



Wilburn Street Basin, Ordsall Lane, Salford

Archaeological Desk- based Assessment



Oxford Archaeology North

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Renaker

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SUMMARY

Renaker has submitted a planning application (Ref: 14/64851/FUL) for the redevelopment of land situated off Wilburn Street in Salford (centred on NGR 382655 397880). The development proposals allow for the erection of 491 dwellings in a total of four buildings ranging in height from eight to 21 storeys, with space for commercial and retail purposes and associated car parking and landscaping. In order to facilitate the planning process, Renaker commissioned Oxford Archaeology North (OA North) to carry out an archaeological desk-based of the Site Area to provide an informed basis regarding the significance of any buried archaeological remains within the site. This comprised a desk-based study, coupled with archaeological monitoring during the excavation of a small number of geo-technical trial pits.

In total, 49 heritage assets have been identified in the wider study area, of which eight lie within the boundary of the Site Area. With the exception of Woden's Ford across the River Irwell, all of the sites identified within the study area derived from the industrial development of Salford during the eighteenth and nineteenth centuries. In particular, the study area became a focus for the textile-finishing industry, with numerous dye works becoming established along the banks of the River Irwell. Whilst most of these works were situated on the Manchester side of the river, the footprint of part of the Oldfield Dye Works lies within the boundary of the Site Area. This was established in the late eighteenth century by John Ashworth, who resided in a large villa situated immediately beyond the north-western corner of the Site Area. The dye works appears to have fallen into disuse during the 1820s, and the buildings had been demolished by 1831. The Site Area was occupied during the second half of the nineteenth century by terraces of double-depth houses along Trafalgar Square and Wilburn Street, together with the steam-power plant for a large cotton mill. In 1864, Wilburn Street Basin was built in the centre of the Site Area and was used originally as a mooring point for boats plying the Mersey Irwell Navigation.

None of the known heritage assets identified within the Site Area are afforded statutory designation, and are thus not considered to be of national importance that would require preservation *in-situ*. Moreover, it seems likely that some of the non-designated heritage assets identified within the Site Area have been damaged or destroyed during the various phases of demolition and redevelopment that occurred during the later nineteenth and twentieth centuries, reducing their archaeological value. This has been confirmed via intrusive archaeological investigation, which comprised archaeological monitoring during the excavation of trial pits, coupled with targeted evaluation trenching. As such, the impact on the archaeological resource during the course of the proposed development is likely to be negligible. Based on these conclusions, it is recommended that no further archaeological investigation of the site is merited in advance of development.

ACKNOWLEDGEMENTS

Oxford Archaeology North (OA North) would like to thank Peter Mills of Renaker for commissioning and supporting the project. Thanks are also due to Norman Redhead, the Heritage Management Director with the Greater Manchester Archaeological Advisory Service (GMAAS), for his support and advice. OA North is also grateful to the staff of the Salford Museum and Art Gallery and the Lancashire County Record Office for their assistance with the historical research. Thanks are also expressed to Mark Richardson and Matthew Benson of GeoAssist Ltd for facilitating the monitoring of the geo-technical site investigations.

The desk-based research and report was compiled by Ian Miller, and Lewis Stitt monitored the excavation of the geo-technical trial pits. The illustrations were produced by Mark Tidmarsh, and the report was edited by Ian Miller, who was also responsible for project management.

1. INTRODUCTION

1.1 CIRCUMSTANCES OF PROJECT

- 1.1.1 Renaker has submitted a planning application (Ref: 14/64851/FUL) for the redevelopment of land situated off Wilburn Street in Salford (referred to hereafter as the Site Area). The development proposals allow for the erection of 491 dwellings in a total of four buildings ranging in height from eight to 21 storeys, with space for commercial and retail purposes and associated car parking and landscaping. In order to facilitate the planning process, Renaker commissioned Oxford Archaeology North (OA North) to carry out an archaeological assessment of the development site, referred to hereafter as the Site Area. This was intended to establish, as far as possible, the nature and significance of the sub-surface archaeological resource within the area, and to establish the impact of any future development upon this resource. The data generated from the assessment is intended to provide an informed basis regarding the significance of any archaeological heritage assets within the site.

1.2 LOCATION, TOPOGRAPHY AND GEOLOGY

- 1.2.1 The Site Area (centred on NGR 382655 397880) lies approximately 1.5km to the south-west of Salford city centre (Fig 1). It occupies a plot bounded to the west by Wilburn Street (the north-easterly continuation of Ordsall Lane), and to the east by the River Irwell, with Trinity Way lying adjacent to the north-eastern boundary (Plate 1).



Plate 1: Recent aerial view of the Site Area and its environs

1.2.2 **Topography:** topographically, the Manchester Conurbation as a region lies within an undulating lowland basin, which is bounded by the Pennine uplands to the east and to the north. The region as a whole comprises the Mersey river valley, whilst the River Irwell represents the principal watercourse in Salford (Countryside Commission 1998, 125). The Site Area occupies ground on the north-western bank of the River Irwell.

1.2.3 **Geology:** the solid geology of the area comprises Carboniferous sedimentary material and a series of Permo-Triassic rocks, consisting mainly of New Red Sandstone. The overlying drift incorporates Pleistocene boulder clays of glacial origin, and fluvial/lacustrine sands, gravels, and clays (Hall *et al* 1995, 8).

1.3 STATUTORY SITES

1.3.1 The boundary of the Site Area does not contain any heritage assets that are afforded statutory protection, such as Scheduled Monuments, listed buildings, or any Registered Parks and Gardens. Similarly, the Site Area does not fall within a Conservation Area.

1.3.2 There are six listed buildings within a 200m radius of the Site Area (Table 1); none of these, however, lie within the boundary of the Site Area. Development will not have a direct impact on these designated buildings. Indirect impacts on the settings of the listed buildings in the wider study area have not been assessed as part of this assessment, which has focused on below-ground heritage assets; a heritage assessment that will consider the impact of the proposed development on the setting on the historic built environment is being prepared independently.

HER ref.	Description	Grade	NGR
3081.1.0	MSJ&AR Viaduct. Railway viaduct over River Irwell	II	SJ 8281 9793
8647.1.0	Water Street Viaduct. Railway viaduct linking bridge over River Irwell to the former Liverpool Road Station	II	SJ 8289 9790
12145.1.0	Water Street Viaduct. Railway bridge over the River Irwell to the former Liverpool Road Station	II	SJ 8285 9793
12146.1.0	Water Street Viaduct. Railway viaduct over the River Irwell leading to Lower Byrom Street Warehouse	II	SJ 8293 9792
15708.1.0	Stephenson's Bridge. Railway viaduct linking bridge over the River Irwell to the former Liverpool Road Station	I	SJ 8283 9794
15709.1.0	Girder bridge leading to railway viaduct over the River Irwell leading to Lower Byrom Street Warehouse	II	SJ 8284 9796

Table 1: Summary of Listed Buildings within 200m of the Site Area

2. METHODOLOGY

2.1 DESK-BASED ASSESSMENT

2.1.1 The archaeological assessment has focused on the Site Area, although information for the immediate environs has been considered in order to provide an essential contextual background. The assessment was carried out in accordance with the relevant IfA and English Heritage guidelines (IfA 2011, *Standard and Guidance for Archaeological Desk-based Assessments*; IfA 2010 *Code of Conduct*; English Heritage 2006, *Management of Research Projects in the Historic Environment* (MoRPHE)). The principal sources of information consulted were historical and modern maps, although published and unpublished secondary sources were also reviewed. The following repositories were consulted during the data-gathering process:

- **Greater Manchester Historic Environment Record (HER):** the HER holds data on the historic environment for Greater Manchester, including Listed Buildings, all known archaeological sites, along with the location and results of previous archaeological interventions in a linked GIS and database format. The HER was consulted to establish the extent of sites of archaeological and historic interest within the study area;
- **Lancashire County Record Office (LRO), Preston:** holds an extensive series of mapping for the Manchester area, as well as a collection of secondary sources about the city and its suburbs;
- **Greater Manchester Record Office, Manchester (GMRO):** the catalogue of the Greater Manchester Record Office was searched for information relating to the study area, and relevant data was incorporated into the report;
- **Salford Museum and Art Gallery:** the catalogue of Salford Archives, held in the Salford Museum and Art Gallery, was searched for information relating to the study area;
- **Museum of Science and Industry, Manchester:** the catalogue of the Museum of Science and Industry archives was searched for information relating to the study area, and relevant data was incorporated into the report;
- **Oxford Archaeology North:** OA North has an extensive archive of secondary sources relevant to the study area, incorporating both published work and unpublished client reports.

2.1.2 All sites of potential archaeological interest that lie within the boundary of the Site Area have been included in the Site Gazetteer (*Section 4 below*). Sites within a 200m radius of the Site Area that are recorded on the Greater Manchester HER are shown on Figure 12, but are not listed in the Site Gazetteer.

2.2 ASSESSMENT METHODOLOGY

2.2.1 The results of the assessment have identified the significance of the archaeological resource of the Site Area. In order to assess the potential impact of any future development, consideration has been afforded to:

- assessing in detail any impact and the significance of the effects arising from any future development of the Site Area;
- reviewing the evidence for past impacts that may have affected the archaeological sites of interest identified during the desk-based assessment;
- outlining suitable mitigation measures, where possible at this stage, to avoid, reduce, or remedy adverse impacts.

2.2.2 Such impacts on the identified archaeological sites may be:

- positive or negative;
- short, medium or long term;
- direct or indirect;
- reversible or irreversible.

2.2.3 Key impacts have been identified as those that would potentially lead to a change to the archaeological site. Each potential impact has been determined as the predicted deviation from the baseline conditions, in accordance with current knowledge of the site and the proposed development. Table 2 shows the sensitivity of the site scaled in accordance with its relative importance using the following terms for the cultural heritage and archaeology issues, with guideline recommendations for a mitigation strategy.

Importance	Examples of Site Type	Mitigation
National	Scheduled Monuments (SMs), Grade I and II* Listed Buildings	To be avoided
Regional/County	Conservation Areas, Registered Parks and Gardens (Statutory Designated Sites), Grade II Listed Buildings Sites and Monuments Record/Historic Environment Record	Avoidance recommended
Local/Borough	Sites with a local or borough archaeological value or interest Sites that are so badly damaged that too little remains to justify inclusion into a higher grade	Avoidance not envisaged
Low Local	Sites with a low local archaeological value Sites that are so badly damaged that too little remains to justify inclusion into a higher grade	Avoidance not envisaged
Negligible	Sites or features with no significant archaeological value or interest	Avoidance unnecessary

Table 2: Criteria used to determine Importance of Sites

- 2.2.4 The impact is assessed in terms of the sensitivity of the site to the magnitude of change or scale of impact during any future redevelopment scheme. The magnitude, or scale of an impact is often difficult to define, but will be termed as substantial, moderate, slight, or negligible, as shown in Table 3.

Scale of Impact	Description
Substantial	Significant change in environmental factors; Complete destruction of the site or feature; Change to the site or feature resulting in a fundamental change in ability to understand and appreciate the resource and its cultural heritage or archaeological value/historical context and setting.
Moderate	Significant change in environmental factors; Change to the site or feature resulting in an appreciable change in ability to understand and appreciate the resource and its cultural heritage or archaeological value/historical context and setting.
Slight	Change to the site or feature resulting in a small change in our ability to understand and appreciate the resource and its cultural heritage or archaeological value/historical context and setting.
Negligible	Negligible change or no material changes to the site or feature. No real change in our ability to understand and appreciate the resource and its cultural heritage or archaeological value/historical context and setting.

Table 3: Criteria used to determine Scale of Impact

- 2.2.5 The interaction of the scale of impact (Table 3) and the importance of the archaeological site (Table 2) produce the impact significance. This may be calculated by using the matrix shown in Table 4:

Resource Value (Importance)	Scale of Impact Upon Archaeological Site			
	Substantial	Moderate	Slight	Negligible
National	Major	Major	Intermediate/Minor	Neutral
Regional/County	Major	Major/Intermediate	Minor	Neutral
Local/Borough	Intermediate	Intermediate	Minor	Neutral
Local (low)	Intermediate / Minor	Minor	Minor/Neutral	Neutral
Negligible	Neutral	Neutral	Neutral	Neutral

Table 4: Impact Significance Matrix

- 2.2.6 The impact significance category for each identified archaeological site of interest will also be qualified, and recommended mitigation measures will be provided, where possible at this stage, to impacts that are of moderate significance or above; any measures to reduce any impact will be promoted in the report. It is also normal practice to state that impacts above moderate significance are regarded as significant impacts. It is important that the residual impact assessment takes into consideration the ability of the mitigation to reduce the impact, and its likely success.

- 2.2.7 It is also considered important to attribute a level of confidence by which the predicted impact has been assessed. For the purpose of this assessment, the criteria for these definitions are set out in the table below.

Confidence in Predictions	
Confidence Level	Description
High/Certain	The predicted impact is either certain, <i>ie</i> a direct impact, or believed to be very likely to occur, based on reliable information or previous experience, and may be estimated at 95% chance or higher.
Medium/Probable	The probability can be estimated to be above 50%, but below 95%.
Low/Unlikely	The predicted impact and its levels are best estimates, generally derived from the experience of the assessor. More information may be needed to improve the level of confidence, which can be estimated using the present information at above 5% but less than 50%.
Extremely Unlikely	The probability can be estimated at less than 5%.

Table 5: Impact Prediction Confidence

2.3 PLANNING BACKGROUND AND LEGISLATIVE FRAMEWORK

- 2.3.1 **National Policy Framework:** in considering any planning application for development, local planning authorities are bound by the policy framework set by government guidance. This guidance provides a material consideration that must be taken into account in development management decisions, where relevant. In accordance with central and local government policy, this assessment has been prepared in order to clarify the study site's archaeological potential and to assess the need for any further measures to mitigate the impact of the proposed development.
- 2.3.2 National planning policies on the conservation of the historic environment are set out in National Planning Policy Framework (NPPF), which was published by the Department of Communities and Local Government (DCLG) in March 2012. Sites of archaeological or cultural heritage significance that are valued components of the historic environment and merit consideration in planning decisions are grouped as 'heritage assets'; 'heritage assets are an irreplaceable resource', the conservation of which can bring 'wider social, cultural, economic and environmental benefits...' (DCLG 2012, *Section 12.126*). The policy framework states that the 'significance of any heritage assets affected, including any contribution made by their setting' should be understood in order to assess the potential impact (DCLG 2012, *Section 12.128*). In addition to standing remains, heritage assets of archaeological interest can comprise sub-surface remains and, therefore, assessments should be undertaken for a site that 'includes or has the potential to include heritage assets with archaeological interest' (DCLG 2012, *Section 12.128*).

- 2.3.3 NPPF draws a distinction between designated heritage assets and other remains considered to be of lesser significance; ‘great weight should be given to the asset’s conservation. The more important the asset, the greater the weight should be...substantial harm to or loss of a grade II listed building, park or garden should be exceptional. Substantial harm to or loss of designated heritage assets of the highest significance, including scheduled monuments, protected wreck sites, battlefields, grade I and II* listed buildings and grade I and II* registered parks and gardens and World Heritage Sites, should be wholly exceptional’ (DCLG 2012, *Section 12.132*). Therefore, preservation *in-situ* is the preferred course in relation to such sites unless exception circumstances exist.
- 2.3.4 It is normally accepted that non-designated sites will be preserved by record, in accordance with their significance and the magnitude of the harm to or loss of the site as a result of the proposals, to ‘avoid or minimise conflict between the heritage asset’s conservation and any aspect of the proposals’ (DCLG 2012, *Section 12.129*). Non-designated heritage assets of archaeological interest will also be subject to the policies reserved for designated heritage assets if they are of equivalent significance to scheduled monuments (DCLG 2012; *Section 12.132*).

2.4 WATCHING BRIEF

- 2.4.1 The geo-technical investigation included the excavation of a series of test pits across the site, some of which were targeted on heritage assets identified during the archaeological desk-based study. The archaeological watching brief recorded the location, extent, and character of all surviving features and deposits of archaeological interest contained within the test pits, boreholes, and window samples. This was carried out in accordance with the IfA Standards and Guidance for archaeological excavations (IfA 2008).

2.5 EVALUATION TRENCHING

- 2.5.1 Two evaluation trenches were excavated across the footprint of the steam-power plant for the former Regent Road Mill. Excavation of the modern ground surface was undertaken by a machine of appropriate power to the top of the first significant archaeological level. The work was supervised closely by a suitably experienced archaeologist. Thereafter, all archaeological deposits were cleaned manually to define their extent, nature, form and, where possible, date.

2.6 ARCHIVE

- 2.6.1 A full professional archive has been compiled in accordance with the current IfA (IfA 2008b) and English Heritage guidelines (English Heritage 1991). The project archive represents the collation and indexing of all the data and material gathered during the course of the project. A copy of this report will be forwarded to the Greater Manchester Historic Environment Record (HER).

3. BACKGROUND

3.1 HISTORICAL BACKGROUND

- 3.1.1 The following section provides an historical context to the present study, and is considered by period as detailed in Table 6 below. Key sites are summarised in the Gazetteer of Sites with numbers given in brackets (*Section 4*).

Period	Date Range
Neolithic	3500 – 2300 BC
Bronze Age	2300 BC – 700 BC
Iron Age	700 BC – AD 43
Romano-British	AD 43 – AD 410
Early Medieval	AD 410 – AD 1066
Late Medieval	AD 1066 – AD 1540
Post-medieval	AD 1540 – c 1750
Industrial Period	c AD1750 – 1914
Modern	Post-1914

Table 6: Summary of British archaeological periods and date ranges

- 3.1.2 **Prehistoric Period:** the current understanding of any activity in Salford during the prehistoric period is very poor, although it is reasonable to suggest that the Castlefield area of Manchester, c 600m to the east of the Site Area, may have been conducive for late prehistoric settlement on account of the natural topography and its riverside location. However, physical indications for any such settlement are, at best, fragmentary and arguably the best evidence was yielded from an archaeological excavation that was targeted on a plot of land adjacent to Liverpool Road in Castlefield. During the course of this work, two Mesolithic flints, one Neolithic/Bronze Age waste flake, and a single fragment of late Bronze Age/Iron Age pottery were recovered, although none was found in securely stratified deposits (Gregory 2007).
- 3.1.3 Elsewhere, Neolithic activity is known at Kersal Moor to the north and also to the east, at Irwell House (Arrowsmith 1993, 3). Evidence for Bronze Age activity includes the site of a possible barrow to the north-west at Broughton Old Hall, whilst an Iron Age enclosed settlement might once have been located on Rainsough Hill (*ibid*). Although this latter site was destroyed by quarrying in the mid-nineteenth century, excavations within adjacent gardens revealed a possible stockade along with over 1000 sherds of late prehistoric/Romano-British pottery, glass and other artefacts (*ibid*).
- 3.1.4 Prehistoric finds have also been made between East Ordsall Lane and the River Irwell, which was later occupied by the Salford Goods Station (Hampson 1945, 162). However, the provenance of these finds is far from secure and it is quite possible that were originally recovered from Woden's Cave, which lay further to south-east, close to Ordsall Lane (*ibid*). However, there is no known evidence for prehistoric activity in proximity to the present study area.

- 3.1.5 **Roman period:** across Salford's historic core, archaeological evidence for Roman activity is largely lacking, despite the considerable Roman remains excavated in Manchester, on the opposite side of the River Irwell. The first military occupation of Manchester was established during the governorship of Agricola (AD 77-84), and commenced with a five-acre wooden fort, known as *Mamucium* (Brunton 1909). The site of this encampment is marked today by Camp Street in Castlefield, situated c 600m to the east of the present study area. During the second century, the fort was developed in association with a substantial extramural settlement, or *vicus*, which expanded in both a northerly direction, and along the line of Chester Road to the south (Grealey 1974, 11). Roads from the fort linked Manchester with Ribchester to the north, Castleshaw, Slack and York to the north-east, Wigan to the north-west, Northwich and Chester to the south, and Buxton to the south-east (Gregory 2007).
- 3.1.6 A putative Roman camp has been postulated at Castle Irwell, some 400m to the north-west, which is denoted as 'Hylewood' on early Ordnance Survey mapping. However, there is no direct evidence for the presence of this camp and the only firm evidence for Roman activity close to the area includes a silver denarius of *Septimus Severus*, which was recovered from somewhere between Castle Irwell and Cromwell Bridge. In addition, a Roman finger ring was discovered near St John's Church in Higher Broughton (Arrowsmith 1993, 4).
- 3.1.7 There is no known evidence for Roman activity in proximity to the present study area.
- 3.1.8 **Medieval Period:** there is very little archaeological evidence in the region as a whole that represents the period between the end of the Roman occupation and the Norman Conquest. The area around Salford came under the control of several kingdoms during this period (Farrer and Brownbill 1911), although physical evidence for activity during this period is lacking.
- 3.1.9 Following the Norman Conquest of 1066, William I assigned most of the land between the Ribble and Mersey rivers to Roger of Poitou, who retained the manor of Salford demesne (Tupling 1962, 116). Whilst the origins of the manor of Salford are uncertain, it is known to have been in existence by the time of the Domesday Survey of 1086, when it formed the principal centre of administration for the region, referred to as the Hundred of Salford (Tupling 1962, 115). In 1399, Salford came to the Crown as part of the Duchy of Lancaster, and the Queen today retains the distinction of being the Lady of the Royal Manor of Salford (Kidd 1996, 13). The manor was extensive, with estimates putting it at over 360 acres, although exactly what it consisted of remains largely unknown. Furthermore, the precise location of the manorial hall is also unknown, although this may have been situated towards Victoria Bridge and Gravel Lane, within the historic core area.
- 3.1.10 There is no known evidence for medieval activity in proximity to the present study area.

- 3.1.11 ***Post-medieval and Industrial Period:*** during the eighteenth century, south-east Lancashire as a whole was predominantly an agricultural area of isolated settlements and market towns, with the growing town of Manchester at its centre (Williams with Farnie 1992, 3). By the 1780s, the national demand for textiles, particularly cotton, began to rise, resulting in a dramatic increase in mill building that transformed Salford into a centre of the factory-based cotton manufacturing industry of international repute (Baines 1835). This process of industrial development was facilitated greatly by the introduction of canals, which provided the first efficient means of transporting bulk loads of goods. The first true industrial canal in Britain was that built by the Duke of Bridgewater, which was completed from his mines at Worsley to Manchester in 1764, the terminus of which was at Castlefield (Hadfield and Biddle 1970).
- 3.1.12 The nearest canal to the present study area is the Manchester, Bolton, and Bury Canal. This was designed as a means of transporting coal to Manchester and Salford from the collieries situated to the north in the Irwell valley, and was in use by 1795 (Gray 1989, 6). The canal was connected to the River Irwell via a flight of six locks, although these were not an original feature of the canal, and were not opened until 1808.
- 3.1.13 The transport infrastructure of the area was enhanced considerably by the introduction of the railways. The earliest railway in the area dates to 1830, and was constructed by the Liverpool and Manchester Railway (L&MR) Company. This railway linked Liverpool and Manchester, and Liverpool Road Station formed its Manchester terminus. This terminus lay either side of Water Street and the line was originally carried across the River Irwell and Water Street by a skewed masonry bridge, designed by George Stephenson (Fitzgerald 1980, 19), and a brick-built viaduct and brick and cast-iron girder bridge, which were both constructed by Brockbank and Findlay (Thomas 1980, 50). These elements lie within 200m of the Site Area, and whilst the cast-iron and girder bridge was demolished and rebuilt in 1905, the masonry bridge and brick-built viaduct are still extant and form Grade I and II Listed Buildings respectively, whilst the later 1905 bridge is a Grade II Listed Building.

3.2 DEVELOPMENT OF THE STUDY AREA

3.2.1 The development of the Site Area may be traced reasonably well from the sequence of available historic mapping. Whilst there are several early maps of Salford, including those produced by Casson and Berry in 1741 (with revisions in 1745, 1746 and 1751) and Tinker in 1772, none of these extend far enough from the centre of Salford to show the Site Area. The area is included on the first accurate county map of Lancashire, produced by William Yates in 1786 (and probably surveyed in the late 1770s), but this shows the Site Area as undeveloped.

3.2.2 The earliest reliable maps that show the area at a reasonable scale are Charles Laurent's *Map of Manchester & Salford*, published in 1793 (Plate 2), and William Green's survey published in 1794 (Fig 2). These maps show the area to have been characteristically rural, lying beyond the fringe of Salford, but also capture its initial stages in its transformation to an urban landscape. Whilst much of the land to the north of the River Irwell is shown as enclosed fields, a grid-iron of roads centred on Water Street had been laid out to the south of the river by 1793 (Plate 2). The Site Area, however, is shown to have been occupied at that date by a group of buildings. This is identified on Green's map as the Oldfield Dye Works, which comprised two blocks of buildings (**Site 01**), separated by an area seemingly used for tenting the dye cloth, with a large linear reservoir situated to the north (**Site 02**).

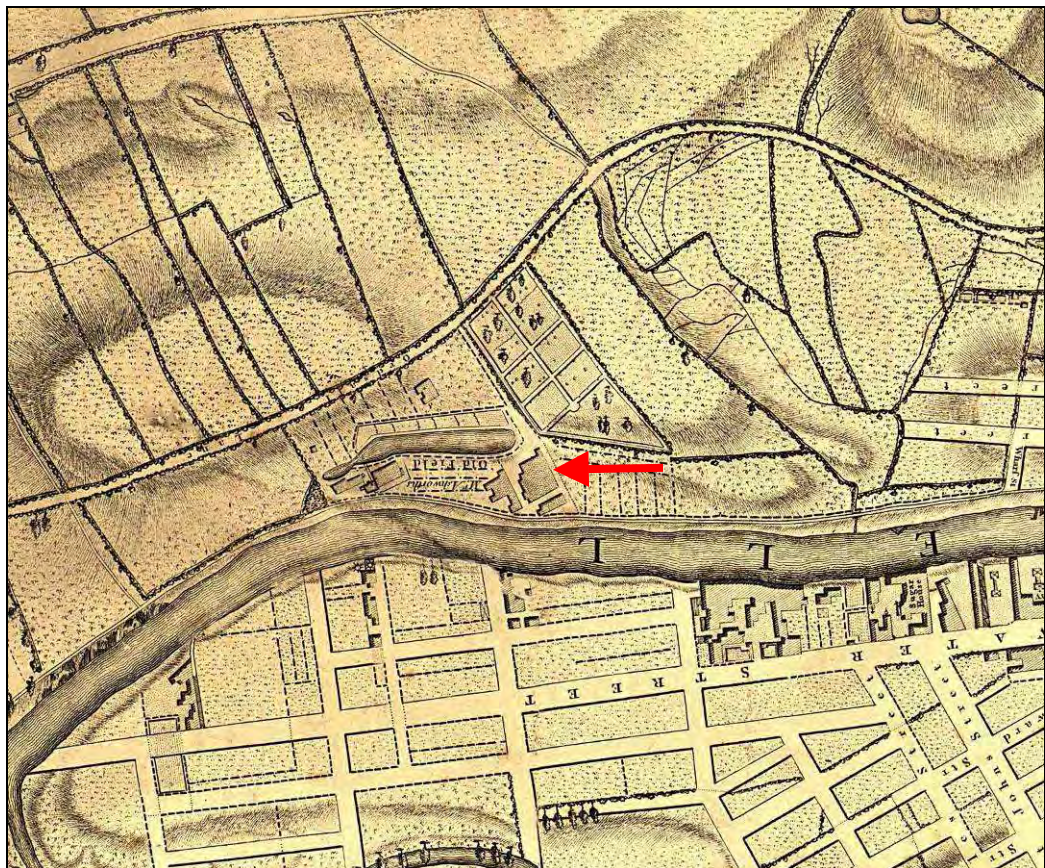


Plate 2: Extract from Charles Laurent's map of Manchester and Salford of 1793

- 3.2.3 Green's map also shows a large residential property situated to the west of the dye works (**Site 03**), and immediately beyond the boundary of the present Site Area (Fig 2). This is annotated as the residence of Mr John Ashworth, who is listed in contemporary trade directories as a dyer and printer at Oldfield in Salford (Scholes 1797, 7). This suggests that the processes of dyeing and printing of cotton goods were both carried out at Oldfield Dye Works, which may go some way to explaining the spatial distribution of the component buildings.
- 3.2.4 Several maps of the area were produced during the first decade of the nineteenth century, including those produced by Cole and Roper in 1801, Dean and Pigot in 1809 (Plate 3), and William Johnson's survey of 1818-19. All of these maps were published at a small scale, and whilst they cannot be relied upon for providing accurate details of individual buildings, they do provide an indication of the extent of development. Dean and Pigot's map of 1809, for instance, shows that the Oldfield Dye Works had expanded slightly with the additional of several new buildings relative to those depicted by Green and Laurent. The map also shows that the Manchester, Bolton, and Bury Canal had been completed, taking a route a short distance to the north of the Site Area (Plate 3).
- 3.2.5 The next available map of the area is that produced by Swire in 1824 (Fig 3), although the accuracy of this survey is perhaps questionable. Swire shows the dye works to have been cleared, leaving the large linear reservoir as the only surviving feature of the industrial complex. Swire also places John Ashworth's villa residence (**Site 03**) within the boundary of the Site Area, although it is likely that this is a cartographic error. The veracity of Swire's survey is similarly called into question by the detail provided on a map published by Bancks & Co in 1828 (Plate 4), which shows the dye works to have remained extant. However, neither John Ashworth nor the Oldfield Dye Works are listed in any trade directories for the second half of the 1820s, suggesting that the works may have fallen into disuse.
- 3.2.6 In 1831, Bancks & Co published their detailed *Map of Manchester and Salford*, which provides an accurate plan of the site (Fig 4). This shows that the dye works had been cleared by 1831, leaving the linear reservoir as the only remnant of the former industrial complex. Ashworth's villa residence also appears to have been demolished, and the site cleared.
- 3.2.7 Bancks & Co's map also shows some development along the south-eastern side of Ordsall Lane. This seemingly comprised several large residential properties, together with formal gardens and orchards, one of which extended into the Site Area (**Site 04**). However, this appeared to have been short-lived, as it is shown on the Ordnance Survey map of 1851 (Fig 5) to have been subsumed by a row of double-depth terraced houses (**Site 05**), which are annotated as Trafalgar Square. This formed one of several blocks of workers' housing that are shown on the Ordnance Survey map, including a terrace of double-depth houses along the south-eastern side of Wilburn Street (**Site 06**), which extended across the south-western corner of the Site Area (Fig 5).



Plate 3: Extract from Dean and Pigot's map of Manchester and Salford of 1809



Plate 4: Extract from Bancks' & Co's New Plan of Manchester and Salford of 1828

- 3.2.8 The Ordnance Survey map of 1851 also shows a large cotton mill to have been established between Wilburn Street and the River Irwell. The northern end of this mill, which included the buildings housing the steam-power plant (**Site 07**), lies within the Site Area, whilst the main body of the mill extended to the south (Fig 5). The precise date at which the mill was established remains uncertain, although Edward Threlfall is listed as a cotton spinner and manufacturer at Regent Road Mill on Wilburn Street in trade directories from 1850 (Slater 1850, 24; Whellan 1853, 403).
- 3.2.9 The Ordnance Survey map indicates that the linear reservoir for the dye works (**Site 02**) had been infilled, although the northern part of the Site Area remained undeveloped. The site of John Ashworth's villa (**Site 03**) had been partly redeveloped as the Ordsall Lane Rope Walk, which lay a short distance to the north-west of the Site Area. The new basin was constructed across the footprint of one of the principal buildings of the earlier dye works (**Site 01**).
- 3.2.10 The Site Area underwent further development during the second half of the nineteenth century. In 1864, the Wilburn Street Basin (**Site 08**) was constructed across the centre of the Site Area, providing a mooring for boats plying the Mersey Irwell Navigation.
- 3.2.11 The cotton mill in the south-western part of the study area had been remodelled for use as the Regent Road Brewery by the late 1870s. A trade directory for 1879 lists Groves & Whitnall as brewers at the Regent Road Brewery (Slater 1879, 189).
- 3.2.12 The next available edition of Ordnance Survey mapping was published at a scale of 1:500 in 1891 (Plate 5) and at 25":1 mile map in 1894 (Fig 6). These maps show that much of the area was being used as a corporation yard, presumably associated with the processing and disposal of domestic waste from Salford. A range of buildings is shown parallel to the River Irwell, and adjacent to the basin (**Site 08**), which incorporated a chimney in the centre of the range. The function of this building is uncertain, although it is likely to have been associated with the processing of domestic rubbish.
- 3.2.13 The next edition of Ordnance Survey mapping, published in 1908, shows further development of the Site Area (Plate 6). In particular, a 'refuse destructor' had been built across the northern boundary of the Site Area, and perhaps superseded the buildings adjacent to the river, although these remained extant. The same layout of buildings is shown on the Ordnance Survey map of 1922 (Fig 7).
- 3.2.14 The Ordnance Survey map of 1950-51 (Fig 8) shows that the corporation waste facility had expanded across the northern part of the Site Area, and is annotated as a 'Cleansing Depot'. The map also shows that the brewery had expanded into the southern part of the Site Area with the erection of a large building, and the houses on Trafalgar Street had been demolished.

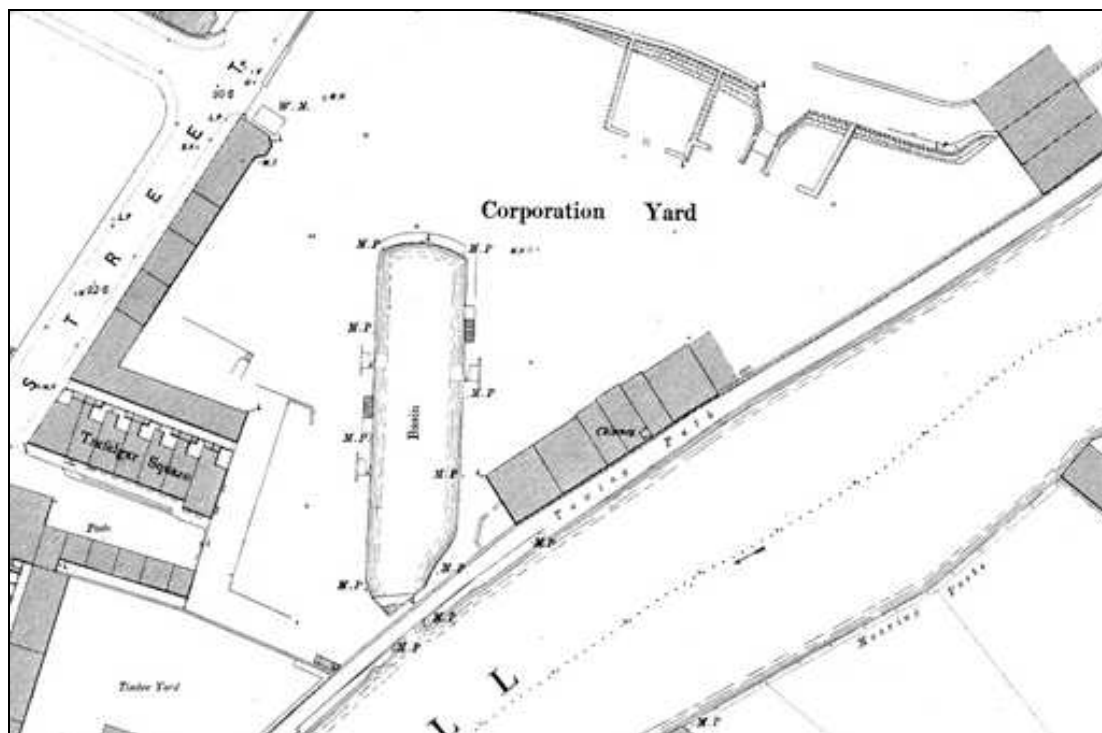


Plate 5: Extract from the Ordnance Survey map of 1891

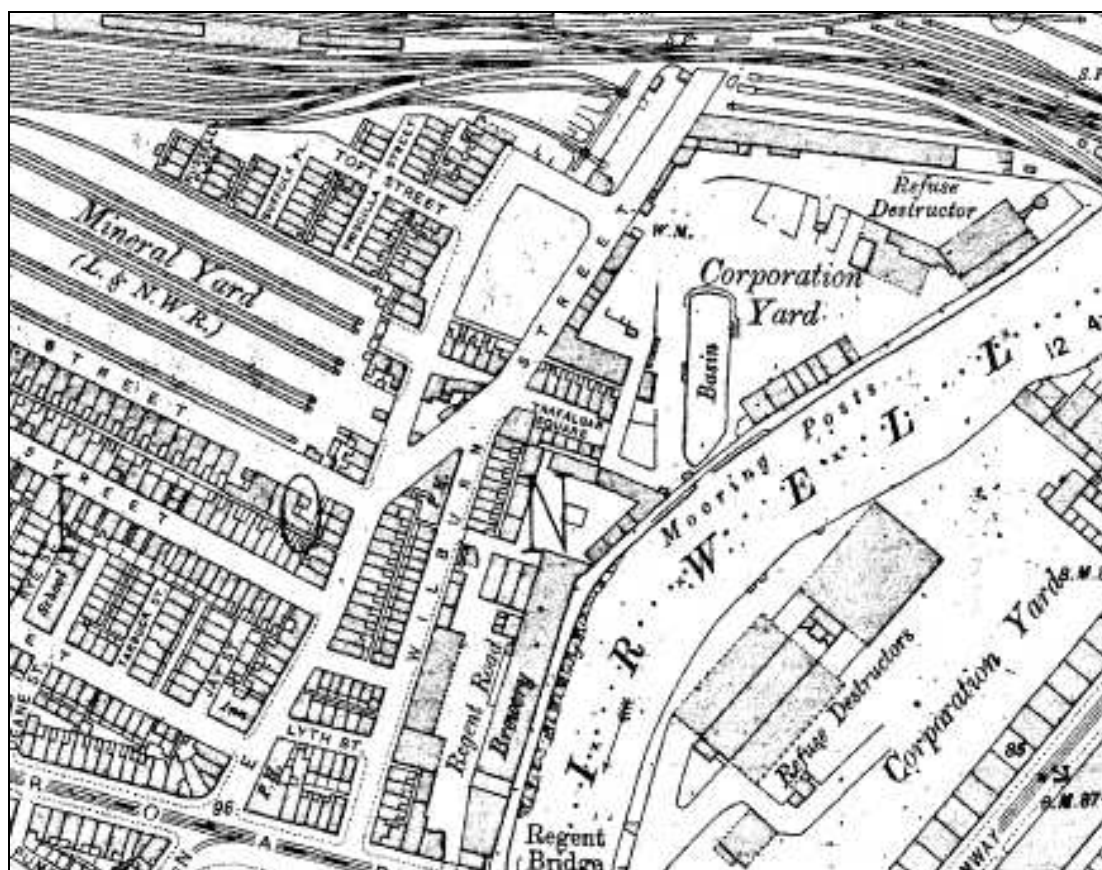


Plate 6: Extract from the Ordnance Survey map of 1908

3.3 GROUND INVESTIGATIONS

- 3.3.1 The Site Area has not been subject to any archaeological investigation previously, although a series of five trial pits excavated for geo-technical purposes were monitored archaeologically. Whilst the principal objective of the trial pits was to recover geo-technical data, their positions were decided with reference to archaeological considerations, with the intention of establishing the presence or absence of the heritage assets identified in the desk-based study (Figs 9-11). All trial pits were excavated using a JCB 3CX hydraulic excavator.
- 3.3.2 **Trial Pit 1:** this test pit was placed across the footprint of John Ashworth's villa (Site 03), as depicted on Swire's map of 1824, and was intended to confirm that Swire's survey was inaccurate. The trial pit was excavated to a maximum depth of 1.2m. A deposit of silty clay, clearly representing the natural geology, was exposed at the base of the excavated pit (Plate 7). The natural geology was overlain by a homogenous deposit of made ground, comprising gravel, ash and clinker, seemingly representing twentieth-century deposition. No remains of archaeological interest were identified, and certainly no structural remains of the eighteenth-century villa were present.



Plate 7: View of Trial Pit 1

- 3.3.3 **Trial Pit 2:** this trial pit was placed in the north-eastern part of the site area, within the footprint of one of the buildings forming part of the eighteenth-century dye works (Fig 9). The pit was excavated to a maximum depth of 3.8m. A deposit of greyish-brown silty-sand, representing the natural geology, was exposed at a depth of 3.30m. This was overlain by a thick deposit of made ground, comprising fragments of brick, concrete, gravel and cobbles (Plate 8). No remains of the dye works (Site 01) were present in the pit.



Plate 8: View of Trial Pit 2

- 3.3.4 **Trial Pit 3:** this trial pit was placed on the footprint of the reservoir associated with the eighteenth-century dye works (Site 02). The pit was excavated to a depth of 0.8m, at which level standing water was encountered. The overlying material comprised made ground that contained fragments of brick and sandstone setts in a matrix of sandy gravel (Plate 9). This may have derived from the demolition or collapse of the reservoir wall, suggesting that there is some potential for elements of the structure to survive *in-situ*, although no intact walls were present in the excavated pit.
- 3.3.5 **Trial Pit 4:** this pit was placed in the centre of the Site Area, on the footprint of one of the buildings forming the eighteenth-century dye works (Fig 9). The pit was excavated to a depth of 1.8m below the existing ground surface. A concrete slab was exposed at the base of the trench, clearly of twentieth-century construction (Plate 10). The concrete was overlain by a thick deposit of made ground, which contained fragments of brick and concrete. No remains of archaeological interest were identified in the trial pit.
- 3.3.6 **Trial Pit 5:** this pit was placed adjacent to the southern boundary of the Site Area, and investigated the footprint of the steam-power plant associated with a mid-nineteenth-century cotton mill. The pit was excavated to a depth of 1.8m, but terminated on the surface of a buried structure that was potentially of archaeological interest (Plate 11). This comprised an *in-situ* surface of coarse concrete, associated with fragments of brick wall. The surface and walls were overlain by a deposit of made ground.



Plate 9: View of Trial Pit 3



Plate 10: View of Trial Pit 4



Plate 11: View of Trial Pit 5

3.4 EVALUATION TRENCHING

- 3.4.1 Following on from the excavation of the trial pits for geo-technical purposes, two archaeological evaluation trenches were placed across the footprint of the steam-power plant associated with the former Regent Road Mill (Fig 13). The trench positions were limited by the size of the area available for investigation, and the restricted access. Both trenches were aligned north-east/south-west, and were placed 6m apart. Trench 1 measured 18x 2m, and Trench 2 was 12 x 2m.
- 3.4.2 **Trench 1:** was overlain by 0.1m of mixed rubble overburden and tarmac **100**. Below this, at the north-eastern end of the trench was a large cut for a modern cast concrete sewer pipe, surrounded by bedding material (**101**). Below the overburden was 0.8m of mixed brick and concrete demolition rubble (**102**), which sealed a 0.1m thick reinforced concrete floor slab (**103**). This was the same slab observed within Trial Pit 5. Below the concrete slab was a 2m deep deposit of semi-compact reddish-brown clayey sand (**104**), which incorporated occasional lenses of crushed yellow sandstone, interpreted as a levelling layer (Plate 12). Within this deposit was a 1.7 x 1m lens of smashed refractory brick (**105**), which may have derived from the mid-nineteenth-century boiler house associated with Regent Road Mill. Below deposit **104**, at a depth of c 3m below the current ground surface, was mudstone bedrock (**106**). No remains of archaeological interest were encountered in the trench, whilst the presence of the smashed refractory bricks suggested that the boiler house had been subject to comprehensive demolition.
- 3.4.3 **Trench 2:** was overlain by 0.1m of mixed rubble overburden and tarmac (**200**), with 0.8m of mixed brick and concrete demolition rubble (**201**) beneath (Plate 13). This overlay the concrete floor slab (**202**), which was almost certainly the same as that encountered in Trench 1. Below this slab was semi-compact reddish-brown clayey sand (**203**) with occasional lenses of crushed yellow sandstone. The underlying mudstone bedrock (**204**) was revealed at a depth of 2.97m below the current reduced ground level.
- 3.4.4 **Summary:** no *in-situ* remains relating to the former were present within the trenches. The only evidence of the mill power plant was a redeposited lens of broken refractory bricks, presumably derived from the former boiler house, within levelling material **104**. The reddish-brown levelling layer (**104/203**) was very similar to a levelling layer immediately above the mudstone observed during trial pitting at the nearby riverside site of Water Street, excavated by OA North in April 2014.



Plate 12: Trench 1 looking south-west, showing lens of broken refractory bricks in lower right



Plate 13: The north-west-facing section of Trench 2, looking south-east

4. GAZETTEER OF SITES

Site Number	01
Site Name	Oldfield Dye Works (Site of)
Designation:	None
HER Number	12365.1.0
Site Type	Industrial Buildings
Period	Eighteenth century
NGR	382732 397939
Source	HER; Green 1794; Bancks & Co 1831
Description	A dye works shown on late eighteenth-century mapping to have comprised two principal blocks of buildings, a linear reservoir (Site 02), and several areas presumed to have been used for tentering. Occupied by John Ashworth, who was described in contemporary trade directories as a dyer and printer, suggesting that both processes may have been carried out at the works. Works probably abandoned by the mid-1820s, and buildings demolished by 1831.
Assessment	The footprint of the two buildings forming the southern part of the dye works lies within the boundary of the Site Area. However, the sequence of historical maps shows the footprint of one of these building to have been occupied subsequently by the Wilburn Street Basin (Site 06), which will have removed all historic fabric. Similarly, the remainder of the site is likely to have been destroyed by nineteenth- and twentieth-century development. This was corroborated during the recent archaeological monitoring of the trial pit excavations. The footprint of the other buildings lie beyond the boundary of the Site Area.

Site Number	02
Site Name	Reservoir (Site of)
Designation:	None
HER Number	12365.1.0
Site Type	Reservoir
Period	Eighteenth century
NGR	382683 397917
Source	HER; Green 1794; Bancks & Co 1831
Description	A linear reservoir established in the late eighteenth century as part of the Oldfield Dye Works (Site 01). Its precise form varies slightly on different historical maps, and may have incorporated a small reservoir at its southern end. Survived as a feature in the landscape after the component buildings of the dye works had been cleared, but had been infilled by 1850. Elements of its footprint were redeveloped subsequently.
Assessment	The heritage asset lies within the boundary of the Site Area, and whilst the survival of any buried remains is likely to be fragmentary, the potential for structural remains has been suggested from the results obtained from the trial pit excavations.

Site Number	03
Site Name	John Ashworth's Residence (Site of)
Designation:	None
HER Number	12359.1.0
Site Type	House
Period	Eighteenth century
NGR	382643 397940
Source	Green 1794; Swire 1824; Bancks & Co 1831
Description	A large villa-type residence depicted on eighteenth-century mapping. Identified on historical mapping as the residence of Mr John Ashworth. Demolished by 1831.
Assessment	The heritage asset lies beyond the Site Area, and will not be directly affected by the development.

Site Number	04
Site Name	Domestic Garden/Orchard
Designation:	None
HER Number	-
Site Type	Garden
Period	Nineteenth century
NGR	382614 397864
Source	Swire 1824; Bancks & Co 1831; OS 1851
Description	A formal garden or orchard situated between the site of the dye works and Ordsall Lane, as shown on Swire's map of 1824 and Bancks & Co's map of 1831. The garden is shown on the Ordnance Survey map of 1851 to have been developed for housing (Site 05).
Assessment	The heritage asset lies within the boundary of the Site Area, although will almost certainly have been destroyed during redevelopment in the nineteenth century.

Site Number	05
Site Name	Trafalgar Square
Designation:	None
HER Number	-
Site Type	Workers' Housing
Period	Nineteenth century
NGR	382624 397870
Source	OS 1850
Description	A row of double-depth houses extending into the Site Area from Ordsall Lane. The houses are first depicted on the Ordnance Survey map of 1850, which appears to depict cellar light apertures along the front elevation. Some of the houses were demolished during the second half of the nineteenth century, when Ordsall Lane and Wilburn Street were realigned. The houses are shown on the Ordnance Survey map of 1922, but had been demolished by 1950-1.
Assessment	The heritage asset lies within the boundary of the Site Area, and may be affected by the proposed development.

Site Number	06
Site Name	Wilburn Street Houses
Designation:	None
HER Number	-
Site Type	Workers' Housing
Period	Nineteenth century
NGR	382580 397828
Source	OS 1850
Description	A terrace of workers' housing situated on the eastern side of Ordsall Lane, as depicted on the Ordnance Survey map of 1851. No cellar light apertures are shown on the historic mapping, suggesting that the houses did not have cellars. Shown on the Ordnance Survey map of 1922, but had been demolished by 1950-1.
Assessment	The heritage asset lies within the boundary of the Site Area, although all remains are likely to have been removed during demolition in the mid-twentieth century.

Site Number	07
Site Name	Regent Road Mill and Brewery
Designation:	None
HER Number	12357.1.0
Site Type	Industrial Buildings (Boiler House)
Period	Nineteenth century
NGR	382605 397806
Source	OS 1850
Description	A large cotton-spinning mill that was established in the mid-nineteenth century. The precise date at which the mill was established remains uncertain, although Edward Threlfall is listed as a cotton spinner and manufacturer at Regent Road Mill on Wilburn Street in trade directories from 1850. The cotton mill had been remodelled for use as the Regent Road Brewery by the late 1870s. <i>In-situ</i> structural remains were identified during the monitoring of the trial pit excavations, although it was uncertain whether these pertained to the mid-nineteenth-century cotton mill, or the brewery that occupied the site subsequently. Further investigation of the site via targeted evaluation trenching, however, demonstrated that all structural remains of the mill had been destroyed during the redevelopment of the site in the later nineteenth and twentieth centuries.
Assessment	The northern end of heritage asset lies within the boundary of the Site Area, including the site of the boiler house for the mid-nineteenth-century cotton mill. However, intrusive investigation has indicated that all archaeological remains of potential interest have been removed.

Site Number	08
Site Name	Wilburn Street Basin
Designation:	None
HER Number	12361.1.0
Site Type	Basin
Period	Nineteenth century
NGR	382673 397881
Source	HER
Description	The Wilburn Street Basin constructed across the centre of the Site Area in 1864, providing a mooring for boats plying the Mersey Irwell Navigation. The basin survives extant, and will be incorporated into the final design of the proposed development.
Assessment	The heritage asset lies within the Site Area, but will not be directly affected by the development.

5. SIGNIFICANCE OF THE REMAINS

5.1 INTRODUCTION

- 5.1.1 The assessment has identified a total of 49 sites of archaeological interest within the study area (200m radius of the Site Area), although only eight lie within the boundary of the Site Area (Fig 12). Of the total number of sites in the wider study area, six are Listed Buildings, although none lie within the boundary of the Site Area. There were no other designated sites (*eg* Scheduled Monuments or Historic Parks and Gardens) within the study area, which does not fall with a Conservation Area.

5.2 CRITERIA

- 5.2.1 Where sites do not possess a statutory designation their value as a heritage asset has been determined with reference to the Secretary of State's criteria for assessing the national importance of monuments, as contained in Annexe 1 of the policy statement on scheduled monuments produced by the Department of Culture, Media, and Sport (2010). These criteria relate to period, rarity, documentation, group value, survival/condition, fragility/vulnerability, diversity, and potential. The heritage assets within the Site Area (Sites **01-08**) have been considered using the criteria, with the results below.
- 5.2.2 **Period:** all of the heritage assets within the study area span the late eighteenth and twentieth centuries (Table 7). All of these heritage assets developed as a direct result of the industrial development and expansion of Salford from the late eighteenth century.

Period	No of sites	Sites
Prehistoric	0	-
Roman	0	-
Medieval	0	-
Post-medieval	0	-
Industrial	11	01 - 08

Table 7: Number of heritage assets within the Site Area by period

- 5.2.3 **Rarity:** none of the known sites in the vicinity of the proposed development area is considered to be particularly significant on the basis of rarity, although any physical remains of an eighteenth-century dye works would have a rarity value. This value would perhaps be enhanced in the case of Oldfield Dye Works, as it appears to have gone out of use and demolished at an early date, thus offering the potential to retain eighteenth-century fabric that was not altered subsequently.

- 5.2.4 The physical remains of eighteenth- and nineteenth-century workers' housing has been recognised as a legitimate avenue of research. This was articulated in the recent *Archaeological Research Framework for North West England* (Newman and McNeil 2007; McNeil and Newman 2007), which identified several initiatives that should be prioritised for archaeological research of the industrial and modern periods, including *Initiative 7.6*: 'A study of the development of workers' housing in Greater Manchester and East Lancashire should be undertaken to examine the development of different housing types...' (McNeil and Newman 2007, 139). Since the publication of the Research Framework, a considerable body of significant data has been generated from the archaeological investigation of workers' housing, enabling a variety of plan forms and construction details to be identified. In particular, large-scale excavations in the Shudehill area of Manchester (OA North 2011), together with numerous excavations in Ancoats (Miller and Wild 2007) and excavations in Chorlton-upon-Medlock (*eg* OA North 2013), have recorded the foundations of workers' housing spanning the late eighteenth to early twentieth centuries. These have included cellar dwellings, back-to-back properties, single-depth cottages, and numerous examples of double-depth houses. Within these broad categories, a broad range of different construction detail has been identified.
- 5.2.5 Most of the sites are workers' housing dating from the late eighteenth and early nineteenth centuries, and are of a plan form that has been recognised widely across the Manchester area, and subject to a considerable level of archaeological investigation. The remains of double-depth houses dating to the first half of the nineteenth-century, in particular, have been recorded in detail. In this respect, the houses on the former Trafalgar Square (Site **05**) do not have a rarity value.
- 5.2.6 **Documentation:** the historical development of the study area from the late eighteenth century can be traced reasonably well from cartographic sources and from entries in the available commercial trade directories. Further documentary research may furnish additional evidence, including more precise dating of the construction of the relevant buildings, although this is unlikely to alter the outline presented in this assessment.
- 5.2.7 **Group Value:** the heritage assets in the Site Area represent elements of the urban industrial townscape, which played a central role in the development of the city from the early nineteenth century. As such, these heritage assets have some group value.
- 5.2.8 **Survival/Condition:** the results obtained from the recent trial-pit monitoring (*Section 3.3 above*) and evaluation trenching (*Section 3.4 above*) have indicated that all of the sites identified in the Site Area, with the exception of the Wilburn Street Basin, were destroyed during redevelopment in the late nineteenth and twentieth centuries. Based on these results, the survival and condition of any buried archaeological remains on the site is likely to be poor.

- 5.2.9 **Fragility/Vulnerability:** any buried archaeological remains, should they be present and survive *in-situ*, are vulnerable to damage or destruction during any earth-moving works across the site. However, site investigations have indicated that buried archaeological remains on the site have been destroyed.
- 5.2.10 **Diversity:** the remains relate mainly to the industrial expansion of the area. None of the sites within the Site Area are considered to be significant due to diversity.
- 5.2.11 **Potential:** there are no prehistoric sites within the study area, and the potential for such remains is considered to be low. Similarly, there are no known remains from the post-Roman period through to the late eighteenth century, and the potential for remains from these periods is considered to be low. The potential for later remains is also considered to be low, due to their probable damaged condition.

5.3 SIGNIFICANCE

- 5.3.1 Using the above criteria, and particularly survival/condition and potential, the proposed development area is likely to contain non-statutory remains of low local significance. The low level of significance attributed to the site's archaeological value reflects the extent to which buried remains have been damaged or destroyed during previous redevelopment. The only exception in the Wilburn Street Basin, which is to be retained as part of the proposed development.

6. LIKELY IMPACT OF DEVELOPMENT

6.1 INTRODUCTION

- 6.1.1 Current planning policy guidance for the historic environment, embodied in NPPF (DCLG 2012), advises that archaeological remains are an irreplaceable resource. It has been the intention of this study to identify the archaeological significance and potential of the Site Area, and assess the impact of proposed development, thus allowing the policy stated in NPPF (DCLG 2012) to be enacted upon.
- 6.1.2 It should be noted that the present assessment has focused on sub-surface archaeological resource of the Site Area. Indirect impacts on the settings of adjacent standing buildings have not been assessed, as this is being subject to detailed consideration in a separate report that is being prepared independently.

6.2 IMPACT

- 6.2.1 Groundworks for any future development within the Site Area, including the reduction or other disturbance of ground levels, the digging of foundations and service trenches have, in principal, the potential for having a direct impact by damaging or destroying below-ground archaeological remains. However, the extent of any previous disturbance to buried archaeological levels is an important factor in assessing the potential impact of the proposed scheme of development. I
- 6.2.2 The results obtained from the archaeological monitoring that accompanied the ground investigation works, and archaeological evaluation trenching that was carried out subsequently, have indicated that the identified heritage assets within the Site Area are likely to have been destroyed by previous development.

6.3 IMPACT ASSESSMENT

- 6.3.1 Following on from the above considerations, the impact on the heritage assets within the Site Area has been largely determined as negligible. Whilst the development proposals allow for considerable earth-moving works across the Site Area, the buried archaeological remains are likely to have been damaged or destroyed previously.

Site Number	Site Name	Importance	Impact	Significance of Impact
01	Oldfield Dye Works	Local/Borough	Negligible	Neutral
02	Reservoir	Local/Borough	Negligible	Neutral
03	John Ashworth's Residence	Local/Borough	Negligible	Neutral
04	Domestic Garden	Local/Borough	Negligible	Neutral
05	Trafalgar Square Houses	Local/Borough	Negligible	Neutral
06	Wilburn Street Houses	Local/Borough	Negligible	Neutral
07	Regent Road Mill	Local/Borough	Negligible	Neutral
08	Wilburn Street Basin	Local/Borough	Negligible	Neutral

Table 8: Assessment of the impact significance on each site within the Site Area during development

7. RECOMMENDATIONS

7.1 RECOMMENDATIONS

- 7.1.1 Any buried remains that do survive within the Site Area are likely to be of low significance due to the probable damage caused by previous development work, and the impact on the archaeological resource during the course of the proposed development is likely to be negligible. Based on these conclusions, it is recommended that no further archaeological investigation of the site is merited in advance of development.

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ILLUSTRATIONS

FIGURES

- Figure 1: Site location map
- Figure 2: Site Area superimposed on William Green's map of 1794
- Figure 3: Site Area superimposed on Swires' *Plan of the Parish of Manchester* of 1824
- Figure 4: Site Area superimposed on Bancks & Co's *Map of Manchester and Salford* of 1831
- Figure 5: Site Area superimposed on the Ordnance Survey map of 1851
- Figure 6: Site Area superimposed on the Ordnance Survey 25": 1 mile map of 1894
- Figure 7: Site Area superimposed on the Ordnance Survey 25": 1 mile map of 1922
- Figure 8: Site Area superimposed on the Ordnance Survey 1:2500 map of 1950-51
- Figure 9: Position of trial pits superimposed on William Green's map of 1794
- Figure 10: Position of trial pits superimposed on the Ordnance Survey map of 1851
- Figure 11: Position of trial pits superimposed on the Ordnance Survey map of 1894
- Figure 12: Plan of gazetteer sites
- Figure 13: Sections through trench 1 and 2

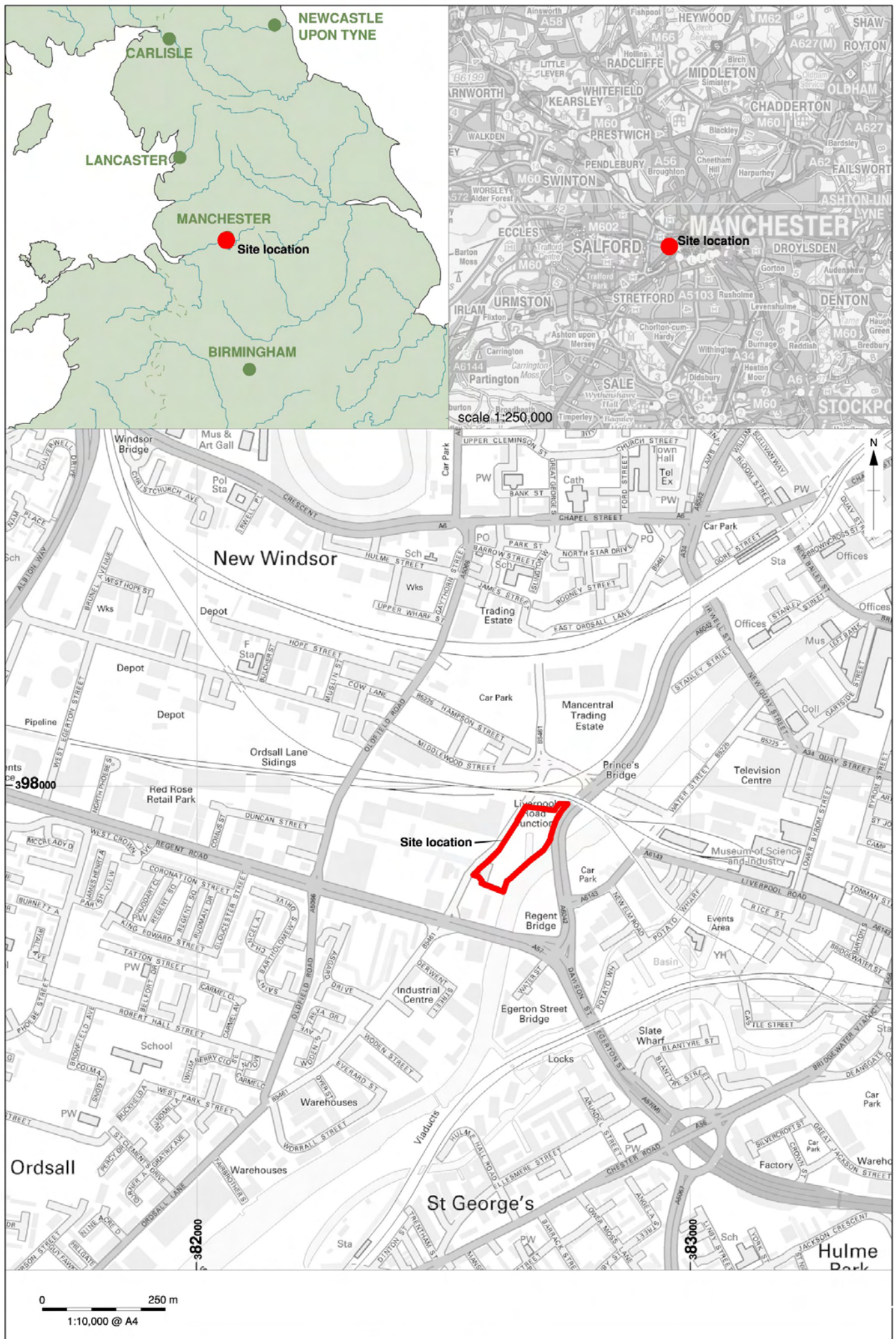


Figure 1: Site location

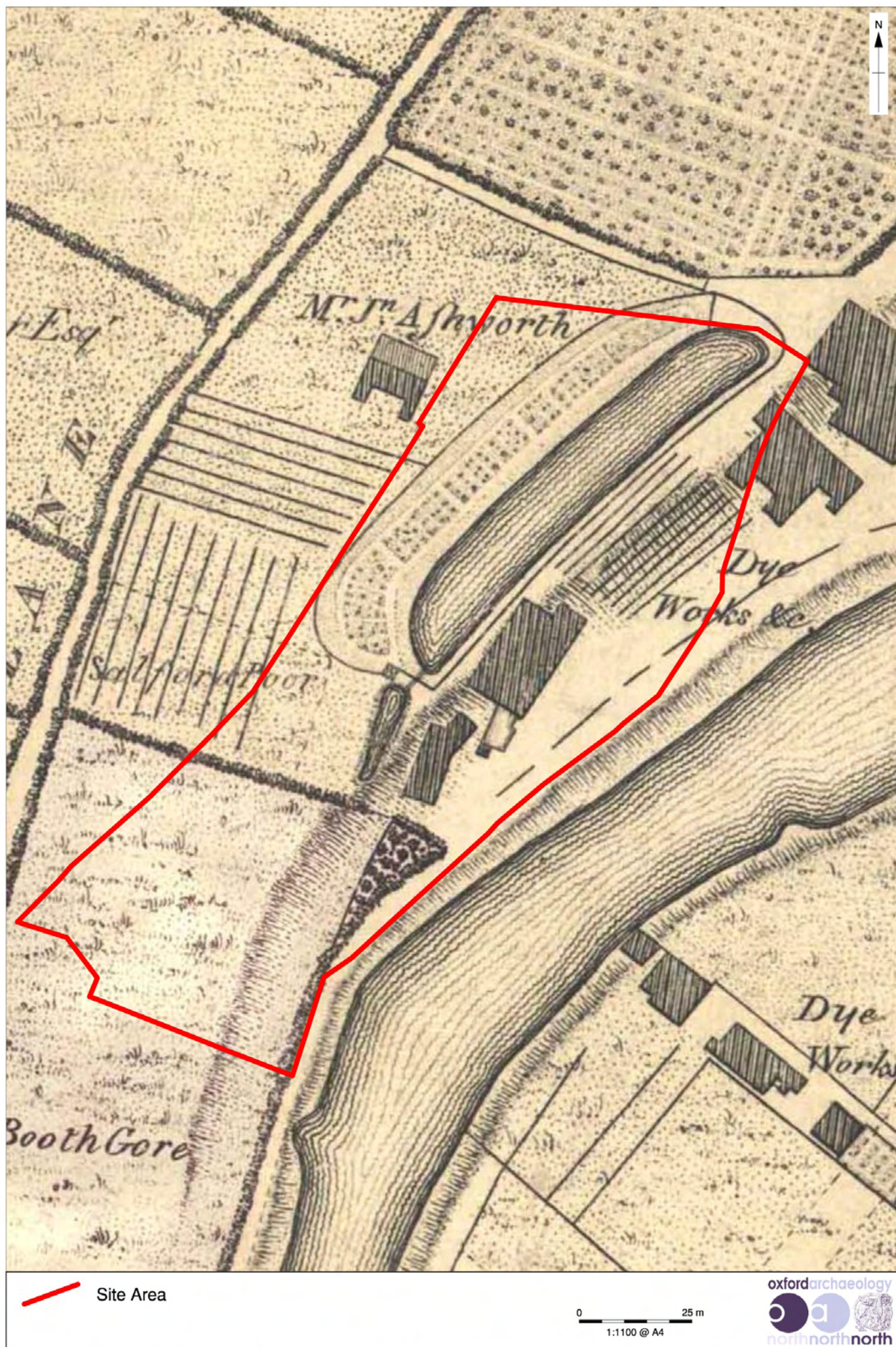


Figure 2: Site area superimposed on Green's plan of Manchester and Salford, 1794

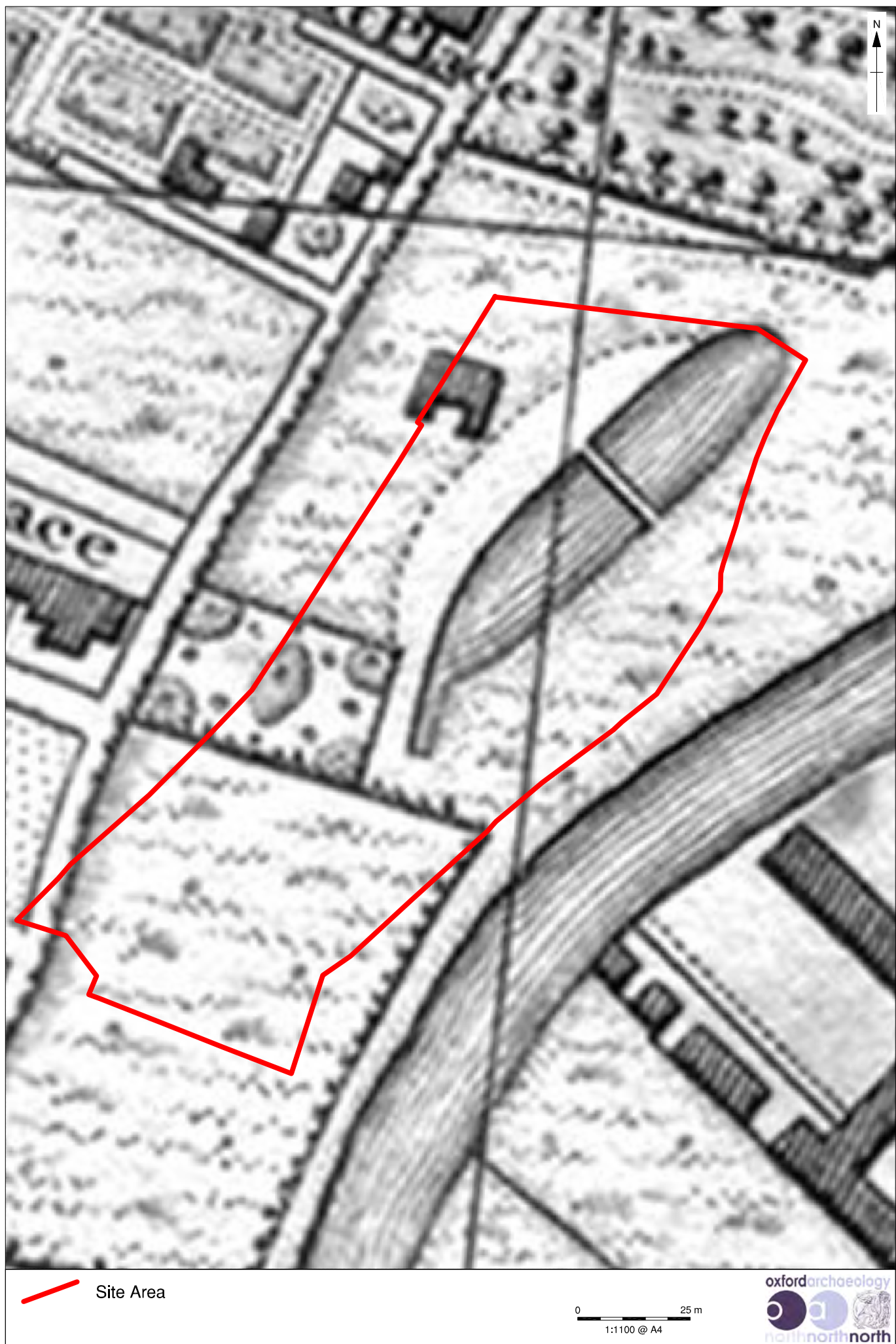


Figure 3: Site area superimposed on Swire's Manchester and its Environs, 1824



Figure 4: Site area superimposed Banks & Co's Map of Manchester and Salford, 1831

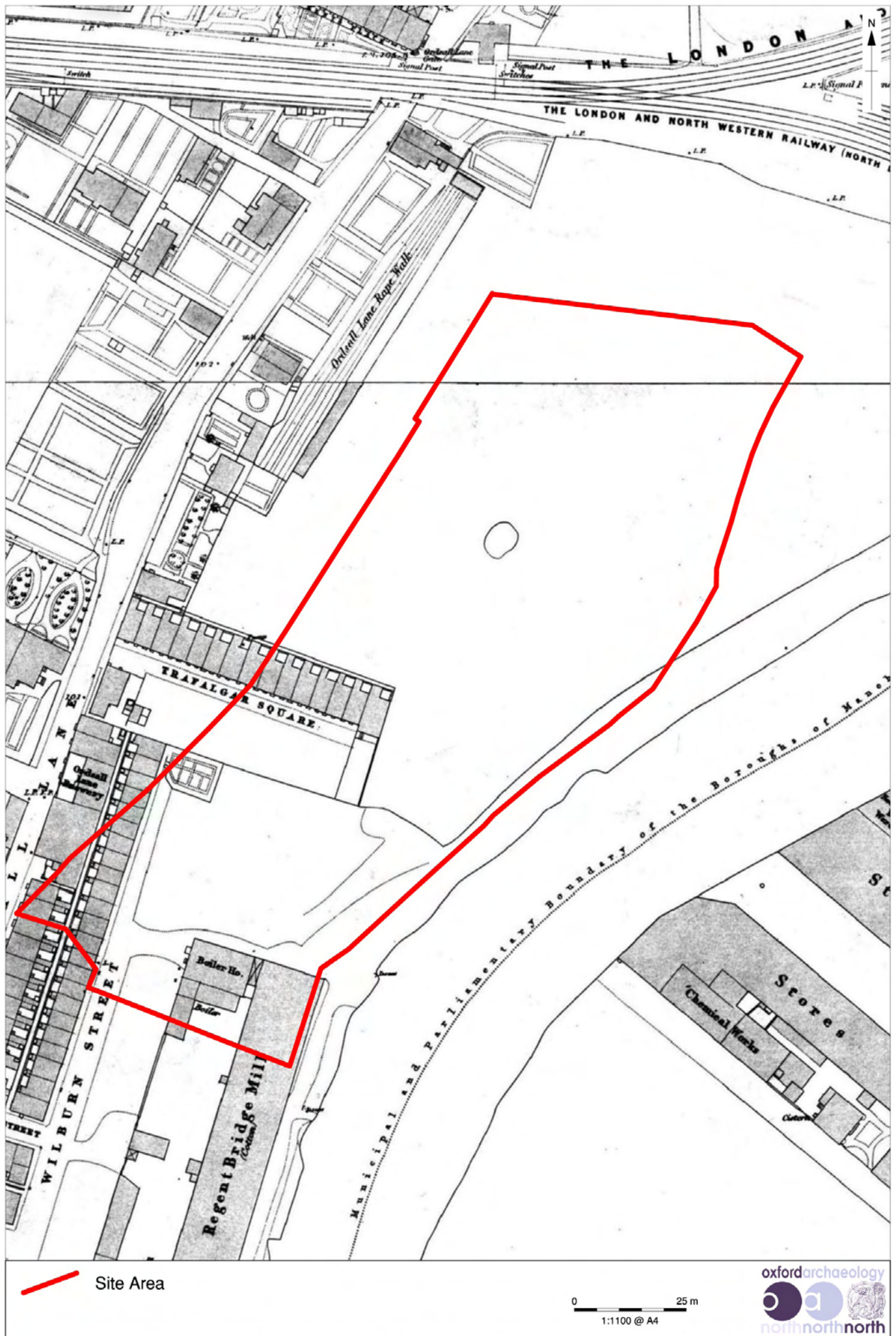


Figure 5: Site area superimposed on the Ordnance Survey 5':1 mile map of 1851

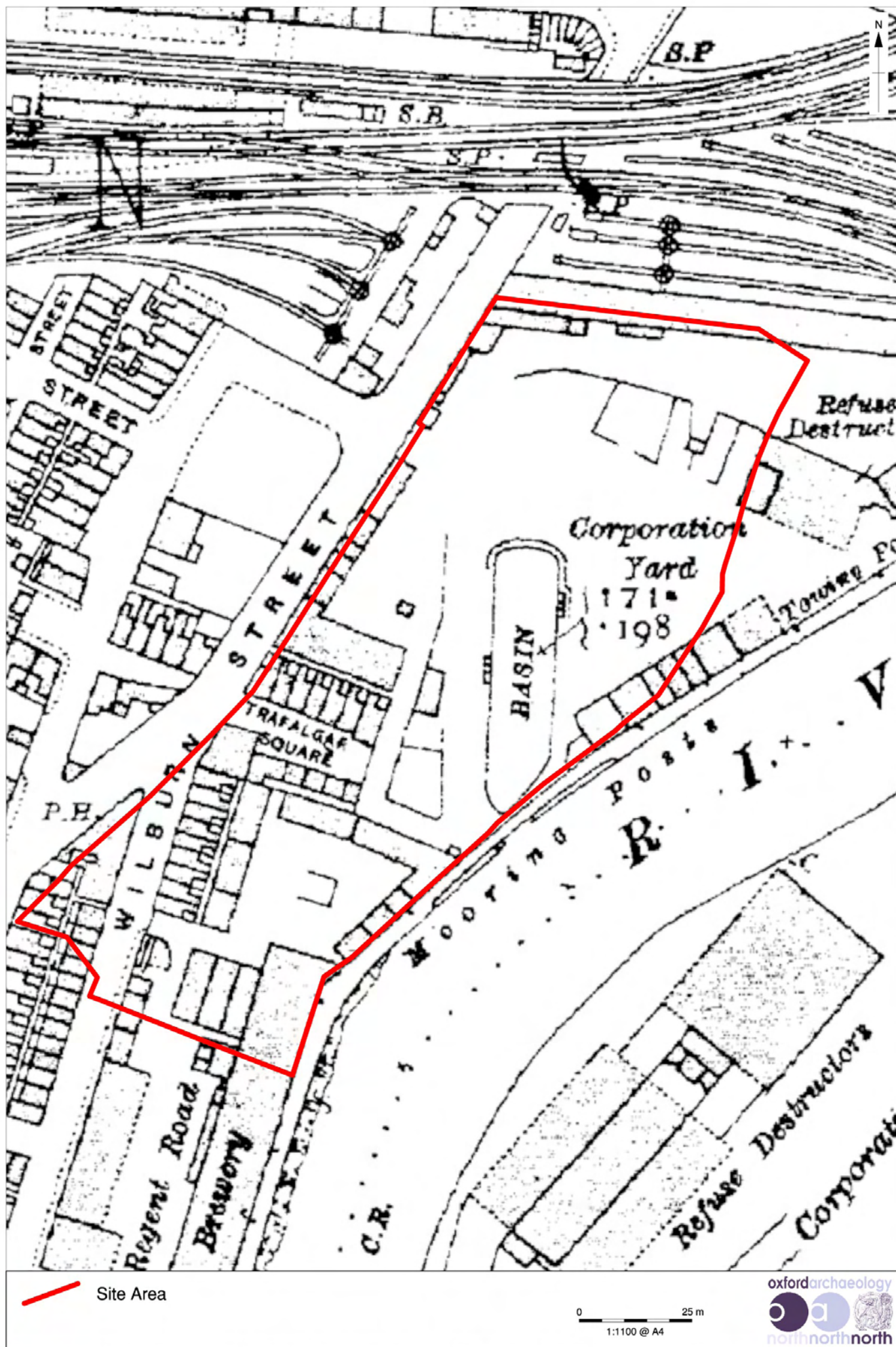


Figure 7: Site area superimposed on the Ordnance Survey 25":1 mile map of 1922

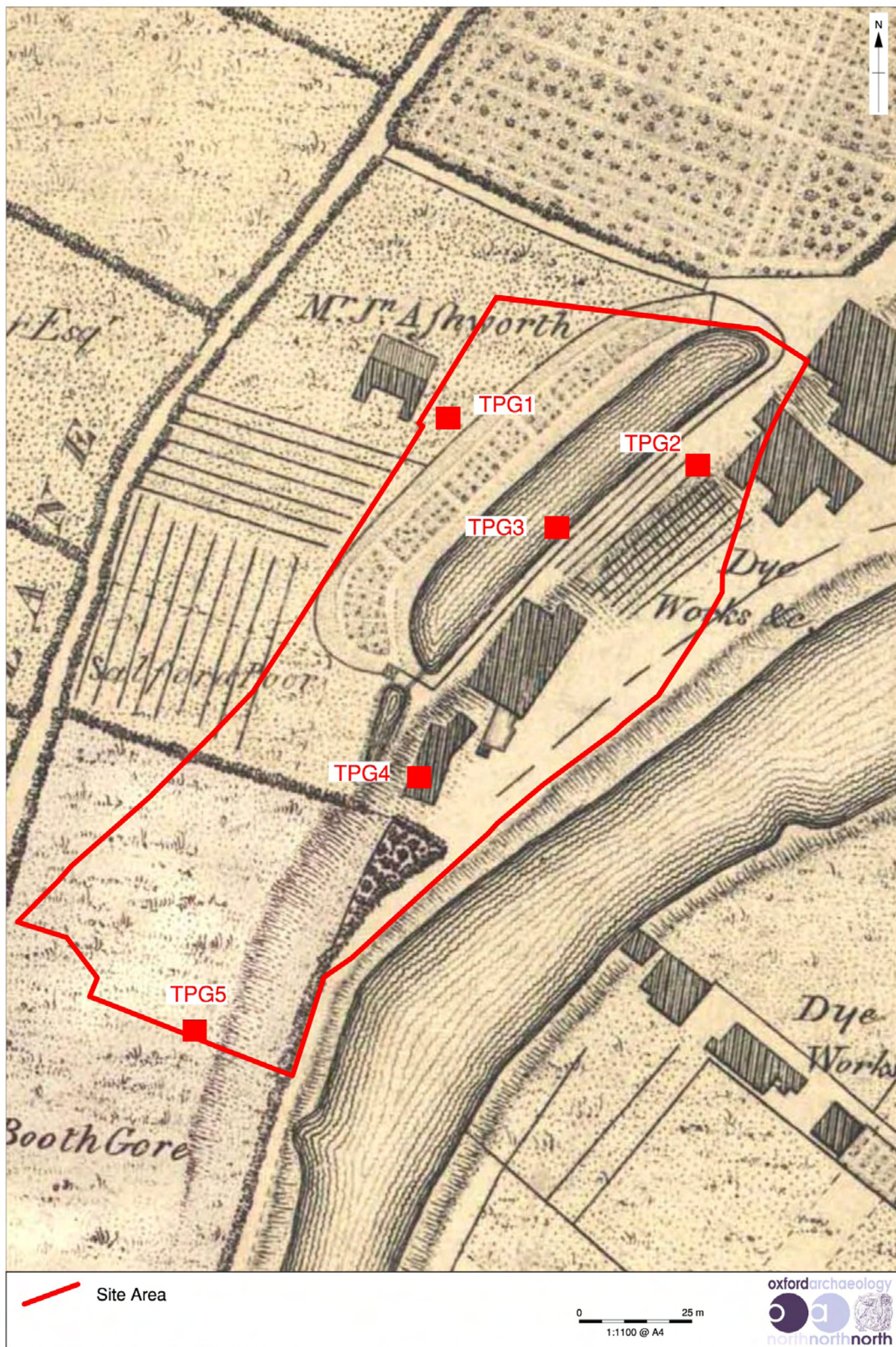


Figure 9: Position of trial pits superimposed on Green's plan of Manchester and Salford, 1794

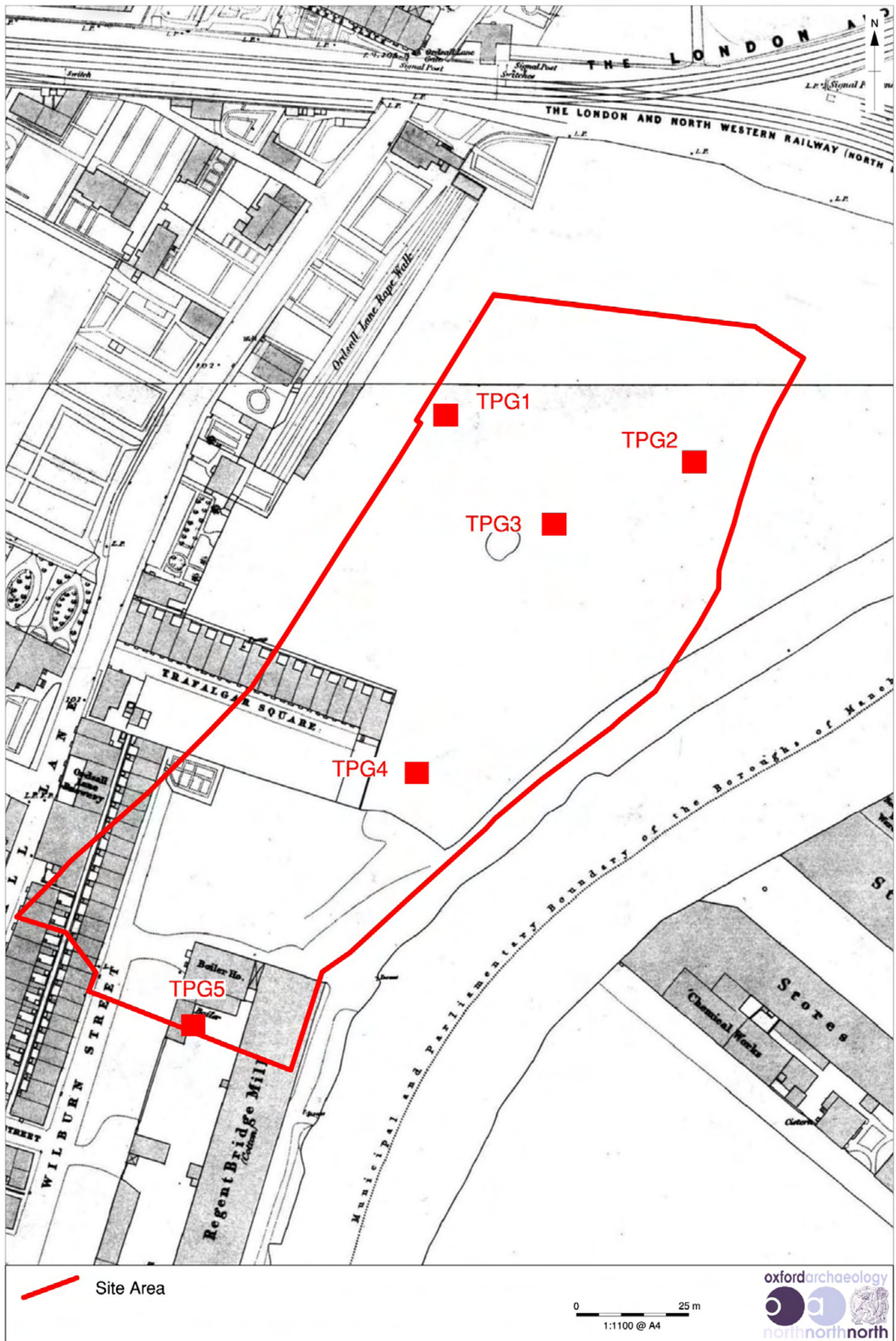
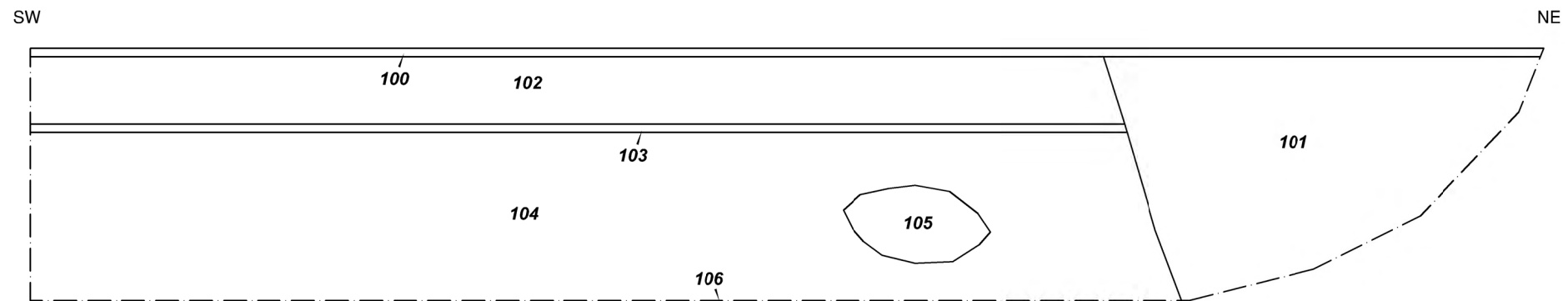
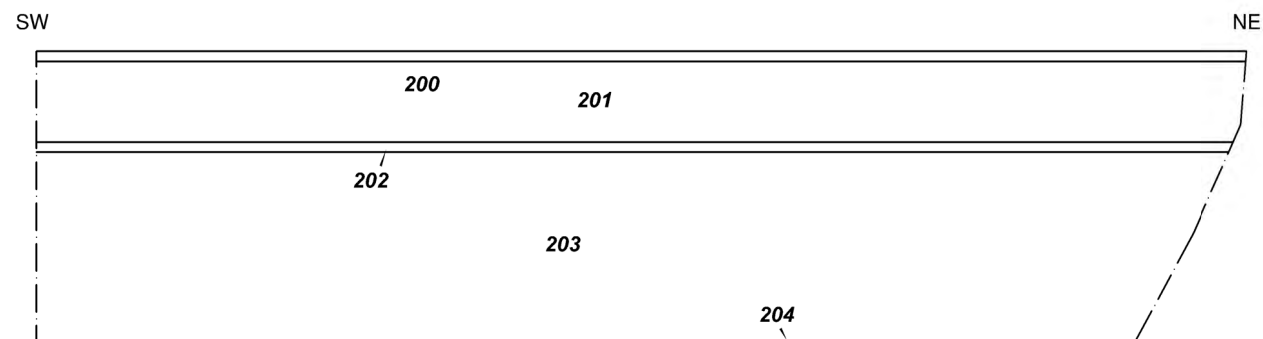


Figure 10: Position of trial pits superimposed on the Ordnance Survey 5'1 mile map of 1851



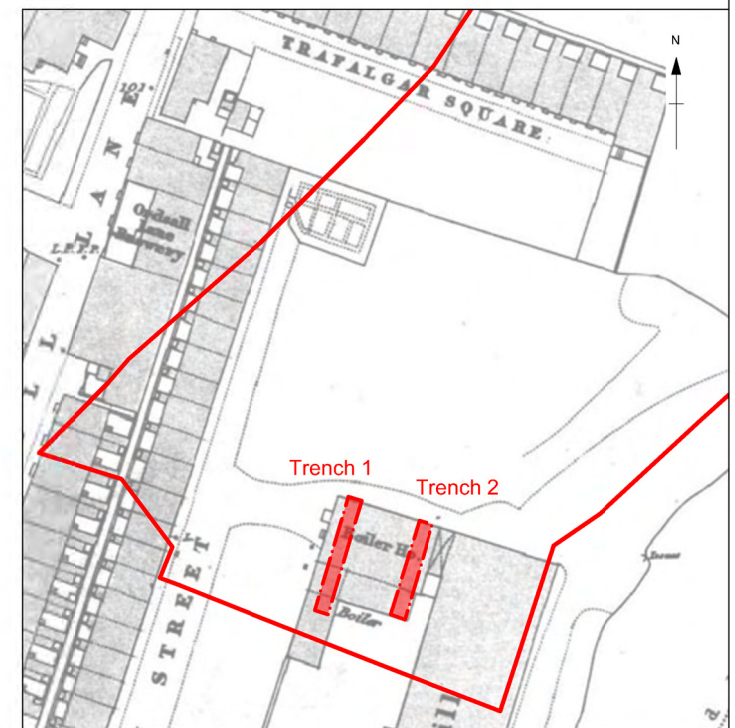
0 2 m
1:75 @ A4

South-east-facing section through Trench 1



0 2 m
1:75 @ A4

South-east-facing section through Trench 2



0 25 m
1:1000 @ A4

Figure 13: Sections through trenches 1 and 2