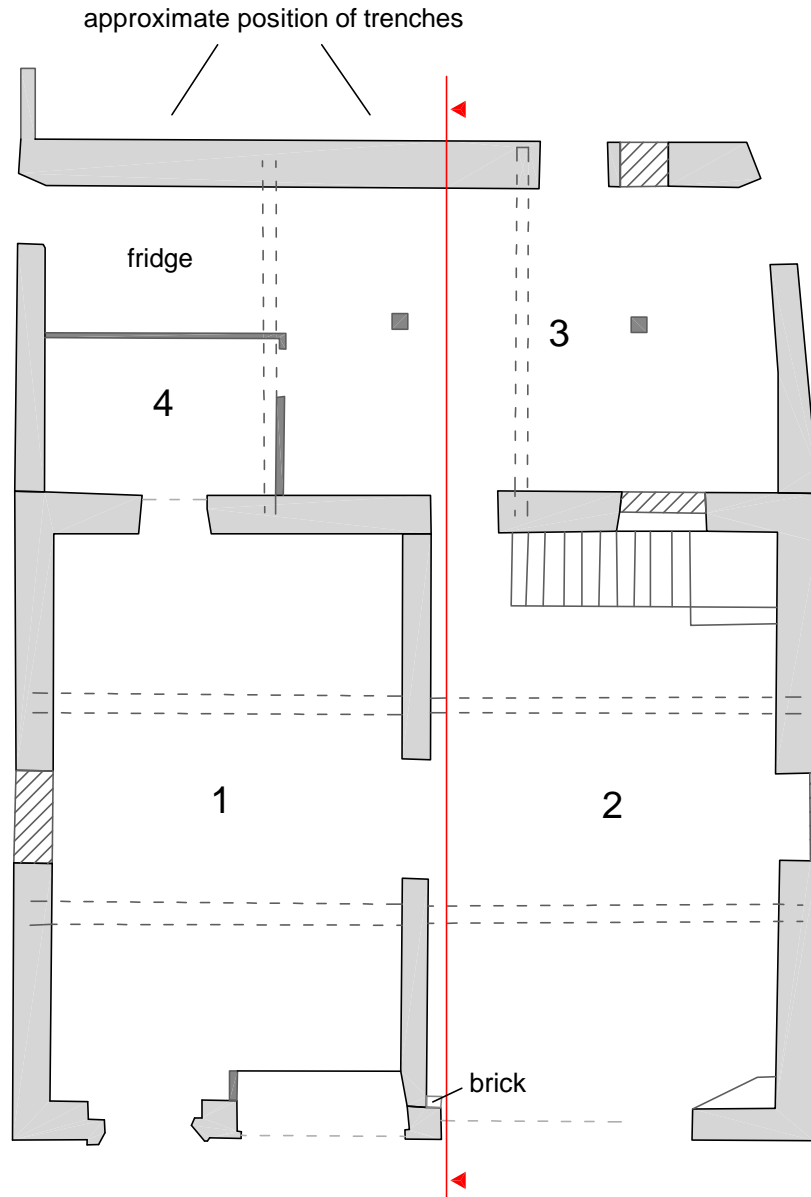


based upon the Ordnance Survey 1:5000
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0 100m

Figure 1: Site location plan



Scale 1:100



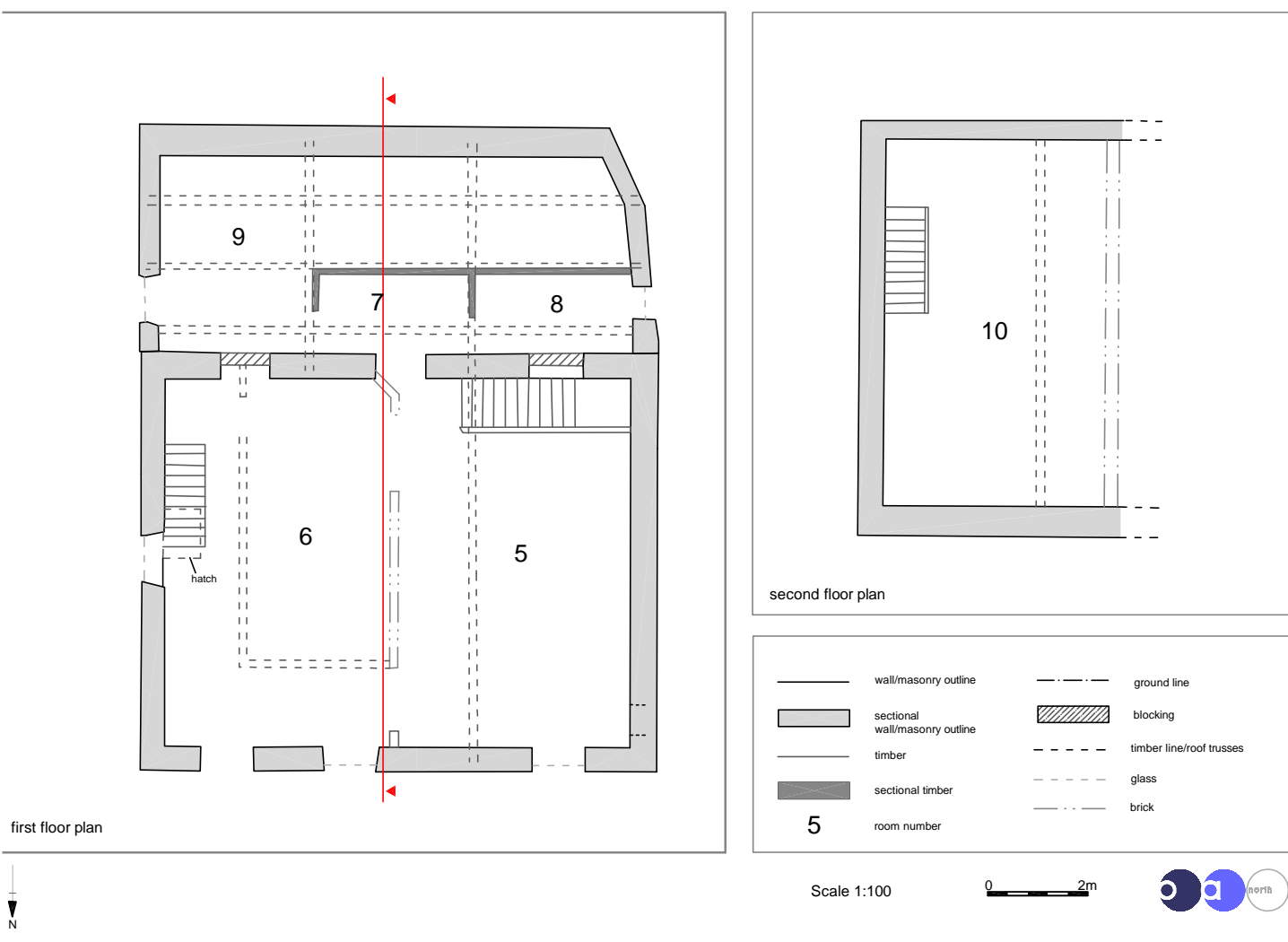
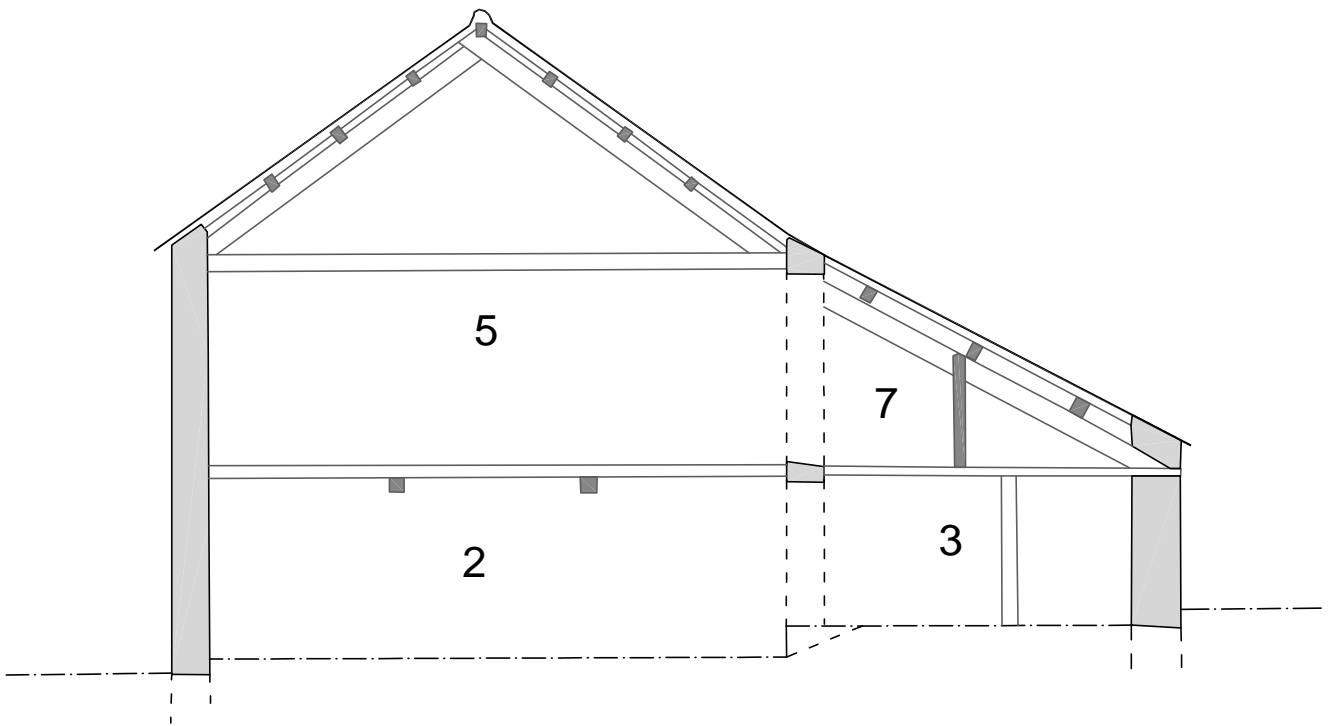



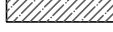







Figure 3 : First and second floor plans



	wall/masonry outline		ground line
	sectional wall/masonry outline		blocking
	timber		obscured timber/roof trusses
	sectional timber		glass
3	room number		brick

Scale 1:100



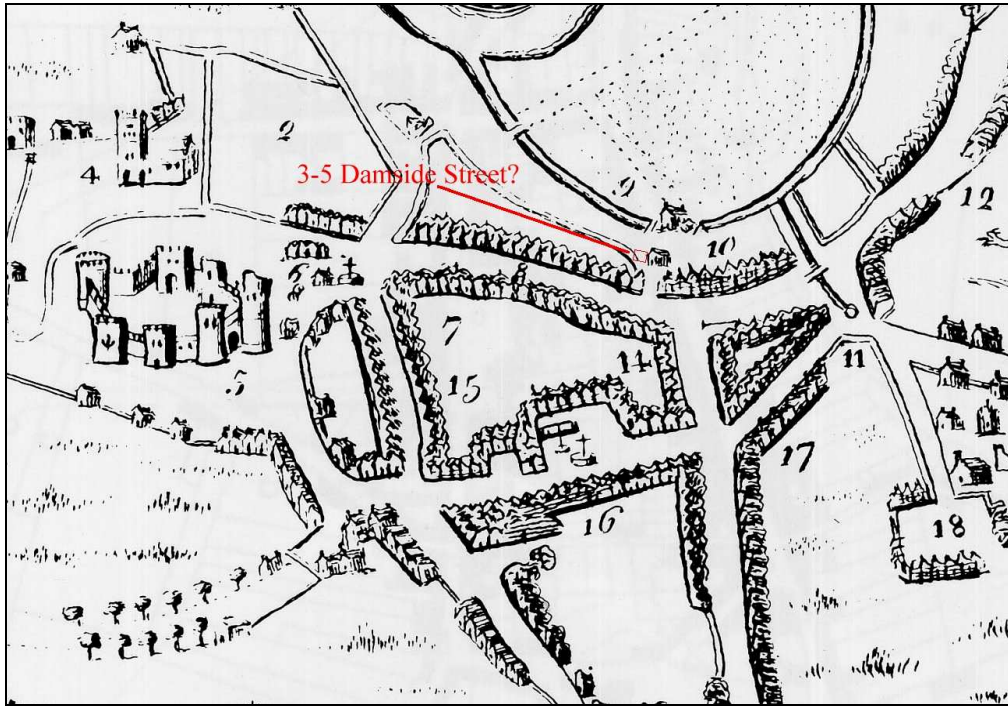


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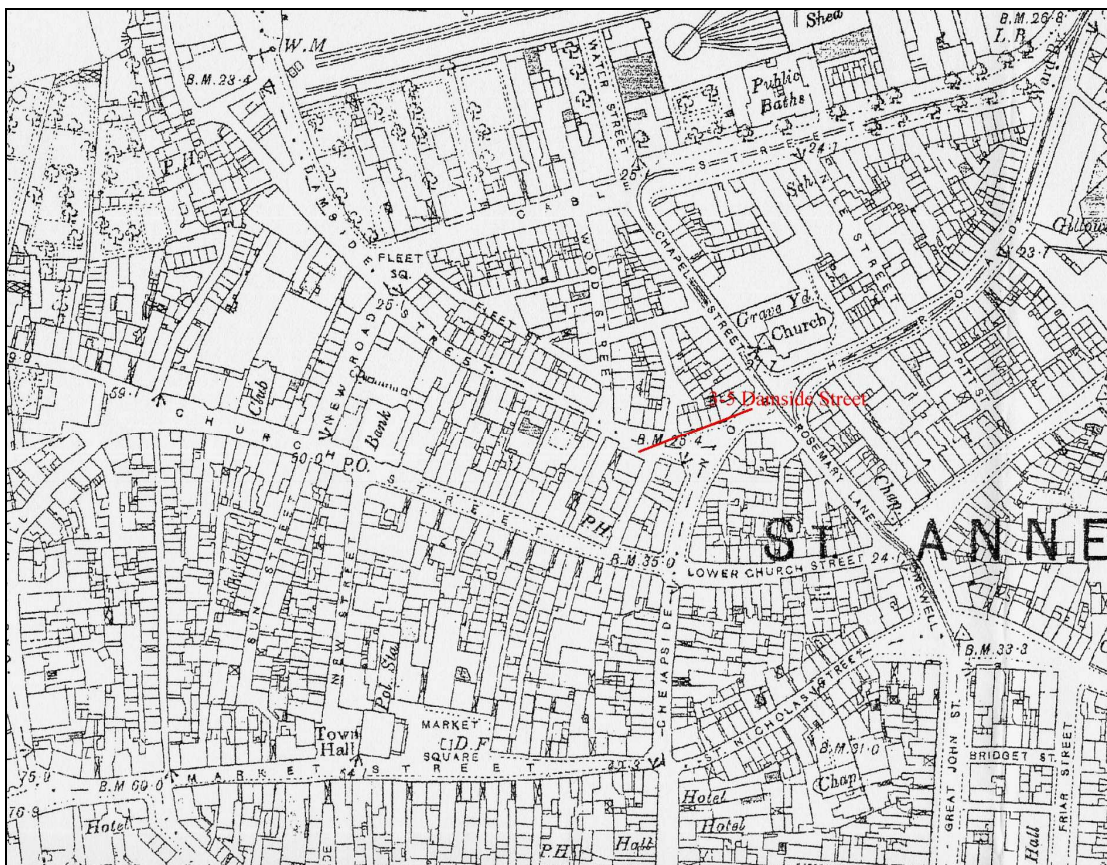


Plate 4: Ordnance Survey 25": 1 Mile, 1893, showing 3-5 Damside Street



Plate 5: The front (north) external elevation

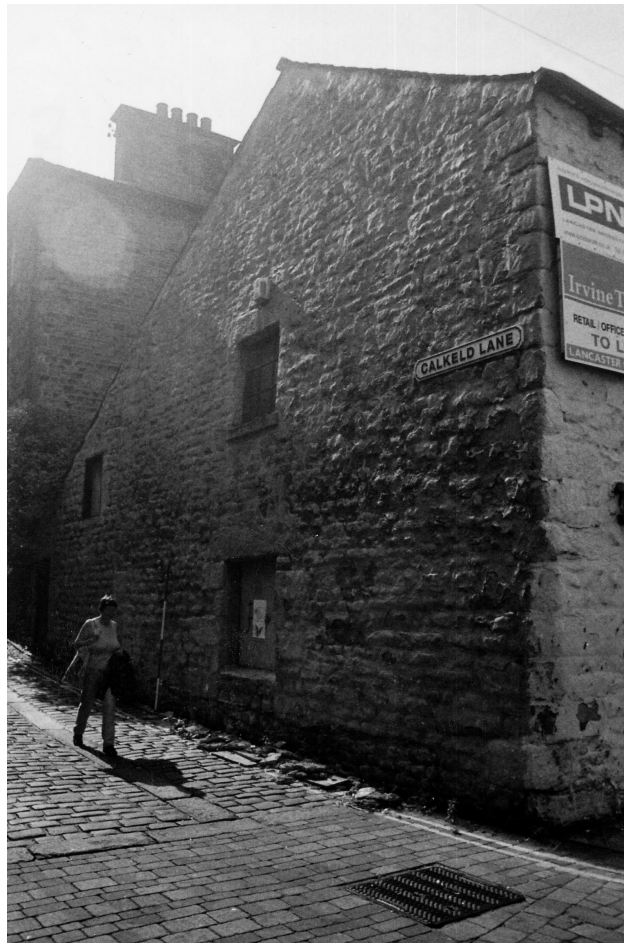


Plate 6: The east external elevation



Plate 7: Room 3, looking southwest



Plate 8: Truss in Room 10, looking southwest