



**Barnes Hospital,
Cheadle,
Stockport,
Greater Manchester**

**Archaeological Desk-
based Assessment**



Oxford Archaeology North

November 2014

Barnes Village Ltd

Issue No: 2014-15/1579

OA North Job No: L10793

NGR: 385232 388955

Document Title: BARNES HOSPITAL, CHEADLE, STOCKPORT, GREATER MANCHESTER

Document Type: Archaeological Desk-based Assessment

Client: Barnes Village Ltd

Issue Number: 2014-15/1579


OA Job Number: L10793

National Grid Reference: 385232 388955

Prepared by: Ian Miller
Position: Senior Project Manager
Date: November 2014

Signed.....

Approved by: Alan Lupton
Position: Operations Manager
Date: November 2014

Signed.....

Oxford Archaeology North

Mill 3
Moor Lane Mills
Moor Lane
Lancaster
LA1 1GF
t: (0044) 01524 541000
f: (0044) 01524 848606

w: www.oxfordarch.co.uk
e: info@oxfordarch.co.uk

Oxford Archaeology Ltd (2014)

Janus House
Osney Mead
Oxford
OX2 0EA
t: (0044) 01865 263800
f: (0044) 01865 793496

Oxford Archaeological Unit Limited is a Registered Charity No: 285627

Disclaimer:

This document has been prepared for the titled project or named part thereof and should not be relied upon or used for any other project without an independent check being carried out as to its suitability and prior written authority of Oxford Archaeology Ltd being obtained. Oxford Archaeology Ltd accepts no responsibility or liability for the consequences of this document being used for a purpose other than the purposes for which it was commissioned. Any person/party using or relying on the document for such other purposes agrees, and will by such use or reliance be taken to confirm their agreement to indemnify Oxford Archaeology Ltd or all loss or damage resulting therefrom. Oxford Archaeology Ltd accepts no responsibility or liability for this document to any party other than the person/party by whom it was commissioned.

CONTENTS

SUMMARY	2
ACKNOWLEDGEMENTS.....	3
1. INTRODUCTION	4
1.1 Circumstances of Project	4
1.2 Location, Topography and Geology	4
1.3 Statutory Sites	5
2. METHODOLOGY.....	6
2.1 Desk-Based Assessment	8
2.2 Assessment Methodology	7
2.3 Planning Background and Legislative Framework.....	9
3. BACKGROUND	11
3.1 Historical Background	12
3.2 Map Regression Analysis	18
3.3 Site Visit.....	22
3.4 Site Investigations.....	30
4. GAZETTEER OF SITES	32
5. SIGNIFICANCE OF THE REMAINS.....	50
5.1 Introduction.....	50
5.2 Criteria	50
5.3 Significance.....	52
6. LIKELY IMPACT OF DEVELOPMENT	53
6.1 Introduction.....	53
6.2 Impact	53
6.3 Impact Assessment.....	54
7. RECOMMENDATIONS	55
7.1 Introduction.....	55
7.2 Recommendations.....	55
BIBLIOGRAPHY	56
ILLUSTRATIONS	58

SUMMARY

Barnes Village Ltd is presently devising a planning application for the conversion of the former Barnes Hospital, a Grade II listed building situated in the Cheadle area of Greater Manchester (centred at NGR 385232, 388955), together with a residential development on the wider site. In order to facilitate the planning process, Oxford Archaeology North (OA North) was commissioned by Barnes Village Ltd, to carry out an archaeological assessment of the proposal site, in accordance with current government policy. The assessment was intended to provide an informed basis regarding the significance of any buried archaeological remains within the site, and the impact of development upon their significance. The assessment is focused on the sub-surface heritage assets, and has not afforded detailed consideration of the listed building.

Barnes Hospital is the only heritage asset within the site boundary to have statutory designation, although the Cheadle Village Conservation Area lies a short distance to the south-east, and several listed buildings lie within a 500m radius. Amongst the few known sites of archaeological interest within the Site Area is the projected line of the Roman road from Cheadle to Buxton, which takes a course across the north-eastern corner of the Site Area. However, artefacts of prehistoric, Roman, and early medieval date have been discovered within the immediate vicinity of the Site Area, raising the possibility that other buried artefacts of archaeological interest may survive within the site boundary. Any such artefacts or associated remains would merit preservation by record where these will be directly affected by development.

The scope and specification of any archaeological recording would be devised in consultation with the Greater Manchester Archaeological Advisory Service, in their capacity as archaeological advisor to Stockport Metropolitan Borough Council (SMBC). It is likely that any such requirement for archaeological investigation of heritage assets in the Site Area would be secured through a condition attached to planning consent. However, it is anticipated that prior to groundworks for the proposed development a programme of archaeological evaluation by trial trenching will be required. The evaluation is likely to be targeted on those parts of the site that do not appear to have sustained disturbance since the mid-nineteenth century, and include the projected line of the Roman road in the north-eastern part of the site. Should significant remains be found which will be damaged or destroyed by the proposed development, these may require further excavation work to ensure preservation by record.

ACKNOWLEDGEMENTS

Oxford Archaeology North (OA North) would like to thank Phil Kapur for commissioning and supporting the project on behalf of Barnes Village Ltd. 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 Local Studies Unit at Stockport Library, and the County Record Office, for their assistance with the historical research.

The desk-based research and report was compiled by Ian Miller, and the illustrations were produced by Mark Tidmarsh.

1. INTRODUCTION

1.1 CIRCUMSTANCES OF PROJECT

- 1.1.1 Barnes Village Ltd, is presently devising a proposal to redevelop the former Barnes Hospital and its associated grounds in the Cheadle area of Greater Manchester (referred to hereafter as the Site Area). The proposal allows for the refurbishment of the hospital building, which is afforded statutory designation as a Grade II listed building (English Heritage ID 479000), together with the erection of new housing. The new build will comprise housing within the grounds encompassing the hospital building. The proposed construction works will necessitate considerable earth-moving works, which have some potential to damage or destroy buried archaeological remains.
- 1.1.2 In order to facilitate the planning process, Oxford Archaeology North (OA North) was commissioned by Barnes Village Ltd to carry out an assessment of the below-ground archaeological resource within the proposal site, in accordance with current government policy. The principle aim of the assessment was to identify, as far as possible, the nature and significance of the sub-surface archaeological resource within the proposal area, and to establish the impact of 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, which can then be used to inform the planning process. The assessment has not afforded a detailed consideration of Barnes Hospital, which will be a requirement of listed building consent.

1.2 LOCATION, TOPOGRAPHY AND GEOLOGY

- 1.2.1 The study area (centred on NGR 385232, 388955) lies *c* 1km to the north-west of Cheadle town centre, and 4km to the west of Stockport (Fig 1). The area forms part of the county of Greater Manchester, although the boundary with the adjacent county of Cheshire lies a short distance to the south. Barnes Hospital is almost entirely encompassed by major transport routes, with junction 4 of the M60 situated immediately to the south-east, and junction 3 to the south-west. The southern boundary of the site is formed by a railway embankment (Plate 1).
- 1.2.2 The site area occupies land at a height of approximately 44m above Ordnance Datum, and lies between the river Mersey and the Micker Brook. The surrounding ground levels fall northwards and eastwards towards these watercourses.



Plate 1: Recent aerial view of the site area and its environs

1.2.3 The solid geology of the area comprises the Sherwood Sandstone Group, which is overlain by glacial boulder clay (Hall *et al* 1995, 8). The course of the Micker Brook to the east of the site area is associated with a ribbon of alluvium, whilst river terrace gravel deposits lie within the wider valley of the river Mersey to the north. The drift geology to the west and east of the site area is characterised by a tract of fluvio-glacial gravel, together with glacial sand and gravel.

1.3 STATUTORY SITES

1.3.1 Barnes Hospital (Site **01**), situated in the centre of the Site Area, is afforded statutory designation as a Grade II listed building; a full listing description is provided in *Section 4*. The Site Area does not contain any other heritage assets that are afforded statutory protection, such as Scheduled Monuments, nor any Registered Parks and Gardens, although it lies *c* 200m to the north-west of the Cheadle Village Conservation Area (Fig 2).

1.3.2 The Cheadle Village Conservation Area is focused on the parish church of St Mary (Site **13**), a Grade I listed building dating to the early sixteenth century, and Cheadle Green. A diversity of types and period-styles of buildings characterise the core of the conservation area, providing an important contrast to the 'group value' of much of the nineteenth- and twentieth-century terraced housing in the area (SMBC 2006).

2. METHODOLOGY

2.1 DESK-BASED ASSESSMENT

2.1.1 The archaeological assessment has focused on the site of the proposed development, referred to hereafter as 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 Site Area;
- **Stockport Historic Environment Database (SHED):** this GIS database holds data on the historic environment for the borough of Stockport, including listed buildings;
- **Cheshire County Record Office (CRO), Chester:** holds an extensive series of mapping for the Stockport area, as well as a collection of secondary sources about the town and its suburbs;
- **Greater Manchester Record Office, Manchester (GMRO):** the catalogue of the Greater Manchester Record Office was searched for information relating to the Site Area, and relevant data was incorporated into the report;
- **Archives and Local Studies, Stockport Library (SL):** the catalogue of the Archives and Local Studies section of Stockport Library was searched for information relating to the Site Area;
- **Oxford Archaeology North:** OA North has an extensive archive of secondary sources relevant to the Site Area, incorporating both published work and unpublished client reports.

2.1.2 All archaeological sites in the Site Area and within a radius of 500m have been included in the Site Gazetteer (*Section 4*; Fig 2).

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.

2.2.4 Table 1 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	Conservation Areas, Registered Parks and Gardens (Statutory Designated Sites), Grade II Listed Buildings	Avoidance recommended
County	Sites and Monuments Record / Historic Environment Record	Avoidance not envisaged
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 1: Criteria used to determine Importance of Sites

- 2.2.5 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 2.

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 2: Criteria used to determine Scale of Impact

- 2.2.6 The interaction of the scale of impact (Table 2) and the importance of the archaeological site (Table 1) produce the impact significance. This may be calculated by using the matrix shown in Table 3:

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 3: Impact Significance Matrix

- 2.2.7 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.

- 2.2.8 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 4: 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*).

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 5 below. Key sites are summarised in the Gazetteer of Sites (*Section 4*), with numbers given in brackets.

Period	Date Range
Palaeolithic	30,000 – 10,000 BC
Mesolithic	10,000 – 3,500 BC
Neolithic	3,500 – 2,200 BC
Bronze Age	2,200 – 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 – 1901
Modern	Post-1901

Table 5: Summary of British archaeological periods and date ranges

- 3.1.2 **Prehistoric period:** the evidence for prehistoric activity in the North West is often sporadic and based largely on chance finds, but this evidence does point to settlement and other activity being concentrated on sands and gravels, particularly close to watercourses or wetlands, rather than on the heavier more impermeable boulder clays which form the superficial geology of much of the region. This general pattern is found within the area of the modern Metropolitan Borough of Stockport, where the distribution of stray finds suggests a concentration of activity along, or close to, the valleys of the Mersey, the Tame and the Goyt (Arrowsmith 1997, 10-13).
- 3.1.3 The earliest firm evidence for human activity in the Cheadle area dates from the Neolithic period, and is represented by chance finds. These include two polished stone axes, one found in Cheadle, and the second at nearby Gatley (Arrowsmith 1997, 11). In addition, three Bronze Age ceramic urns were also found in Cheadle, during the excavation of foundations for new houses off Massie Street in 1872 (*ibid*).
- 3.1.4 More recently, a fragment of worked flint of a probable Neolithic or Mesolithic date was recovered from an archaeological excavation of the former Cheadle Bleach Works (Site **36**), situated a short distance to the east of Barnes Hospital (OA North 2008), raising the possibility that further buried artefacts of prehistoric date may survive in the Site Area.

- 3.1.5 There is no firm evidence of settlement during the Iron Age in the Cheadle area; the nearest known settlement of an Iron Age date in the borough is recorded at Mellor (GMAU 2009, 13). However, the strategic location of the Site Area, occupying an elevated position overlooking the confluence of the rivers, may have been recognised as a favourable location for prehistoric settlement. Indeed, some parallels may be drawn between the topographic trends of the Site Area and Iron Age settlement sites in the wider region, such as Castlesteads in Bury (Fletcher 1986), Barton Road Promontory in Salford, and at Great Woollen Hall near Urmston (Neve 1999, 48-63). It is perhaps of note that the existence of the two latter sites were only discovered through archaeological investigation rather than through historical sources.
- 3.1.6 **Roman period:** whilst there are tantalising indications of Cheadle having been a focus for Roman activity in the area, firm evidence is lacking and represents an archaeological research objective of high local importance. Physical remains dating to this period comprise clusters of Roman finds that have been discovered in the immediate vicinity of Barnes Hospital. In particular, two Roman coins were found in 1972 at Red Rocks (Site 06), on the west bank of the Micker Brook. The coins are thought to have dated to the fourth century, and were probably issues of Constantius II. Another two coins were found a short distance to the north-east (Site 08) in 1981. These findspots lie close to a shallow point on the Micker Brook, raising the possibility that this had been an ancient ford, or crossing point, adjacent to the projected line of the Roman road (Site 05). Another Roman coin was discovered to the south of the Barnes Hospital in 1948 (Site 04); this coin was dated to the reign of Galerius (AD 305-11). In addition, three coins were recovered from a building site at the corner of Massie Street and High Street in Cheadle in 1939 (Site 07).
- 3.1.7 There is also some indication that Cheadle lies on the route of a Roman road to Buxton (Site 05). The existence of this road was inferred in the nineteenth century from 'Street Lane', which is known presently as Cheadle Road. Some weight to this interpretation was provided by the discovery in the 1880s of a surface composed of compacted gravel. The surface was discovered on Ack Lane East in Bramhall, situated to the south-east of Cheadle, and on the same alignment as Cheadle Road. Further to the south-east, recent excavation at Walnut Tree Farm in Woodford revealed another section of a gravel road, which had a width of 7.5m and a cambered surface, typical of Roman construction. In addition, it is possible that a second Roman road (Site 10), running south of the Mersey and perhaps linking with the Manchester to Chester Road, also passed through Cheadle (Arrowsmith 1997, 15).
- 3.1.8 In 2005, two sherds of pottery that were identified provisionally as being of a Roman date were recovered from an archaeological evaluation of land to the rear of the White Hart pub in Cheadle (Site 11). Whilst the evaluation did not provide any direct evidence for Roman activity in the area, it was concluded that the site may have been used as agricultural land since the Roman period (GMAU 2005, 13).
- 3.1.9 The distribution of these chance finds, and their proximity to Barnes Hospital, raises the possibility that Roman artefacts or other remains may survive within the boundary of the Site Area.

- 3.1.10 **Early Medieval Period:** evidence for early medieval activity in north-west England is sparse, perhaps reflecting constant invasion by the Danes after AD 870 (Thomson 1967). Similarly, the character of occupation in Cheadle following the collapse of formal Roman administration in the early fifth century remains entirely obscure, although it has been suggested that St Chad preached in the area during the seventh century (Clarke 1972, 1).
- 3.1.11 Physical remains from this period are best represented in Cheadle by fragments of at least two stone crosses (Site **03**) that were discovered in the immediate vicinity of the Site Area; one of the fragments is displayed currently in a glass case in St Mary's Church Cheadle. There are conflicting accounts of the circumstances of the discovery of the cross fragments. Earwaker (1878, 185) attributes the discovery to some workmen who were excavating a large brickfield (Site **02**) opposite Barnes Convalescent Hospital (Site **01**) in 1875 and unearthed the remains of one, if not more, stone crosses at a shallow depth. Having left the fragments lying on the ground, they were recovered by Dr Bangay of Cheadle, who removed them to his house. Earwaker locates the field in which the cross fragments were unearthed as that marked 'Brickfield' No 54 on the 1872 Ordnance Survey map (Bailey 2011).
- 3.1.12 Moss (1894, 7-8) described the site of discovery as 'the corner of a field perhaps 300 yards west or slightly to the north of west of the tower of the church and on the opposite high bank of the little river'. Moss, however, was less positive about Dr Bangay's involvement, asserting that the stones had first been recognised by 'the well-known local antiquary, Mr Bailey, who made them out to be two crosses' and that Bangay had subsequently paid the men and removed the more complete cross; 'the other and much older cross was imperfect; it also was taken away with what was probably an upright stone shaft' (quoted in Bailey 2011).
- 3.1.13 A further account suggests that the cross fragments were discovered during the construction of the Barnes Hospital in 1875. This area became known subsequently as 'Chedle', a corruption of Chad Hill (Squire 1976, 1).
- 3.1.14 The cross in St Mary's Church is thought to date to the later part of the tenth or eleventh century, although it could possibly be even earlier, and may indicate the former presence of an Anglo-Saxon church. Only the top half of the cross survives, which comprises fan-shaped arms, central bars, and a carved shaft (Redhead and Miller 2014).
- 3.1.15 Thus, the possibility that the Site Area contains buried remains dating to the early medieval period cannot be discounted. In particular, based on previous discoveries in the immediate vicinity, fragments of stone crosses may survive as buried remains.

- 3.1.16 **Medieval Period:** Cheadle is recorded in the Domesday Survey of 1086 as 'Cedde', which may be translated as 'clearing in a wood'. The detail of the survey indicates that there were only about ten households in the area. It was held by Gamel, a free Saxon under Hugh d'Avranches, First Earl of Chester; it was about three miles long and half as wide, containing both wooded and open land, with areas enclosed for hunting purposes.
- 3.1.17 By the mid-twelfth century, the manor of Cheadle was held by a family of that name. By June 1294, Geoffrey de Chedle was lord of the manor, which was valued at about £20 per annum. A church of wooden construction is thought to have been built by that date, on the site on High Street occupied currently by St Mary's Church (Clarke 1972, 5). The estate passed to Matilda de Chedle in the early 1320s, who held it until her death in 1326 (Squire 1976, 1). As there were no male heirs the manor, it was divided between her daughters, Clemence and Agnes. Agnes inherited the northern half (which would later become the modern-day Cheadle), and Clemence inherited the southern half (latterly Cheadle Hulme). The two areas became known as 'Chedle Bulkeley' and 'Chedle Holme' respectively.
- 3.1.18 The manor was situated in the Hundred of Macclesfield, and comprised the townships of Cheadle Bulkeley, Cheadle Moseley, and Handforth, incorporating a cumulative total of 6230 acres; the township of Cheadle Bulkeley comprised 2100 acres, whilst Cheadle Moseley occupied 2350 acres (Bagshaw 1850, 168). The medieval economy was based firmly on agriculture, and particularly the raising of beef and dairy cattle, and other livestock including sheep, pigs and poultry (Hilton nd, 127). The earliest reference to a corn mill in Cheadle is provided by a charter dated c 1185-1200 (Barraclough 1957, 31). The location of the twelfth-century mill is not entirely certain, although it is believed to have occupied the same site as the later Higher Mill (Arrowsmith 1997, 55). Cheadle Lower Mill was the manorial mill of Cheadle Bulkeley; Lower Mill was 'doubtless on the site of the old mill of the Bulkeley's mentioned in 1349 as being worth 13s 4d per annum' (Moss 1970, 139-40). Whilst this mill was almost certainly situated on the Micker Brook in the immediate vicinity of the present study area, its exact location remains uncertain. The recent excavation of the Cheadle Bleach Works (Site 36) revealed structural remains that could be identified firmly with the documented post-medieval corn mill, although no evidence for its medieval predecessor was encountered (OA North 2008).
- 3.1.19 Physical evidence for medieval activity in close proximity to the study area is provided by a bronze ring of a probable fourteenth-century date (Site 12), which was discovered in a field on the west side of the Micker Brook at the end of Mill Lane in 1980, and a sherd of medieval pottery recovered from an archaeological excavation to the rear of the White Hart in 2005 (UMAU 2005). Other known archaeological sites of medieval origin within a 500m radius of the Site Area include a sundial (Site 19) situated to the north-east of St Mary's Church, which may have originated as a medieval stone cross shaft. In addition, ridge and furrow marks can be seen in a field immediately to the south-east of the Site Area on aerial views (Site 41). Whilst the ridge and furrow cannot be dated firmly, it could potentially be of later medieval date.

- 3.1.20 **Post-medieval and Industrial Period:** at the beginning of the post-medieval period, the general area remained sparsely populated with isolated halls and farmsteads. Only part of the land was cultivated, the rest mostly moor land, swamp and thicket (Wharfe 1974, 28). Large areas continued to be held as forest, including potentially good agricultural land. The wetlands of the region were for the most part undrained and uncolonised, the land lay unenclosed and settled by only seasonally occupied houses or huts (McNeil and Newman 2004, 4). The main characteristics of the region during this time were undeveloped wastelands and expansion of settlement into them (*ibid*).
- 3.1.21 The economy of Cheadle continued to be based largely on agriculture through the post-medieval period, although handloom silk weaving emerged as an important industry locally during the eighteenth century (Hilton nd, 129). The parish church of St Mary was largely erected during the early sixteenth century, although it is known to have been situated on a medieval site. The church was largely rebuilt in 1813-17, with only the chancel from the medieval church surviving (Chivers 1993, 3).
- 3.1.22 After the death of James Viscount Bulkeley, the manor was sold under an Act of Parliament in 1756 to the Rev Thomas Egerton and, in 1806, it was conveyed to John Worthington (Pigot and Co 1828, 13-4). Burdett's *Map of Cheshire*, published in 1777, shows that Cheadle was the second largest settlement in the borough after Stockport (*Section 3.2.1*). The detail of the map appears to show a pattern of settlement based largely on scattered farmhouses and hamlets (Arrowsmith 1997).
- 3.1.23 A significant alteration to the landscape in the vicinity of the Site Area during the nineteenth century was construction of the railway. This line was opened in 1862, taking a route along the southern boundary of the Site Area. A private siding was laid subsequently to serve Barnes Hospital.
- 3.1.24 **Barnes Convalescent Hospital:** during the mid-nineteenth century, there was a growing realisation amongst healthcare professional that there was a need to provide patients with convalescent homes where they could recover after being discharged from hospital. In 1860, Joseph Adshead, a member of the board of the Manchester Royal Infirmary, presented a strong case to the Manchester Statistical Society 'for the establishment of a convalescent hospital for Manchester and its surrounding district'. Adshead argued that a convalescent home some distance away from the pollution of the city would help patients to recover quickly, and also increase the number who could be treated at the Infirmary by enabling patients to be discharged sooner.
- 3.1.25 Adshead's recommendation was taken up by the Trustees of the Manchester Royal Infirmary and, in 1865, Cheadle was chosen as the ideal location for a new convalescent home. A plot of approximately 46 acres near Cheadle Lower Mill was purchased from the trustees of Sir L Bamford Hesketh, with the financial assistance of Robert Barnes. The hospital was designed by Lawrence Booth, a Manchester-based architect, and the foundation stone was laid on 29 July 1871 by Hugh Birley MP.

- 3.1.26 During the construction programme, a railway siding was laid for use by the contractors. During the construction of this line, a bed of natural fine clay was exposed. The large Gothic building finally opened in October 1875 at a total cost of £52,800, of which Robert Barnes had contributed £26,000 (Simmonds 1993, 2). A photograph of the hospital shortly after it had been completed was printed in *Manchester Faces and Places* in 1889 (Plate 2).

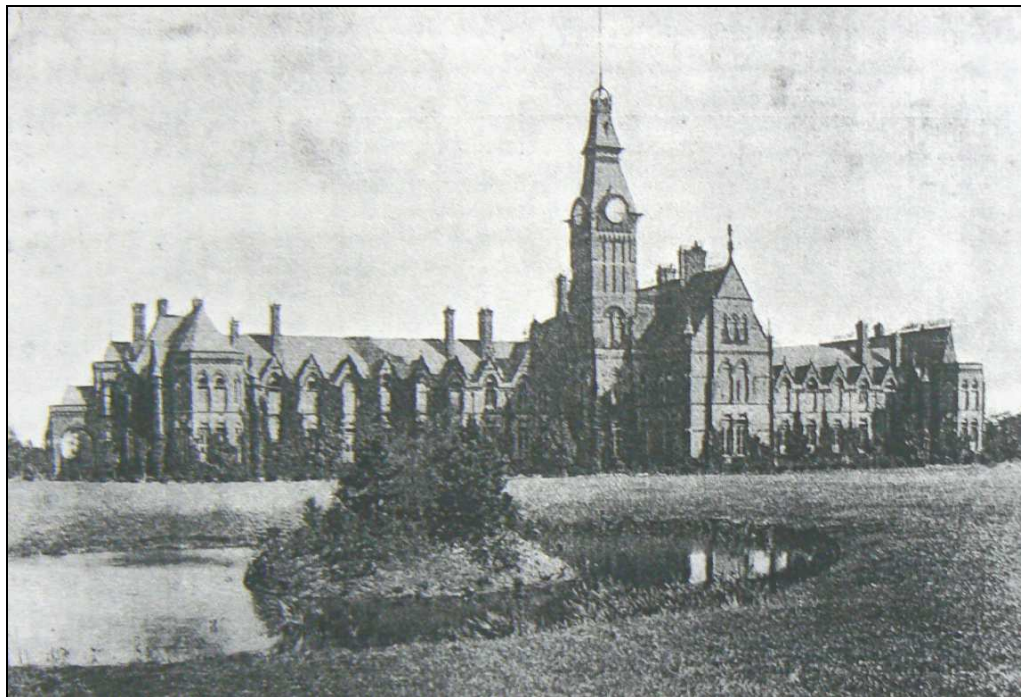


Plate 2: Photograph of the front (south-east-facing elevation) of Barnes Convalescent Hospital published in 'Manchester Faces and Places', 1889

- 3.1.27 The appearance of many of the early convalescent homes different little from general hospitals of the period. The Barnes Hospital, however, was one of the first to be designed specifically for convalescents, and were better equipped to meet the needs of different stages of recuperation. It was built on a cruciform plan, with a central block containing the hospital's offices. Recent admissions were kept under observation in large wards, and smaller three-bed wards were provided for patients who had regained health and strength. Patients were encouraged to spend time outdoors, and the hospital grounds were tastefully laid out for their use. More than 1,600 patients were received at the hospital each year by the end of the nineteenth century, with a daily average of about 130 convalescents.
- 3.1.28 An account published by JG Hammond in 1898 noted that 'the Home occupies a pleasant situation in its own grounds at Cheadle...the estate comprising about 46 acres of land, part of which, in close proximity to the building, has been tastefully laid out for the use and benefit of the patients, while the remainder is pasture land, and is let for farming purposes' (quoted in Simmonds 1993). The interior of the hospital contained an impressive winter gardens (Plate 3).

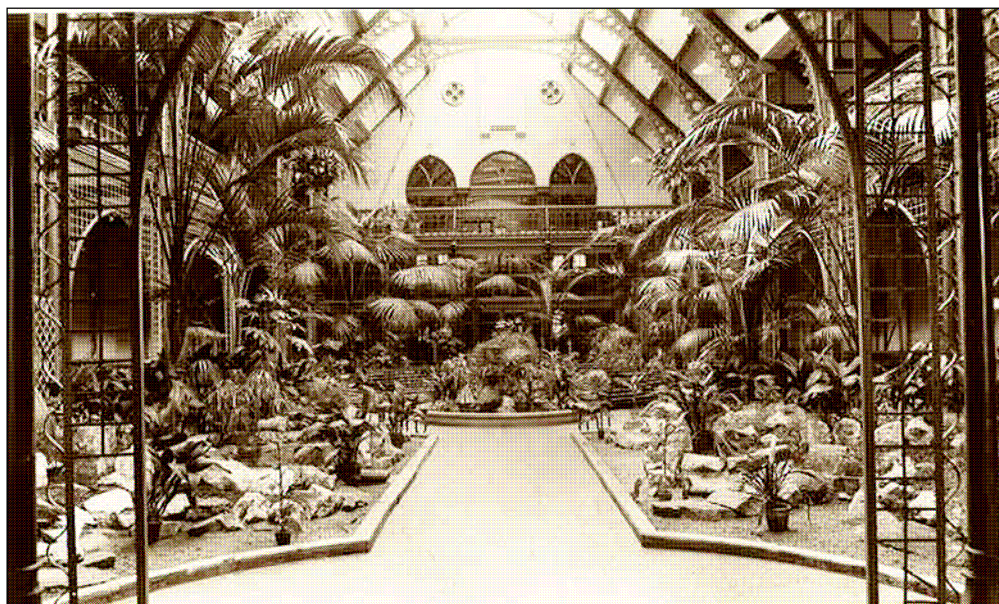


Plate 3: The winter gardens in Barnes Hospital

- 3.1.29 The hospital was used as a convalescent home for wounded soldiers during the First World War, and thereafter as a relief hospital for medical and surgical patients at Manchester Royal Infirmary. During the Second World War, the hospital was used as a convalescent home for wounded soldiers.
- 3.1.30 The hospital closed in September 1999, and in the same year it was afforded statutory designation as a Grade II listed building. The site was sold in 2001 (*Stockport Express*, 28 February 2001), and was owned for several years by Realty Estates (*Stockport Express*, 4 December 2002). It was purchased subsequently by Benmore, an Irish property development group, which proposed a residential development around the hospital building. However, these plans did not materialise, and the empty building was allowed to deteriorate (Plate 4).



Plate 4: The front elevation of the Barnes Hospital in 2008 by Mike Peel (www.mikepeel.net)

3.2 MAP REGRESSION ANALYSIS

- 3.2.1 **Early mapping:** there are several eighteenth-century maps of Cheshire that annotate Cheadle, including Burdett's *Map of Cheshire* of 1771 (Plate 5), and John Cary's *Map of Cheshire* of 1789. Whilst these maps were all produced at a small-scale, precluding the identification of individual buildings, it is nevertheless clear that Cheadle was an established settlement. The Site Area, however, is shown to have been entirely undeveloped, suggesting that any use of the site was limited to agricultural purposes.

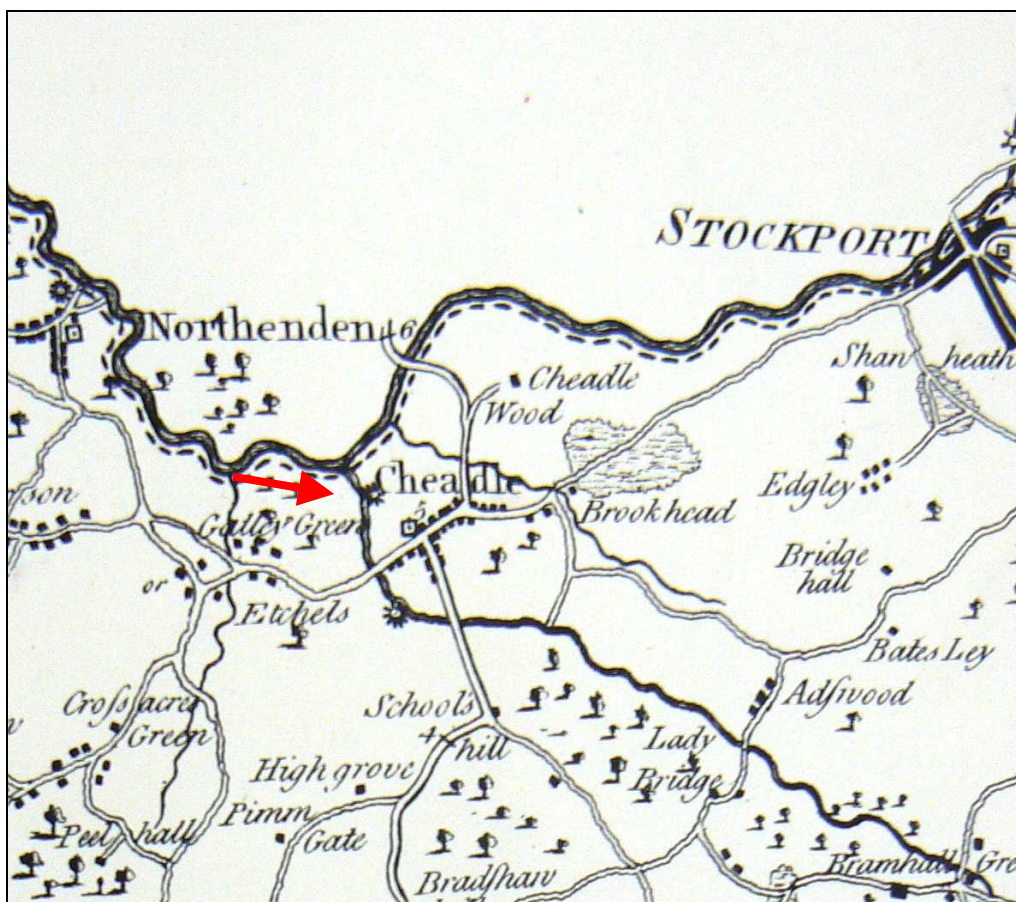


Plate 5: Extract from Burdett's 'Map of Cheshire' of 1771, with arrow marking the approximate location of the Site Area

- 3.2.2 The Site Area is similarly depicted as entirely undeveloped on Greenwood's 'Map of the County Palatine of Chester' of 1819 (Plate 6), and Bryant's 'Map of the County Palatine of Chester' of 1831 (Plate 7). As with the earlier available mapping for the site, both of these maps were produced at a scale too small to elucidate any additional information, although Bryant's map does show a minor road or trackway to have been established along the western boundary of the Site Area, perhaps signalling the initial development of the area.

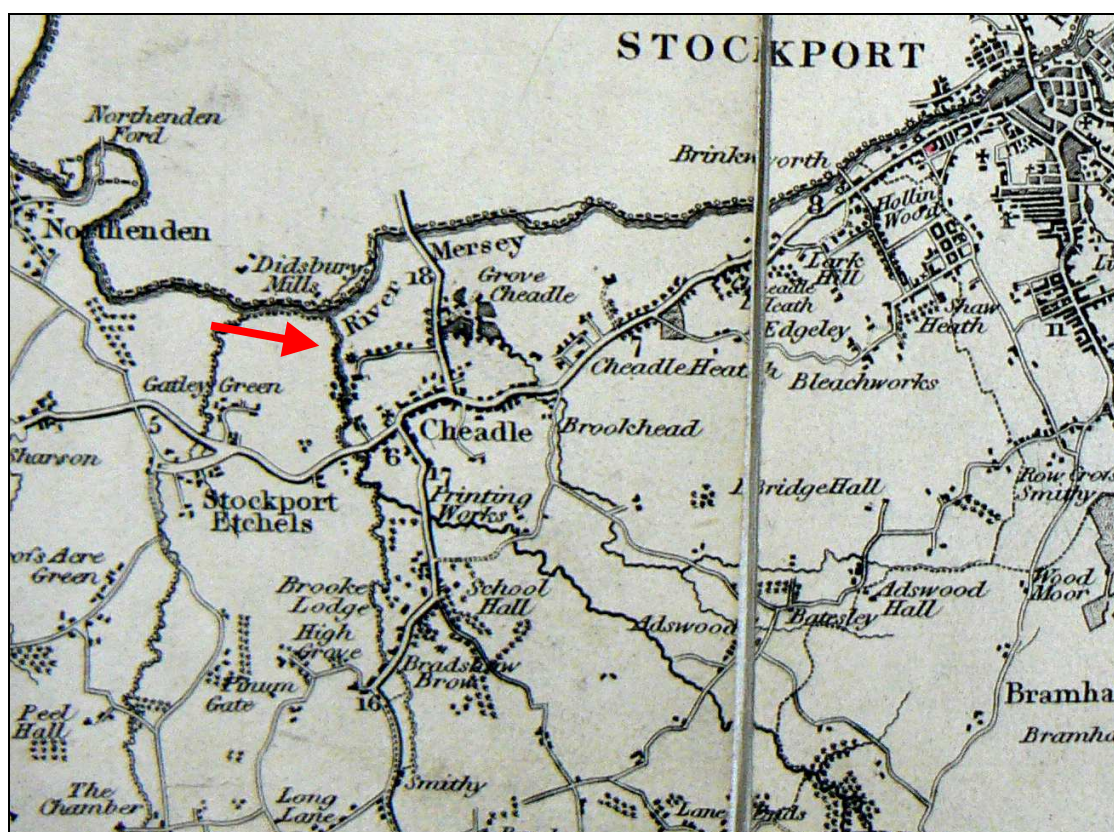


Plate 6: Extract from Greenwood's 'Map of the County Palatine of Chester' of 1819, with arrow marking the approximate location of the Site Area



Plate 7: Extract from Bryant's 'Map of the County Palatine of Chester' of 1831, with arrow marking the approximate location of the Site Area

3.2.3 Tithe Map, 1839 (Fig 3): the earliest detailed plan of the Site Area is provided by the Stockport Etchells tithe map (EDT/371/2), which was surveyed in 1839 (Fig 3). This shows the Site Area to have comprised enclosed fields, together with some negative features that may have derived from clay extraction. These all lie adjacent to a minor road or track, which may well have been established to serve the extraction pits. Entries in the tithe apportionment (EDT/371/1) indicate that the owners of land in the Site Area were Lloyd Hesketh Bamford Hesketh and James Leigh, and the fields were used for arable and pasture agriculture (Table 6). A plot (29) to the east of the Site Area is referred to as 'Brick Kiln Field' (Site 29), providing a rationale for the clay extraction pits. Two adjacent plots (57 and 58) situated to the south of the Site Area are referred to as 'Cross Field' (Site 03), and numerous other plots have 'croft' in their name, suggesting an association with the bleaching of textile goods.

Plot No	Plot Name	Description
16	Lower Dunnisher	Arable, five acres, occupied by James Booth
18	Nearer Lower Dunnisher	Pasture, six acres, occupied by Timothy Booth
19	Further Lower Dunnisher	Arable, seven acres, occupied by Timothy Booth
23	Higher Dunnisher	Pasture, six acres, occupied by Timothy Booth
24	Baileys Meadow	Meadow, four acres, occupied by Timothy Booth
25	Upper Dunnisher	Arable, three acres, occupied by James Leigh

Table 6: Details of the plots in the Site Area taken from the tithe apportionment (EDT 371/1)

3.2.4 Ordnance Survey 25" to 1 mile, 1872 (Fig 4): the Ordnance Survey map of 1872 shows considerable changes to the Site Area. In particular, the Barnes Convalescent Hospital (Site 01) is shown to have been erected, necessitating the removal of a field boundary that separated plots 23 and 24 on the tithe map. The field forming the north-eastern boundary of the Site Area is annotated as an archery ground, and a track is marked across the south-eastern corner. The Ordnance Survey map also shows that the railway had been constructed along the southern boundary of the Site Area. The Ordnance Survey first edition 6" map of 1880 provides the same detail as the 1872 map.

3.2.5 Ordnance Survey 25" to 1 mile, 1898 (Fig 5): the second edition series of Ordnance Survey mapping, published at 25": 1 mile in 1898, indicates considerable development of the hospital site. Whilst the footprint of the building depicted on the earlier maps appears unaltered, except for the addition of a glass roof over the enclosed central courtyard, and two small structures adjacent to the north-east corner of the hospital, the grounds have evidently been subject to landscaping, including planted woodland and formal paths. A new entrance drive approaching the hospital from the west, together with several greenhouses, a probable entrance lodge and ancillary structures (Site 45), are also shown to have been built. A second drive heads south-westwards, but seemingly terminates at the railway line along the southern boundary of the Site Area. This passes between a small building (Site 44) and a pond (Site 42) to the south-west of the hospital, presumably intended as a garden feature. A rectangular plot is also shown immediately to the north-east of the pond.

- 3.2.6 Considerable effort had been expended on creating a garden to the north of the hospital. This included two plots of mixed woodland and associated formal paths, and two large rectangular features immediately to the north of the hospital. These were almost certainly garden features, although their precise nature is a little unclear.
- 3.2.7 **Ordnance Survey second edition 25":1 mile, 1910 (Fig 6):** the next edition of Ordnance Survey 25": 1 mile mapping, published in 1910, shows the layout of the hospital building and its grounds as unchanged.
- 3.2.8 **Ordnance Survey third edition 25":1 mile, 1922 (Fig 7):** very few changes to the layout of the Site Area are depicted on this edition of mapping. However, it is of note that the southern edge of the large feature immediately to the north of the hospital is shown to have been terraced into the natural slope, suggesting that any buried archaeological remains in this area are likely to have been destroyed.
- 3.2.9 **Ordnance Survey 25":1 mile, 1934 (Fig 8):** this map again shows the Site Area as largely unaltered relative to the 1922 map. The two small structures adjacent to the north-east corner of the hospital are annotated as a mortuary, and two small conservatories appears to have been added to each end of the south elevation of the hospital. A rectangular plot immediately to the south-west of the hospital is annotated as a bowling green.
- 3.2.10 **Ordnance Survey, 1:1250 map, 1962-7 (Fig 9):** the Ordnance Survey map of 1962-7 again shows only minor changes to the layout of the Site Area. The bowling green is no longer marked, although a tennis court had been established to the west of the pond, subsuming a small rectangular building that had occupied the site in the 1890s. A significant change to the local area was the completion of Kingsway, which opened to traffic in 1956.
- 3.2.11 **Ordnance Survey, 1:1250 map, 1976 (Fig 10)** the Ordnance Survey map of 1976 shows some considerable changes to the layout of the Site Area and its immediate environs. In particular, in 1974, the M63 motorway was opened. This took a route along the northern boundary of the Site Area, whilst the slip roads from Kingsway subsumed the main drive to Barnes Hospital and necessitated the demolition of the lodge and greenhouses at the entrance (Site 45). The current access route to the site was built at this time as a replacement. Two new large greenhouses were erected between the tennis court and the new entrance drive.
- 3.2.12 The map of 1976 also shows the footprint of the hospital to have been effectively doubled with the addition of a large building immediately to the south; this extension was not actually opened until July 1979. Smaller buildings, including a pump house (Site 43), are also shown to have been erected on the terraced plot immediately to the north of the hospital. A new mortuary also appears to have been established to the east of the hospital, and the land forming the northern part of the Site Area is marked as a playing field, together with a small pavilion. All these later additions, with the exception of the pump house (Site 43), have since been demolished.

3.3 SITE VISIT

- 3.3.1 The Site Area was visited to relate the past landscape and surroundings to that of the present, and attempt to establish which parts of the site have any potential to retain buried archaeological remains *in-situ* (Fig 11). Additional information on the sites of significance and an understanding of the potential environmental effects has been added to the Site Gazetteer (*Section 4, below*), where appropriate.
- 3.3.2 As may be anticipated, the Site Area is dominated by Barnes Hospital, which occupies the top of a low hill (Plates 8 and 9). Whilst this location would have originally overlooked the confluence of the Micker Brook with the River Mersey, this view has been obscured by the modern transport routes that encompass the Site Area. Nevertheless, the natural slope down to the low-lying northern part of the Site Area is clearly apparent.
- 3.3.3 The entrance drive from Kingsway, established during the 1950s, is a tarmac road that is lined with coniferous trees, and is of little historic or archaeological interest (Plate 10). It leads to an area of modern surfacing at the western end of the hospital. Whilst the motorway slip road lies immediately beyond the site boundary at this location, the ground level in the Site Area does not appear to have been reduced or altered greatly.
- 3.3.4 The south-western part of the Site Area is characterised by abandoned hard-standing and scrub vegetation (Plate 11). Whilst this part of the site does retain the remains of modern surfacing, the ground level does not appear to have been reduced, raising the possibility that any buried archaeological remains may remain *in-situ*.
- 3.3.5 The former drive heading south-west from the hospital, first depicted on the Ordnance Survey map of 1898 (Fig 5) survives as a tarmac surface (Plate 12). Land on both sides of the drive at its south-western end is dominated by small trees and dense scrub vegetation. The pond (Site 42) that is first depicted on the Ordnance Survey map of 1898 survives *in-situ*, albeit overgrown with scrub vegetation (Plate 13).
- 3.3.6 Land immediately to the south of the hospital comprises tarmac surfacing and compacted rubble derived from the demolished late twentieth-century building (Plate 14). It seems probable that the construction of this building will have damaged or destroyed any buried archaeological remains in this part of the Site Area. This is reinforced by the results obtained from borehole samples taken from the area, which indicate that the modern surface comprises made ground to a depth of *c* 1m (*Section 3.4 below*). However, an area along the south-eastern site boundary may have remained undisturbed by the construction of the modern building, offering some archaeological potential (Fig 11).
- 3.3.7 The area immediately to the north, forming the eastern boundary of the Site Area, is dominated by planted woodland (Plate 15). The density of vegetation, and the action of the associated roots, will have had a negative impact on any archaeological deposits in this part of the site.



Plate 8: The front, south-west-facing elevation of Barnes Hospital



Plate 9: View looking north-east across Barnes Hospital from the current entrance to the site



Plate 10: View across the south-western part of the Site Area, showing the modern entrance drive



Plate 11: View across the south-western corner of the Site Area



Plate 12: View looking south-west along the former drive between the pond (Site 42) and the tennis court that subsumed an earlier building (Site 44)



Plate 13: The pond (Site 42)



Plate 14: Land to the south of the hospital building



Plate 15: Planted woodland to the east of the hospital building

- 3.3.8 The area immediately to the north of the hospital building has been subject to terracing in the late nineteenth century, and further development in the late twentieth century. This part of the Site Area is at a reduced level, and the current ground surface comprises compacted rubble (Plate 16). The results obtained from borehole samples taken from this area, moreover, have indicated that the natural glacial sand in this location is overlain by a deposit of made ground, which ranges in depth from 0.4-0.9m thick. It is most unlikely that any buried archaeological remains will survive *in-situ* in this area.



Plate 16: The reduced area immediately to the north of the hospital building, looking west

- 3.3.9 The terraced area is enclosed to the north by a tract of planted woodland, which incorporates some limited areas of Japanese knotweed (Fig 11); the knotweed had been cleared recently, and the contaminated soil stockpiled in the north-western corner of the site. Some of the paths shown on nineteenth-century mapping can be discerned in the woodland, and the remains of several, small, late twentieth-century structures survive as foundations. The only extant structures in this part of the site are a brick-built pump house and a steel water tank (Site 43), which date to the second half of the twentieth century (Plate 17); the remains of the pumping mechanism survives inside the pump house. The pump house and water tank are situated within the footprint of the rectangular garden feature that is first depicted on the Ordnance Survey map of 1898 (Fig 5). This feature has clearly been sunken into the natural slope, and its northern edge is revetted with stone (Plate 18).
- 3.3.10 The level of the ground falls gently to the northern part of the Site Area, which largely comprises rough grassland (Plates 19 and 20). There is no easily visible indication for the proposed course of the Roman road (Site 05) as it crosses this low-lying tract, although any low earthworks in this area are likely to be obscured by the ground cover.



Plate 17: The steel water tank and pump house (Site 43)



Plate 18: Stone revetment forming the northern side of the sunken feature



Plate 19: Looking south-east across the northern part of the site area



Plate 20: The north-east corner of the Site Area, looking across the project line of the Roman Road (Site 05) towards the chimney of the former Cheadle Bleach Works (Site 36)

3.4 SITE INVESTIGATIONS

3.4.1 In 2006, a series of 14 borehole samples was taken by Deakin Walton Ltd at locations around the hospital building (Fig 11). The detailed results obtained from this site investigation are presented in a stand-alone report (Deakin Walton Ltd 2006), and are summarised in Table 7. The boreholes indicate that thick deposits of modern made ground survive to depths ranging from 0.4 to 1.9m to the north and south of the hospital building. These overlie thick strata of either boulder clay, glacial lake clay, or glacial sand.

Borehole No	Depth	Description
1	0.0-0.45m 0.45-1.0m 1.0-3.0m 3.0-3.5m 3.5-5.0m	Made ground comprising sand and gravel, brick, concrete, clay Made ground comprising clay, gravel, brick, concrete, ash Stiff reddish-brown boulder clay Reddish brown and grey banded glacial lake clay Medium dense orange brown glacial sand
2	0.0-0.50m 0.50-1.0m 1.0-4.0m 4.0-4.55m 4.55-6.0m	Made ground comprising sand and gravel, brick, concrete, coal Made ground comprising clay, gravel, brick Stiff reddish-brown boulder clay Reddish brown and grey banded glacial lake clay Medium dense orange brown fine and medium glacial sand
3	0.0-0.50m 0.50-1.7m 1.7-4.7m 4.7-8.0m	Made ground comprising gravel, brick, concrete Firm reddish-brown boulder clay Medium dense orange brown fine and medium glacial sand Stiff reddish-brown boulder clay
4	0.0-0.40m 0.40-1.2m 1.2-4.5m	Made ground comprising gravel, brick, clay Firm reddish-brown boulder clay Medium dense orange brown fine and medium glacial sand
5	0.0-0.90m 0.90-3.0m	Made ground comprising gravel, clay, brick, ash, clinker Medium dense orange brown fine and medium glacial sand
6	0.0-0.1m 0.1-0.5m 0.5-3.0m 3.0-5.0m 5.0-5.6m	Brick and concrete fill Made ground, comprising gravelly clay, brick, occasional metal Medium dense orange brown glacial sand Very stiff, reddish-brown boulder clay Reddish brown and grey banded glacial lake clay
7	0.0-0.5m 0.5-3.3m 3.3-5.9m 5.9m	Made ground, comprising sandy gravel and limestone Medium dense orange brown glacial sand Stiff, reddish-brown boulder clay Weak red brown sandstone bedrock
8	0.0-0.5m 0.5-3.2m 3.2-4.5m	Made ground, comprising sandy gravel, limestone, ash, brick Medium dense orange brown glacial sand Stiff, reddish-brown boulder clay
9	0.0-0.30m 0.30-1.5m 1.5-4.5m 4.5-5.0m	Made ground comprising brick and concrete rubble Made ground comprising sandy clay, ash, brick, clinker Stiff reddish-brown boulder clay Reddish brown and grey banded glacial lake clay
10	0.0-1.9m 1.9-6.0m	Made ground comprising sandy clay, brick, ash, sandstone Very stiff reddish-brown boulder clay
11	0.0-1.0m 1.0-5.0m	Made ground, comprising sandy clay, concrete, ash, brick Stiff, reddish-brown boulder clay

Borehole No	Depth	Description
12	0.0-0.45m	Made ground, comprising sandy gravel, concrete
	0.45-2.0m	Firm, reddish-brown sandy gravelly boulder clay
	2.0-8.0m	Stiff, reddish-brown boulder clay
13	0.0-0.45m	Made ground comprising brick and concrete rubble
	0.45-1.0m	Made ground comprising gravelly clay, concrete, ash, brick
	1.0-5.0m	Firm, reddish-brown sandy gravelly boulder clay
14	0.0-0.2m	Made ground comprising brick and concrete rubble
	0.2-1.0m	Made ground comprising gravelly clay, brick, concrete
	1.0-4.0m	Firm, reddish-brown sandy gravelly boulder clay

Table 7: Summary of data recovered from borehole samples (Deakin Walton Ltd 2006)

4. GAZETTEER OF SITES

Site Number	01
Site Name	Barnes Convalescent Hospital
HER Number	13006.1.0
Site Type	Building
Period	Nineteenth century
NGR	385232, 388955
Status	Grade II listed building
Source	HER
Description	<p>The convalescent hospital was built with a gift of £26,000 from Robert Barnes, cotton spinner and mayor of Manchester in 1851, to Manchester Royal Infirmary. Plans for the building were drawn up by Lawrence Booth of Manchester. Foundation stone was laid in 1871, and the hospital opened in 1875. Built in Gothic style with tower and spire. Alterations in <i>c</i> 1893 by Pennington & Bridgen, and <i>c</i> 1939-45 by Thomas Worthington & Son, both of Manchester. Recreation room and chapel added in the mid- and late twentieth century, with further additions to the south in <i>c</i> 1972.</p> <p>French Gothic Revival style. Red brick, with blue brick, ashlar and terracotta dressings. Welsh slate roofs with decorative ridge tiles and prominent coped stacks. Plinths, sill and impost bands, coped parapets and gables. Mainly original glazing bar windows with tilting top lights, flat headed on the ground floor and with Caernarvon arches above. Pointed arched window openings with enriched surrounds. Cruciform plan with main axis running north-south. Central block containing offices, patient accommodation in east and west side ranges, each ending in a substantial cross wing. North range comprising kitchens, boiler house and services. Twentieth-century recreation room, chapel and dining room are on the east side of this range, on the site of the former winter garden. South range of main block, two storeys plus attics, has coped south gable topped with a figure of an angel. On each side, paired windows on each floor. Mansard roof with cast iron crest, containing gabled dormers. To east, twentieth-century stair enclosure, two storeys. To west, clock tower four stages, with two-stage lantern roof topped with an iron crown. Angle buttresses to the lower stages, pointed arched main doorway, mullioned windows at attic level, louvred openings above, and clock faces on each side. East and west ranges, two storeys, eight bays, have continuous ranges of crocketed gablets to south. Central gabled porches <i>c</i> 1900, flanked on their outer sides by glazed verandahs, covering four-circled round windows. On the north side, shallow projections each with three tall windows divided by buttresses, lighting the axial corridor. Beyond, projecting sanitary blocks, then three smaller windows. East and west cross wings have the patients' entrances with original doors and glazed screens.</p>

To east and west, porte cocheres with round arches, and hipped roofs behind parapets. Cantled projections in the angles on each side. The cantled south ends of the wings have late twentieth-century openings inserted on each floor. North ends have splayed square corner towers with pyramidal roofs behind parapets. North range of main block has a pointed arched arcade to the ground floor, formerly giving access to the winter garden. The mansard roof has an elaborate pyramid-roofed wooden ventilator. Northern service range has a two-storey section abutting the east-west range, with an entrance on the east side. North of this, a lower range, single storey plus attics over a basement. East side has a projecting gabled bay with three lancets, then five windows. Above, two gabled dormers and two massive ridge stacks. At the north end, a single-storey plant room with a flat roof. On the west side, hipped dining room, twentieth century, two storeys plus basement, with the lower stages of a square sanitary block and a cantled stair enclosure. On the west side of the northern range, single storey chapel with flat roof, late twentieth, and single-storey recreation room, mid-twentieth century. These are attached to the main building by a short corridor.

INTERIOR: Corridors, wards and other public rooms have late twentieth century suspended ceilings. Principal entrance has original door and glazed screens. Lobbies on each floor have triple arcades with square piers. Several rooms on each floor of the south range have cornices and nineteenth century four-panel doors with moulded surrounds. Attics have chamfered pointed arched opening under tower. Open well principal staircase, pine, with turned newels and chamfered square balusters. Side ranges have a spinal corridor on each floor, flanked to south by wards and smaller rooms, and to north by sanitary blocks, treatment and service rooms. At the ends, dogleg staircases with square newels and original handrails, the balusters boxed-in. First floor corridors have exposed principal rafters on corbels, and cast iron balustrades to the light wells. On the south side, former day room with arch braced principal rafters. Cross wings have day rooms to south and wards to north, those on the first floor with arch braced principal rafters on corbels, glazed screens and doors. Northern range has lean-to corridor on west side, covering original openings. Open well staircase with panelled balustrade, mid-twentieth century, in the angle adjoining the dining room. Dining room has coved cross beams. Chapel has coved ceiling and square recess at east end. Barnes Hospital is an early example of a convalescent hospital, noteworthy for its size and its architectural distinctiveness.

Assessment

The site forms the central focus of the Site Area, and will be refurbished for residential use as part of the proposed development. The impact on the listed building is addressed in a separate report, and is not afforded any consideration in the present assessment.

Site Number	02
Site Name	Cross Field
HER Number	13049.1.0
Site Type	Anglo-Saxon Cross (Site of)
Period	Late tenth- early eleventh century
NGR	384954, 388405
Status	Non-designated heritage asset
Source	HER
Description	Little Cross Field is documented in 1690, and Cross Fields plots nos 57-8 on Stockport Etchells tithe map, raising possibility that this is the original site of the ancient cross now in Cheadle Church (Site 03).
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	03
Site Name	Cross Field
HER Number	13005.1.0
Site Type	Anglo-Saxon Cross (Site of)
Period	Late tenth- early eleventh century
NGR	384953, 388705
Status	Non-designated heritage asset
Source	HER
Description	The remains of the Anglo-Saxon cross now in Cheadle Church, identified by Dr Bangay of Cheadle and his wife in 1875 from a site a short distance to the south-west of Barnes Hospital. The upper part of a stone shaft was also found. Cross remains may have been dumped here at an unknown date, their original location being elsewhere, possibly at Cross Fields (Site 02). Plotting provided by Derek and Pat Seddon places the location at which the find was made as SJ 8525 8879. Site now covered by modern housing. However, fragments may survive as buried remains within the present study area.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	04
Site Name	Roman Coin
HER Number	13078.1.0
Site Type	Find spot (Site of)
Period	Fourth century
NGR	385236, 388774
Status	Non-designated heritage asset
Source	HER; F Mitchell 1981
Description	Coin of Galerius, c 300 AD, found 1948 by Mr GS Barson, lying on the surface in a field c 220yds south-west of Barnes Hospital, now under the motorway.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	05
Site Name	Projected Roman Road
HER Number	15461.1.0
Site Type	Project Roman road alignment
Period	Roman
NGR	385355, 389078 – 385286, 389155 (within study area)
Status	Non-designated heritage asset
Source	HER; Arrowsmith 1997
Description	Possible line of the Roman road from Cheadle to Buxton. The existence of this road was inferred in the nineteenth century from Street Lane, the former name of Cheadle Road. To the south-east, and on the same approximate alignment as Cheadle Road, an early road was discovered in the 1880s by workmen lowering Ack Lane East in Bramhall. This road was described as being made of compacted gravel approximately 0.5m deep. While this composition is consistent with a Roman construction, its kerbs of single 'large boulders' and its relatively narrow width of roughly 4.5m are perhaps less so. Further to the south-east, however, recent excavation at Walnut Tree Farm in Woodford has revealed a gravel road whose width of 7.5m and cambered surface are in keeping with Roman methods of construction. This road may well be the 'High Street', which in the thirteenth century was recorded in this locality. A continuation of the same straight alignment to the north-west of the exposed road on a direct course to Cheadle village. This alignment lies slightly to the east of both Street Lane and Ack Lane, near which the road may again be evident as an earthwork. Support for this straight alignment may be provided by the discovery in 1887 of a coin of Postumus at Millington Old Hall, in Cheadle Hulme, a site which lies directly on this line.
Assessment	The projected route of the Roman road crosses the north-eastern boundary of the Site Area. Design proposals allow for the creation of playing fields in this area. Earth-moving works in the area may have a negative impact on buried remains of the road.

Site Number	06
Site Name	Roman Coins
HER Number	790.1.0
Site Type	Find spot (Site of)
Period	Roman
NGR	385440, 389100
Status	Non-designated heritage asset
Source	HER; UMAU 2005; Clarke 1972
Description	Two Roman coins found 1972 at 'Red Rocks'; said to date to 4th century and to be probably issues of Constantius II (337-61 AD). NGR based on plotting provided by Derek and Pat Seddon. According to notes made by Frank Mitchell in 1981, the coins were found slightly downstream from 'Red Rocks'.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	07
Site Name	Roman Coins
HER Number	842.1.0
Site Type	Find spot (Site of)
Period	Roman
NGR	385700, 388610
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Three Roman coins found under an old building at the corner of Massie Street and High Street in AD 1939. Viz Antoninianus of Postumus (Rev Moneta Aug), AE Constantine the Great (Rev Sol Invicto Comiti) AI (?) Claudius 2 Gothicus (Rev Genius Exerci). The coins are in the possession of Mr Briscall who found them 1ft below the surface when rebuilding the shop at 71 High Street, Cheadle.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	08
Site Name	Roman Coins
HER Number	13079.1.0
Site Type	Find spot (Site of)
Period	Roman
NGR	385474, 389135
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Two Roman coins found in 1981; an issue of Faustina II (d 176), and coin of fourth-century date. NGR based on plotting provided by Derek and Pat Seddon. According to notes made by Frank Mitchell in 1981, also provided by the Seddons, the coins were found by Mr W Haughton by a path near the confluence of the Micker Brook and Mersey, at a depth of c 3in, and about 100ft apart.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	09
Site Name	Roman Coins
HER Number	13082.1.0
Site Type	Find spot (Site of)
Period	Roman
NGR	385445, 389275
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Two Roman coins. Information provided by Derek and Pat Seddon. No further details given. Possible conflation with Site 06 .
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	10
Site Name	Projected Roman Road
HER Number	14123.1.0
Site Type	Project alignment of Roman road
Period	Roman
NGR	
Status	Crosses Conservation Area
Source	HER; UMAU 2005; Arrowsmith 1997
Description	In late nineteenth century Fletcher Moss reported that 'I am told by those who have seen it, that several feet below the present highroad across Cheadle Heath there is an old paved road, that they supposed to have been Roman'. Road may have been part of a postulated Roman road between Melandra and Cheadle, ultimately joining with the Manchester to Chester Road.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	11
Site Name	Land to rear of White Hart
HER Number	15459.1.0
Site Type	Find spot (Site of)
Period	Roman to Medieval
NGR	385587, 388624
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Two sherds of possible Roman pottery and a single sherd of possible medieval pottery were recovered from the plough soils on this site. Later artefacts were also recovered from the plough soils.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	12
Site Name	Medieval Bronze Ring
HER Number	13080.1.0
Site Type	Find spot (Site of)
Period	Twelfth to sixteenth century
NGR	385405, 388906
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Possible fourteenth century; according to notes made by Frank Mitchell was found in 1980 by metal detectorist W Houghton; find spot described as in a field on the west side of the Micker Brook at the end of Mill Brook, although its findspot has also been plotted as on the south side of Cheadle Bleach Works
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	13
Site Name	Church of St Mary
HER Number	20.1.0
Site Type	Church
Period	Fifteenth century
NGR	387540, 398179
Status	Grade I listed building; Conservation Area
Source	HER
Description	Built in the Perpendicular style at the beginning of the sixteenth century with major restoration of 1875-82, and vestry of 1877. South chapel 1530, nave 1541, tower 1520-40, chancel 1556-8. 3-stage tower, four-light belfry opening with hoodmould, castellated parapet and grotesque gargoyles. In the Honford Chapel there is a chest tomb with two alabaster knights, dating to about 1460. Also a stone recumbent effigy of Sir Thomas Brereton, 1673. Porch is dated 1634; six of the church bells are dated 1749. Cheadle was held by Gamel in 1066 and may have been the site of a Saxon Minster. Every opportunity should be taken to look for evidence of this early site.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	14
Site Name	Crosier Family Chest Tomb
HER Number	20.1.1
Site Type	Grave
Period	Post-medieval
NGR	385630, 388634
Status	Grade II listed building; Conservation Area
Source	HER; UMAU 2005
Description	Chest tomb. Inscribed 'Richard son of Robert Crosier, surgeon at Cheadle 1780, also John his son 1781, also John his son 1789, also Robert Crosier Esq 1827, also Nancy his wife 1825'. Inscribed slab with canted corners rests on diagonally set scrolls.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	15
Site Name	Cheadle Parish Church
HER Number	20.1.2
Site Type	Find spot (Site of)
Period	Iron Age?
NGR	385650, 388610
Status	Conservation Area
Source	HER; UMAU 2005
Description	Two Celtic heads with lentoid eyes, brows and gaping mouths with blocked noses. They have typical Celtic features.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	16
Site Name	Cheadle Parish Church
HER Number	20.1.3
Site Type	Find spot (Site of)
Period	Iron Age?
NGR	385640, 388610
Status	Conservation Area
Source	HER; UMAU 2005
Description	Numerous stone heads built into the walls of the parish church (Site 13). At least four are of some antiquity, and whilst they are undated, they are potentially of prehistoric origin. Also of interest are two carved stone blocks with two Celtic-looking figures with their arms raised, which are set into the lower angles of the church tower.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	17
Site Name	Cheadle Parish Church
HER Number	20.1.4
Site Type	Find spot (Site of)
Period	Iron Age?
NGR	385650, 388620
Status	Conservation Area
Source	HER; UMAU 2005
Description	A head inside the parish church (Site 13). It has a skull-like face with typically Celtic features, carved simply in the Celtic tradition. Whilst undated, it is potentially of prehistoric origin.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	18
Site Name	Cross to South of Parish Church
HER Number	20.2.0
Site Type	Cross Base
Period	Fourteenth Century
NGR	385622, 388599
Status	Conservation Area
Source	HER; UMAU 2005
Description	Cross. Late fourteenth century, restored 'in loving memory of James Cummings MA 1873'. Red sandstone. Square shaft with chamfered corners with bar stops at base. Each face has a small nich with cusped head and continuous hoodmould. The upper stage diminishes and is terminated by a weathering. The top is missing. Moulded square base with copper commemorative plaque.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	19
Site Name	Sundial to East of Parish Church
HER Number	20.3.0
Site Type	Sundial
Period	Medieval
NGR	385649, 388646
Status	Conservation Area
Source	HER; UMAU 2005
Description	Cross shaft, remodelled as a sundial. Stone with copper dial and gnomon. Shaped monolithic base with square housing for shaft, which has chamfered corners which run out towards the bottom.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	20
Site Name	Lychgate
HER Number	20.4.0
Site Type	Stone plinth
Period	Nineteenth century
NGR	385673, 388610
Status	Conservation Area
Source	HER; UMAU 2005
Description	Lychgate. 'Erected in memory of the late Colonel J.H.Deakin..1883'. Ashlar plinth, timber frame and stone slate roof. Three timber posts rise from the weathered stone plinth to carry each of the two gable trusses which have cusped openings. The inscribed wall plates have arched braces. The gates are vertically battened and have cast-iron hinges and spikes along the top. Included for group value.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	21
Site Name	White Hart Hotel
HER Number	14042.1.0
Site Type	Public House
Period	Nineteenth century
NGR	385615, 388587
Status	Conservation Area
Source	HER; UMAU 2005
Description	'White Hart' building depicted on the 1844 tithe map. Named a hotel on the first edition OS map (1872). Comprises two main builds; rendered. Eastern half is three storeys, two bays, double-depth with twin gables on eastern side elevation; windows with square cut surrounds with central mullions; gable stack. Western half is two storeys, with stone sills to windows; tall stack.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	22
Site Name	Toll Bar
HER Number	14043.1.0
Site Type	Toll House (Site of)
Period	Nineteenth century
NGR	385620, 388643
Status	Conservation Area
Source	HER; UMAU 2005
Description	Tollhouse shown on photographs as a single-storey building with a projecting bay towards Gatley Road. Situated on Stockport–Warrington turnpike which was authorised by an Act of Parliament of 1820 and dissolved in 1880.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	23
Site Name	Priest's House
HER Number	13141.1.0
Site Type	Cruck House (Site of)
Period	Nineteenth century
NGR	385603, 388643
Status	Conservation Area
Source	HER; UMAU 2005
Description	Cruck-framed cottage on north side of churchyard of Cheadle parish church; demolished in 1870s. Now part of the churchyard.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	24
Site Name	Linden House
HER Number	14047.1.0.1.0
Site Type	House
Period	Nineteenth century
NGR	385520, 388520
Status	Conservation Area
Source	HER; UMAU 2005
Description	Buildings on location on the Swire & Hutchings 1830 map. Named 'Linden House' on 1st edition OS map (1872). Main range on east is two-storey, three bays, built of handmade brick in Flemish bond, with dentillation to overhanging eaves; three modern commercial frontages installed in ground floor; brick lintels to windows on first floor. Adjoining this range on west is two-storey cottage; rendered, with commercial frontage installed on ground floor; ridge stacks.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	25
Site Name	Greenvale
HER Number	14046.1.0
Site Type	Silk Mill (Site of)
Period	Eighteenth century
NGR	385414, 388550
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Possibly site of water-powered silk mill built in Cheadle in 1771. This was 14 yds (12.7m) long, 7 yds wide inside, and four storeys high; two rooms contained silk throwing machinery, another winding machinery, and a fourth was used for doubling. Small silk mill recorded on present site in mid-nineteenth century is reported to have been converted by 1832 from a water-powered cotton mill. Advertisement for its sale in 1839 shows that it contained both silk-spinning and throwing machines. In 1851 its occupant was described as a silk throwster, with a workforce of 36. Site now occupied by twentieth-century flats and associated car-parking.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	26
Site Name	Greenhall Cottage
HER Number	14045.1.0
Site Type	House
Period	Nineteenth century
NGR	385458, 388491
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Green Hall described by Fletcher Moss as a house of possible early eighteenth-century date. In adjoining yard was a large sculptured stone with a bull's head and coronet, believed to be for Viscount Bulkeley. Present building is large two-storey house.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	27
Site Name	Richmond Hill
HER Number	13011.1.0
Site Type	House (Site of)
Period	Nineteenth century
NGR	385213, 388485
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	Early nineteenth-century house, occupied in 1840 by John Farmer, Manchester linen draper. Demolished c 1941.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	28
Site Name	Milton Cottage
HER Number	13012.1.0
Site Type	House
Period	Eighteenth century
NGR	385209, 388380
Status	Non-designated heritage asset
Source	HER; UMAU 2005
Description	House with mock timber framing with date 1909 but may incorporate earlier house documented in 1780. External fabric of house includes machine-made brick as well as mock timber framing. 'Milton Lodge 1909' on side elevation. Outbuildings to rear along High Grove Road; brick-built; northern one of one storey, southern one of one storey and loft with honeycomb ventilation. Northern section of boundary wall along High Grove Road is of handmade brick with convex stone coping, and must predate the present house.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	29
Site Name	Brick Kiln Field
HER Number	13048.1.0
Site Type	Brick kiln (Site of)
Period	Nineteenth century
NGR	384754, 388936
Status	Non-designated heritage asset
Source	HER
Description	A field shown and named 'Brick Kiln Field' on the tithe map of 1839. Now built over with modern housing, and has thus been destroyed.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	30
Site Name	Railway Viaduct
HER Number	14512.1.0
Site Type	Railway viaduct
Period	Nineteenth century
NGR	385043, 389390
Status	Non-designated heritage asset
Source	HER
Description	Blue Staffordshire brick-built viaduct with single arch span over the river. Eight smaller arches to the south and two to the north. Some stone detailing with moulding over the arches. Arches decrease in size to the south as the ground rises. Part of the LNWR'S 'Styal Line' which opened in 1909.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	31
Site Name	Broad Oak Farm
HER Number	9731.1.0
Site Type	Farmhouse (Site of)
Period	Post-medieval
NGR	385071, 389590
Status	Non-designated heritage asset
Source	HER
Description	A messuage known as 'Broad Oak' with land in Didsbury Moor and Hough Moor in Withington was, in 1576, secured to Thomas Rudd - Broad Oak, VCH says, stood south/south-east of the church, but specifically no distance is mentioned. Appears on the 1st edition OS of 1845 as two irregularly shaped medium sized buildings. The smaller of the two buildings is the same but the larger building has been greatly extended to form a square-shaped building.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	32
Site Name	Didsbury Corn Mill
HER Number	9730.1.0
Site Type	Corn Mill (Site of)
Period	Medieval
NGR	385241, 389439
Status	Non-designated heritage asset
Source	HER
Description	The mill of Didsbury is granted in a charter of <i>c</i> 1260, in which Sir Simon de Gorsill released to Hamo de Trafford and his men of Chorlton with Hardy. Appears on the 1st edition OS 1845 map. Tithe Award for Didsbury, site No. 431 occupied by Mary Booth and owned by the Rev. Robert Morley. The banks of the River Mersey have been re-landscaped and the site cannot be located.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	33
Site Name	Cheadle Station
HER Number	14057.1.0
Site Type	Railway station
Period	Nineteenth century
NGR	385653, 389466
Status	Non-designated heritage asset
Source	HER
Description	Station on the Cheshire Lines Committee's Stockport, Timperley and Altrincham Junction Railway. The line opened in 1865 and the station in early 1866. The station closed in 1964. Now a public house.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	34
Site Name	Holcroft House
HER Number	14054.1.0
Site Type	House (Site of)
Period	Eighteenth century
NGR	385535, 388917
Status	Non-designated heritage asset
Source	HER
Description	Tenement documented in 1733 when known as 'Mow-pan'. Named 'Holcroft House' on the first edition OS map (1872). Site now overgrown with trees. A brick gatepost still stands alongside the lane.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	35
Site Name	Cheadle Lower Mill
HER Number	14118.1.0
Site Type	Corn Mill
Period	Medieval
NGR	385466, 389025
Status	Non-designated heritage asset
Source	HER
Description	Manorial mill of Cheadle Bulkeley. In existence by 1349, and possibly established following the division of the Cheadle manor in 1326. Mill described in 1733 as comprising 'three watertorne milne and milnes the kiln sluices, dam and ware'. In 1784 had five pairs of stones. Steam engine installed by 1856. In 1873, when the mill was sold, the engine was said to be 20hp and water power c 50hp. Mill replaced by early nineteenth century by Cheadle Bleach Works.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	36
Site Name	Cheadle Bleach Works
HER Number	2515.1.0
Site Type	Bleach Works (Site of)
Period	Nineteenth century
NGR	385470, 388999
Status	Non-designated heritage asset
Source	HER; OA North 2008
Description	Marked on the map as a bleach works. This site was in use in 1980s as a chemical works by Messrs Henshaw Bros. Entrance to site is on west, flanked on north by office building. Boiler house situated opposite entrance and adjacent to works chimney. Buildings subject to archaeological recording in 2008, coupled with targeted excavation, prior to a proposed redevelopment of the site.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	37
Site Name	Cheadle Bleach Works
HER Number	2515.1.1
Site Type	Reservoir
Period	Nineteenth century
NGR	385481, 388866
Status	Non-designated heritage asset
Source	HER; OA North 2008
Description	Reservoir depicted on the OS first edition 1872 map.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	38
Site Name	Cheadle Bleach Works
HER Number	2515.1.2
Site Type	Weir and sluice
Period	Nineteenth century
NGR	385472, 388951
Status	Non-designated heritage asset
Source	HER; OA North 2008
Description	A weir and sluice associated with Cheadle Bleach Works.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	39
Site Name	Hartdale House
HER Number	11395.1.0
Site Type	House
Period	Nineteenth century
NGR	385505, 389008
Status	Grade II listed building
Source	HER; OA North 2009
Description	House, now offices, early nineteenth-century date. Of Flemish bond brick with graduated stone slate roof. Three-bay central staircase plan with two-storeys and late nineteenth-century wing to left. Stone plinth and modillion eaves cornice. Central recessed six-panel door with radial semi-elliptical fanlight and fluted Ionic 3/4 columns. Two ground floor sash windows with flat brick arches and stone sills. Hipped roof with side wall stacks. Flat-roofed bay of a similar date to right and two-storey two-bay wing to left. The building was subject to archaeological recording prior to a proposed development.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	40
Site Name	Mill Lane
HER Number	14119.1.0
Site Type	Find Spot
Period	Undated
NGR	385811, 389037
Status	Non-designated heritage asset
Source	HER
Description	Iron spear head, found in 1978 by Walter Houghton of Heald Green, metal detectorist, two or three inches below the surface of Mill Lane, near the Wilmslow Road end.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	41
Site Name	Ridge and Furrow
HER Number	-
Site Type	Earthworks
Period	Medieval/Post-medieval
NGR	385390, 388851
Status	Non-designated heritage asset
Source	HER
Description	Ridge and furrow cultivation marks can be seen on aerial photographs of the field immediately to the south-east of the Site Area.
Assessment	The site lies beyond the Site Area, and will not be directly affected by the proposed scheme.

Site Number	42
Site Name	Barnes Hospital
HER Number	-
Site Type	Pond
Period	Nineteenth century
NGR	385152, 388910
Status	Non-designated heritage asset
Source	Site visit
Description	A pond situated a short distance to the south-west of the hospital building, adjacent to the southern boundary of the Site Area. The pond is first shown on the Ordnance Survey map of 1898, and was presumably created as part of a wider programme of landscaping that was carried out in the late nineteenth century. The pond survives intact, although it surrounded encompassed by scrub vegetation.
Assessment	The pond lies within the boundary of the Site Area. Design proposals allow for the erection of new housing in this part of the site, which will necessitate the infilling of the pond.

Site Number	43
Site Name	Barnes Hospital
HER Number	-
Site Type	Pump House and Water Tank
Period	Twentieth century
NGR	385310, 388985
Status	Non-designated heritage asset
Source	HER
Description	A pump house and associated water tank situated a short distance to the north-east of the hospital building, occupying a location that has been terraced into the natural slope, and is encompassed by vegetation. The structures are first depicted on the Ordnance Survey map of 1976, and their fabric is consistent with a late twentieth-century construction date. The brick-built, single-storey pump house has a flat concrete roof and a large aperture in its north-facing elevation. The building retains <i>in-situ</i> its electric pumps, which are housed on concrete blocks. The adjacent water tank is of steel construction, and lies on concrete foundation blocks. A galvanised ladder attached to the eastern side of the water tank provides access to its top.
Assessment	The pump house and water tank lie within the boundary of the Site Area. Design proposals allow for the erection of new housing in this part of the site, which may necessitate the demolition of the pump house and its associated water tank.

Site Number	44
Site Name	Barnes Hospital
HER Number	-
Site Type	Building (Site of)
Period	Late nineteenth century
NGR	385118, 388917
Status	Non-designated heritage asset
Source	HER
Description	A small rectangular building situated to the south-west of the hospital, and first shown on the Ordnance Survey map of 1898. It lies towards the end of a drive that heads south-west from the hospital, and was perhaps intended as stables. The building was demolished and its site redeveloped as a tennis court between the 1930s and early 1960s, which may have resulted in the complete removal of the building, including any foundations.
Assessment	The footprint of the building lies within the boundary of the Site Area. Design proposals allow for the erection of new housing in this part of the site, which will necessitate earth-moving works.

Site Number	45
Site Name	Barnes Hospital
HER Number	-
Site Type	Building (Site of)
Period	Late nineteenth century
NGR	385061, 388967
Status	Non-designated heritage asset
Source	HER
Description	<p>A group of buildings established around the main entrance drive to the hospital, and first depicted on the Ordnance Survey map of 1898. These building may have included an entrance lodge, several greenhouses, and a long, narrow building that formed the southernmost of the group. Most of the buildings were cleared to allow for the construction of the motorway slip road in the early 1970s, and much of the footprint of the narrow building at the southern end was subsumed by the new entrance drive to the hospital. However, the buried foundations for the southern end of this building may survive in the Site Area.</p>
Assessment	<p>A small part of the footprint of one of these buildings lies within the boundary of the Site Area. Design proposals allow for the erection of new housing in this part of the site, which will necessitate earth-moving works.</p>

5. SIGNIFICANCE OF THE REMAINS

5.1 INTRODUCTION

- 5.1.1 In total, 45 sites of archaeological interest have been identified within a 500m radius of the study area, of which six (Sites **01**, **05**, **42–45**) lie within the boundary of the proposed Site Area (Fig 2). All of the sites within the Site Area date to the nineteenth and twentieth centuries. Barnes Hospital (Site **01**) has statutory designation as a Grade II listed building, although the remainder in the Site Area are undesignated heritage assets. In addition to Barnes Hospital, a Grade I listed building (Site **13**) and two Grade II listed buildings (Sites **13** and **14**) lie within a 500m radius of the Site Area, together with part of the Cheadle Village Conservation Area, although it is unlikely that these designated sites will be affected by the proposed development.

Period	No of sites	Sites
Prehistoric	0	15, 16, 17
Roman	0	04, 05, 06, 07, 08, 09, 10, 11
Early Medieval		02, 03,
Medieval	0	12, 13, 18, 19, 32, 35
Post-medieval	0	14, 31, 41
Industrial	10	01, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 33, 34, 36, 37, 38, 39, 42, 43, 44, 45
Unknown	0	40

Table 8: Number of sites within the wider study area by period

5.2 CRITERIA

- 5.2.1 The Site Area contains one heritage asset with a statutory designation, this being the Barnes Hospital (Site **01**), which is a Grade II Listed Building. For the non-designated heritage assets within the Site Area, significance has been assessed using the Secretary of State's criteria for the Scheduling of Monuments, namely: period, rarity, documentation, group value, survival/condition, fragility/vulnerability, diversity, and potential. The heritage assets identified within the Site Area (Sites **01**, **05**, **42–45**) have been considered using the criteria, with the results below.
- 5.2.2 **Period:** prior to the nineteenth century, the Site Area almost entirely comprised agricultural land. The majority of the known archaeological sites of interest in the Site Area are associated with development during the later nineteenth and twentieth centuries. The only exception is the projected course of the road from Cheadle to Buxton (Site **05**), which dates to the Roman period. However, the range of chance finds discovered in the immediate vicinity raises the possibility that important and presently unknown buried remains, and particularly artefacts, dating to the prehistoric and early medieval periods may survive within the boundary of the Site Area.

- 5.2.3 **Rarity:** any surviving remains of the Roman road (Site 05) can be considered to be of regional/county rarity. Other below-ground remains of known archaeological sites and non-designated buildings within the Site Area are considered to be of local rarity. Any physical remains dating to the prehistoric and early medieval periods, should they exist, would be of regional/county rarity.
- 5.2.4 **Documentation:** the historical development of the study area from the mid-nineteenth century can be traced from cartographic material and from secondary sources. Further details could undoubtedly be derived from further research, particularly of unpublished primary sources, but it is not anticipated that this would significantly alter the outline given in the present report.
- 5.2.5 **Group Value:** most of the identified sites of archaeological interest within the boundary of the Site Area are associated with the development of the site as a convalescent hospital. However, the sites are all ancillary to the main hospital building, and do not have a particularly high group value.
- 5.2.6 **Survival/Condition:** the extent of survival and condition of below-ground remains within the Site Area is at present uncertain. However, it seems probable that the areas immediately to the north and south of the extant building have been subject previously to earth-moving works, which is likely to have destroyed any buried archaeological remains. Similarly, the tracts of planted woodland across the centre and along the eastern boundary of the site are likely to have had a negative impact on buried remains. Conversely, the northern part of the Site Area, together with elements of the south-west and south-east corners (Fig 11), may not have been disturbed, and any buried archaeological remains may survive *in-situ*.
- 5.2.7 **Fragility/Vulnerability:** groundworks for redevelopment of the Site Area have the potential of damaging or destroying below-ground remains. Whilst the proposed apartments to the north of the extant building will occupy land that has little, or no, archaeological potential, development to the south-west of the hospital may have a negative impact. Similarly, the development of a playing field in the northern part of the Site Area has some potential to damage or destroy buried archaeological remains of interest.
- 5.2.8 **Diversity:** known heritage assets within the Site Area relate to the Roman period and to the development of the site as a convalescent hospital in the late nineteenth century. However, based on the number of chance discoveries of artefacts in the immediate vicinity, there is also some potential for a diverse range of archaeological remains to survive within the site boundary.
- 5.2.9 **Potential:** there is some potential for the Site Area to contain buried remains of archaeological interest that have not been recognised previously. The topography of the site is consistent with the conditions favoured for prehistoric settlement, with the enclosed Iron Age and Romano-British farm excavated at Great Woolden Hall in 1986-88 providing a good parallel (Nevell 1999, 48-63). Finds of prehistoric date, moreover, have been discovered by chance in the vicinity of the site.

- 5.2.10 In addition to the projected line of the Roman road, the numerous coins that have been discovered in the area indicate at least some activity during the Roman period. Similarly, the discovery of early medieval cross fragments to the south of the hospital raise the possibility that more fragments may survive within the boundary of the Site Area.

5.3 SIGNIFICANCE

- 5.3.1 Excluding the Barnes Hospital building (Site **01**), none of the heritage assets that have been identified within the Site Area can be considered to be of national significance, and therefore merit preservation *in-situ*.
- 5.3.2 Any below-ground remains of the Roman road (Site **05**) are likely to be of Regional Significance, and would merit preservation by record if their damage or destruction during the course of the proposed development was unavoidable.
- 5.3.3 Other known remains within the Site Area can be considered to be of Local or Negligible significance. These include the pond and foundations of the late nineteenth-century ancillary buildings, which may be considered to be of Local Significance, and pump house and water tank which, on account of their late twentieth-century date, are considered to be of Negligible Significance.
- 5.3.4 Any buried remains pertaining to prehistoric, Roman or early medieval activity on the site are likely to be of Regional Significance. Any such remains would merit preservation by record.

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 study area, and assess the impact of proposed development, thus allowing the policy stated in NPPF (DCLG 2012) to be enacted upon.

6.2 IMPACT

- 6.2.1 *Standing structures:* there has been no intention in this report to consider the impact of development on the listed building, although an assessment can be made of non-designated structures in the Site Area, such as the pump house and water tank (Site 43). These structures are likely to be demolished as part of the proposed development, although the significance of the impact may be determined as Neutral based on their importance being negligible.
- 6.2.2 *Buried remains:* groundworks for development within the Site Area, including the reduction or other disturbance of ground levels, the digging of foundations and service trenches, have the potential for having a direct impact by damaging or destroying below-ground archaeological remains. Significant groundworks that have a potential for direct impact will be focused on an area immediately to the north of the hospital, which will be developed for apartments with undercroft parking facilities. However, much of this area has been subject to previous earth-moving works, which are likely to have destroyed any buried archaeological remains. The scale of impact in this part of the site will thus be negligible.
- 6.2.3 The design proposal also allows for new housing to be erected to the south and east of the hospital, which will necessitate the disturbance of ground levels. Again, much of this area has been subject to development previously, reducing the impact significance of some of the proposed new build to Neutral. The impact significance of development will potentially be higher, however, in the south-western and south-eastern parts of the site, which have not been built on previously.
- 6.2.4 Groundworks for the proposed new playing field and area of public space in the northern part of the site are likely to have a more limited impact. The scale of impact in this part of the site will be dependent upon the finished level of the proposed playing field, and whether this will be achieved by importing material to raise the current ground level (thereby achieving preservation in-situ of any buried archaeological remains), or levelling the current ground surface.

6.3 IMPACT ASSESSMENT

- 6.3.1 Following on from the above considerations, the significance of direct impacts across much of the Site Area has been largely determined as Neutral, based on an assumption that there will be significant earth-moving works associated with the new residential development, and more limited groundworks in the northern part of the site.

Site Number	Importance	Impact	Significance of Impact
05	Regional/County	Slight (assuming little or no ground disturbance for the playing field)	Minor
		Moderate (assuming levelling of the current ground surface)	Major/Intermediate
42	Low Local	Substantial	Intermediate/minor
43	Negligible	Substantial	Neutral
44	Low Local	Substantial	Intermediate/minor
45	Low Local	Substantial	Intermediate/minor

Table 9: Assessment of the impact significance on each site within the Site Area during development

7. RECOMMENDATIONS

7.1 INTRODUCTION

- 7.1.1 The *National Planning Policy Framework* instructs that in the case of heritage assets which either have designated status or are non-designated but are of a significance demonstrably comparable with a Scheduled Monument, *ie* of national importance, the general assumption should be in favour of conservation.
- 7.1.2 Where the loss of the whole or a part of a heritage asset's significance is justified by a development, the developer should be required first to record that asset and advance understanding of its significance, in a manner proportionate to their importance and the impact (NPPF, p 32 para 141).
- 7.1.3 None of the known and possible non-statutory heritage assets identified within the Site Area are considered to be of national importance. Current legislation draws a distinction between archaeological remains of national importance and other remains considered to be of lesser significance. Those perceived to be of national importance may require preservation *in-situ*, whilst those of lesser significance may undergo preservation by record, where Regional/County or Local/Borough significance can be demonstrated.
- 7.1.4 There are potential heritage assets of lesser significance which may merit preservation by record, where these will be directly affected by development. The scope and specification of any archaeological recording required would be devised in consultation with the archaeological planning officer or curatorial service advising Stockport Metropolitan Borough Council, which is carried out currently by the Greater Manchester Archaeological Advisory Service.
- 7.1.5 It is likely that any such requirement for archaeological investigation of heritage assets in the Site Area would be secured through a condition attached to planning consent. In the first instance, this is likely to involve a programme of evaluation trenching. Should significant remains be found which will be damaged or destroyed by the proposed development, these may require further excavation work to ensure preservation by record.

7.2 ARCHAEOLOGICAL EVALUATION

- 7.2.1 It is anticipated that prior to groundworks for the proposed development a programme of archaeological evaluation by trial trenching will be required. The primary objectives of any such evaluation will be to identify the depth, extent and condition of surviving remains, and to inform an appropriate mitigation strategy, or final design details for the proposed development. The evaluation is likely to be targeted on the projected line of the Roman road (Site 05), together with other parts of the Site Area that do not appear to have been subject to disturbance previously.

BIBLIOGRAPHY

CARTOGRAPHIC SOURCES

Burdett, P, 1771 *Map of Cheshire*

Greenwood, C, 1819 *Map of the County Palatine of Chester*

Bryant, A, 1831 *Map of the County Palatine of Chester*

Ordnance Survey 6": 1 mile, Cheshire Sheet XIX, surveyed in 1872, published 1880

Ordnance Survey 25": 1 mile, Cheshire Sheet XIX.1, published 1898

Ordnance Survey 25": 1 mile, Cheshire Sheet XIX.1, published 1910

Ordnance Survey 25": 1 mile, Cheshire Sheet XIX.1, published 1934

Ordnance Survey 1:2500 map, SJ8489/8589 & SJ8488/8588, published 1962-7

Ordnance Survey Geological Survey, 1:63,360 map, Sheet 85, Drift, 1970

PRIMARY SOURCES

Manchester Faces and Places: A New Social Magazine, **9**, 1889

Stockport Express, 28 February 2001

Stockport Express, 4 December 2002

Cheshire County Record Office

EDT/371/1 Stockport Etchells tithe apportionment, 1839

EDT/371/2 Stockport Etchells tithe map, 1839

SECONDARY SOURCES

Arrowsmith, P, 1997 *Stockport: A History*, Stockport

Bailey, R, 2011 *Corpus of Anglo-Saxon Stone Sculpture, Volume 9*,

Barraclough, G (ed), 1957 *Facsimiles of Early Cheshire Charters*, Oxford

Chivers, GV, 1993 *The Parish Church of St Mary, Cheadle, Cheshire*, Cheadle

Clarke, H, 1972 *Cheadle Through The Ages*,

Countryside Commission, 1998 *Countryside Character; the Character of England's Natural and Manmade Landscape, vol 2: the North West*, Cheltenham

- Deakin Walton Ltd, 2006 *Site Investigation Report at Former Barnes Hospital, Cheadle, Stockport*, unpubl rep
- Department of Environment (DoE), 1990 *Planning Policy Guidance Note 16*, London
- Earwaker, JP, 1878 *Local Gleanings Relating to Lancashire and Cheshire*, Manchester
- English Heritage, 2006 *Standard Guidance for Archaeological Desk-based Assessments*, Swindon
- GMAU, 2009 *Manchester Urban Historic Landscape Characterisation, Interim Report*, unpubl rep
- Hilton, S, nd *The Changing Functions of the Village of Cheadle*, Didsbury College of Education, unpubl thesis
- Moss, F, 1970 *A History of the Old Parish of Cheadle in Cheshire*, Manchester
- Morris, JH, 1969 *The Water-Powered Corn Mills of Cheshire*, Trans Lancs Chesh Antiq Soc, reprint, Manchester
- Nevell, M (ed), 1999 *Living on the Edge of Empire: Models, Methodology and Marginality: Late Prehistoric and Romano-British Rural Settlement in North-West England*, Archaeol North West, **3**, Manchester
- OA North, 2008 *Cheadle Lower Mill, Mill Lane, Cheadle: Archaeological Building Survey and Excavation*, unpubl rep
- OA North, 2009 *Hartdale House, Mill Lane, Cheadle: Archaeological Investigation*, unpubl rep
- Pattison, I, and Goodall, I, 1993 RCHME survey report
- Redehard, N, and Miller, I, 2014 *An Ancient and Historic Place: The Archaeology of Cheadle*, Greater Manchester's Past Revealed, **12**, Lancaster
- Reid, TDW (ed), 1979 *Cheadle in 1851*, Stockport
- Simmonds, JH, 1993 *Conger Hill and Barnes, Cheadle*, Cheadle
- Squire, C, 1976 *Cheadle Hulme: A Brief History*, Stockport
- Stockport Metropolitan Borough Council (SMBC), 2006 *Cheadle Village: Conservation Area Appraisal*, Stockport
- Taylor, J, *Hospital and Asylum Architecture in England*, 1840-1914
- Thomson, WH, 1967 *History of Manchester to 1851*, Altrincham
- UMAUI, 2005 *Stockport Enhancement, Cheadle*, unpubl rep

ILLUSTRATIONS

FIGURES

- Figure 1: Site Location Map
- Figure 2: Plan of gazetteer sites
- Figure 3: Site Area boundary superimposed on the Stockport Etchells tithe map of 1839
- Figure 4: Site Area boundary superimposed on the Ordnance Survey 25": 1 mile map of 1872
- Figure 5: Site Area boundary superimposed on the Ordnance Survey 25": 1 mile map of 1898
- Figure 6: Site Area boundary superimposed on the Ordnance Survey 25": 1 mile map of 1910
- Figure 7: Site Area boundary superimposed on the Ordnance Survey 25": 1 mile map of 1922
- Figure 8: Site Area boundary superimposed on the Ordnance Survey 25": 1 mile map of 1934
- Figure 9: Site Area boundary superimposed on the Ordnance Survey 1:1250 map of 1962-7
- Figure 10: Site Area boundary superimposed on the Ordnance Survey 1:1250 map of 1976
- Figure 11: Plan showing areas with archaeological potential

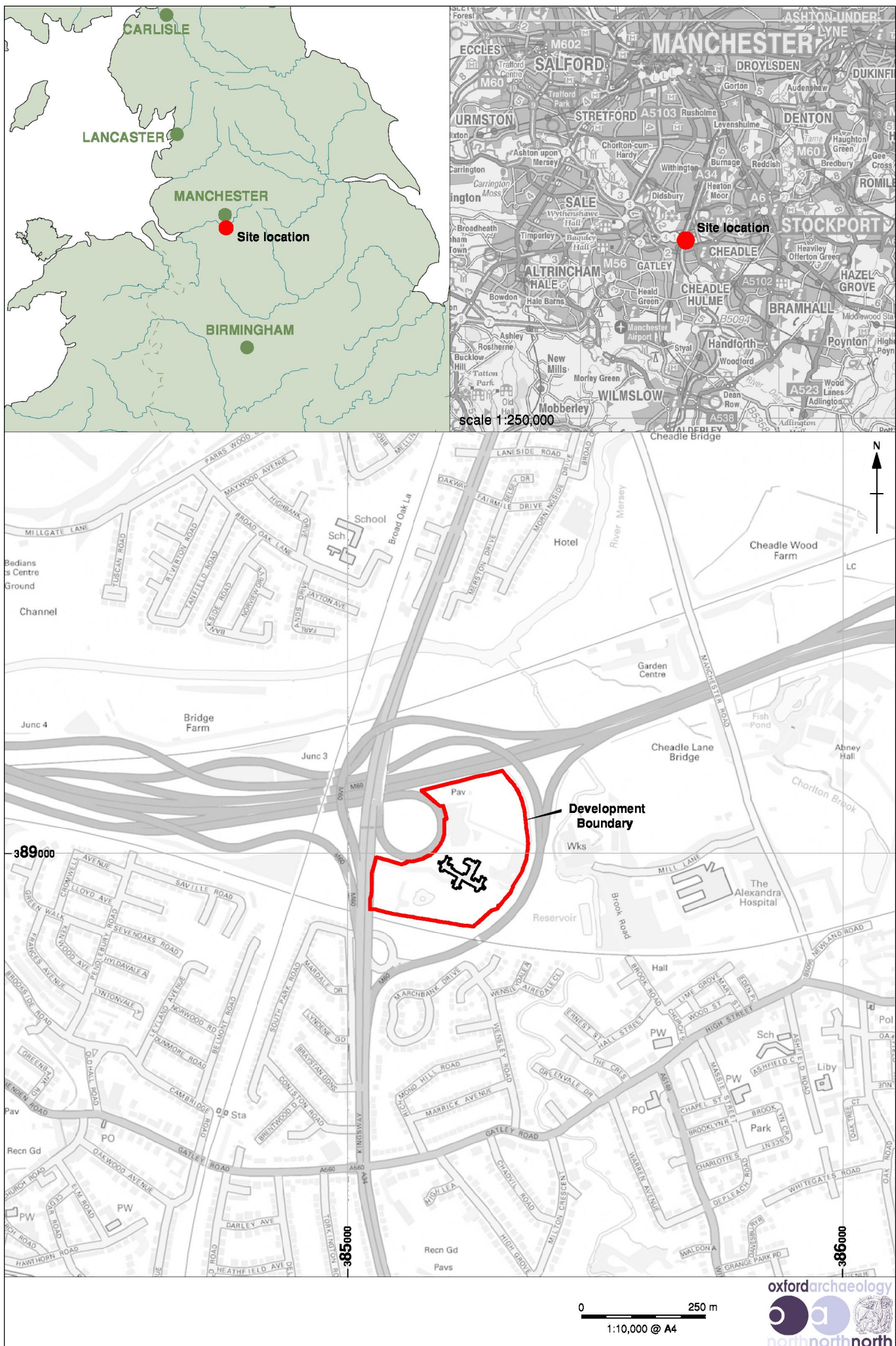


Figure 1: Site location

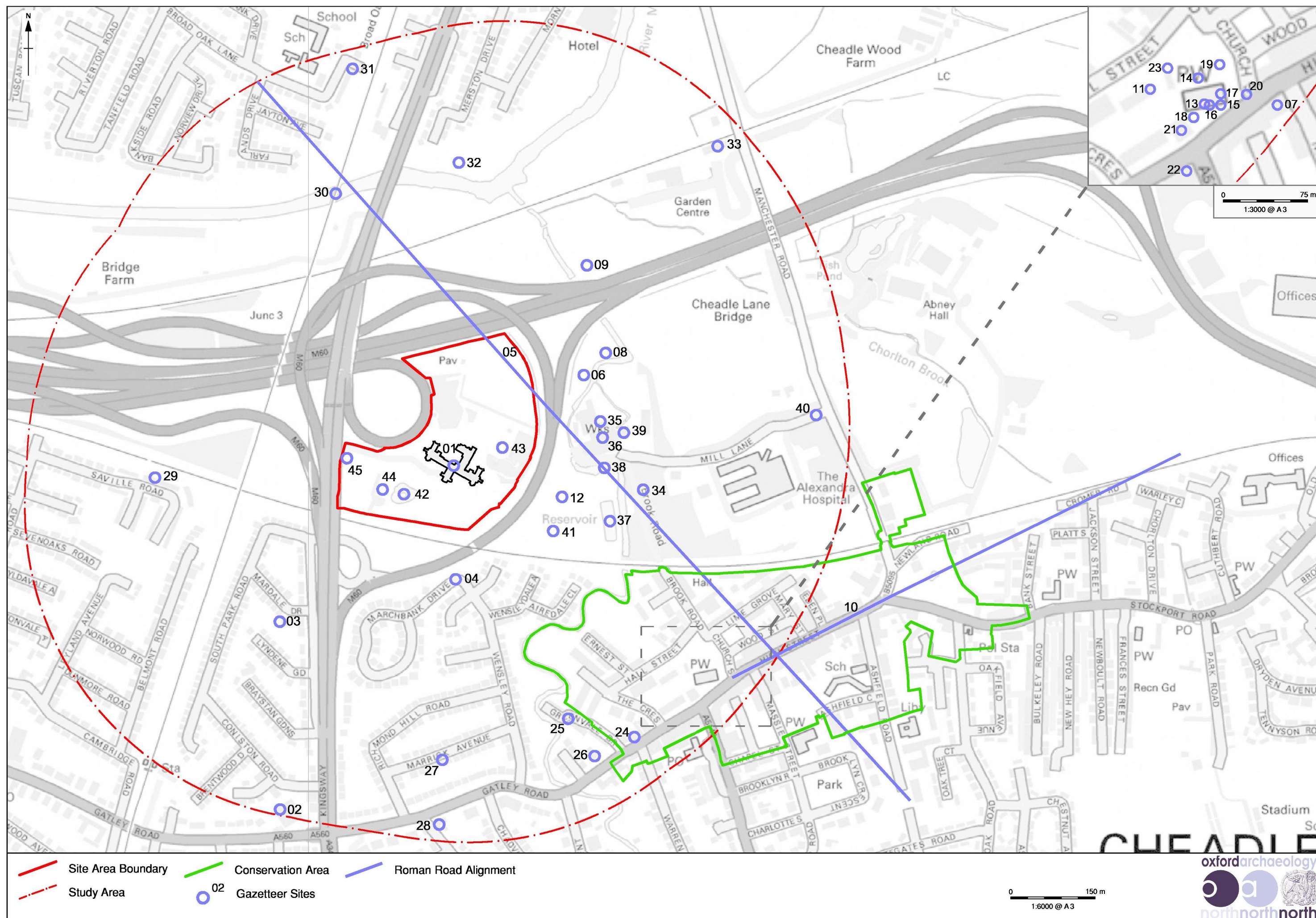


Figure 2: Plan of gazetteer sites



Figure 3: Site Area boundary superimposed on the Cheadle Bulkeley tithe map of 1839

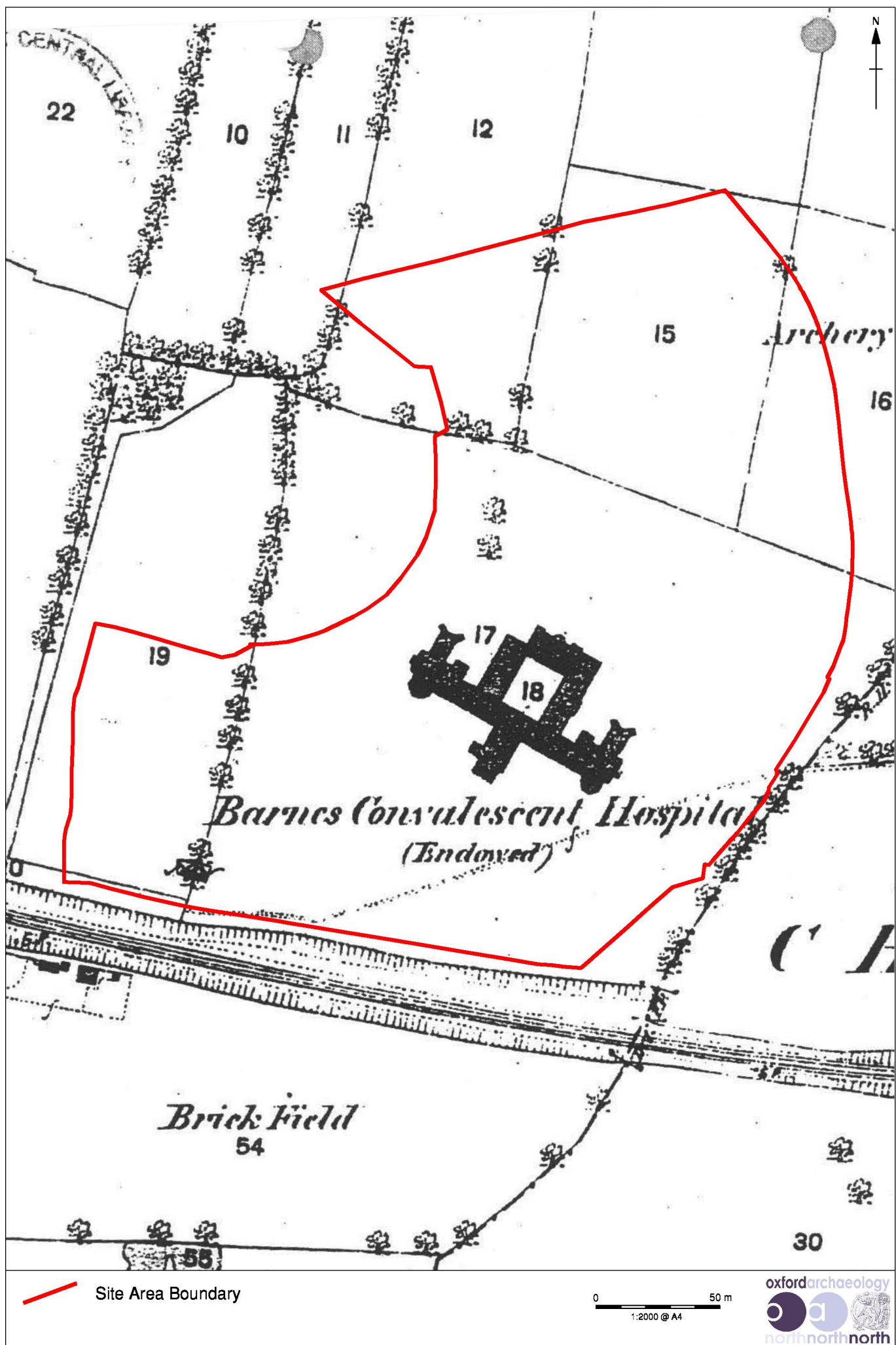


Figure 4: Site Area boundary superimposed on the Ordnance Survey 25":1 mile map of 1872

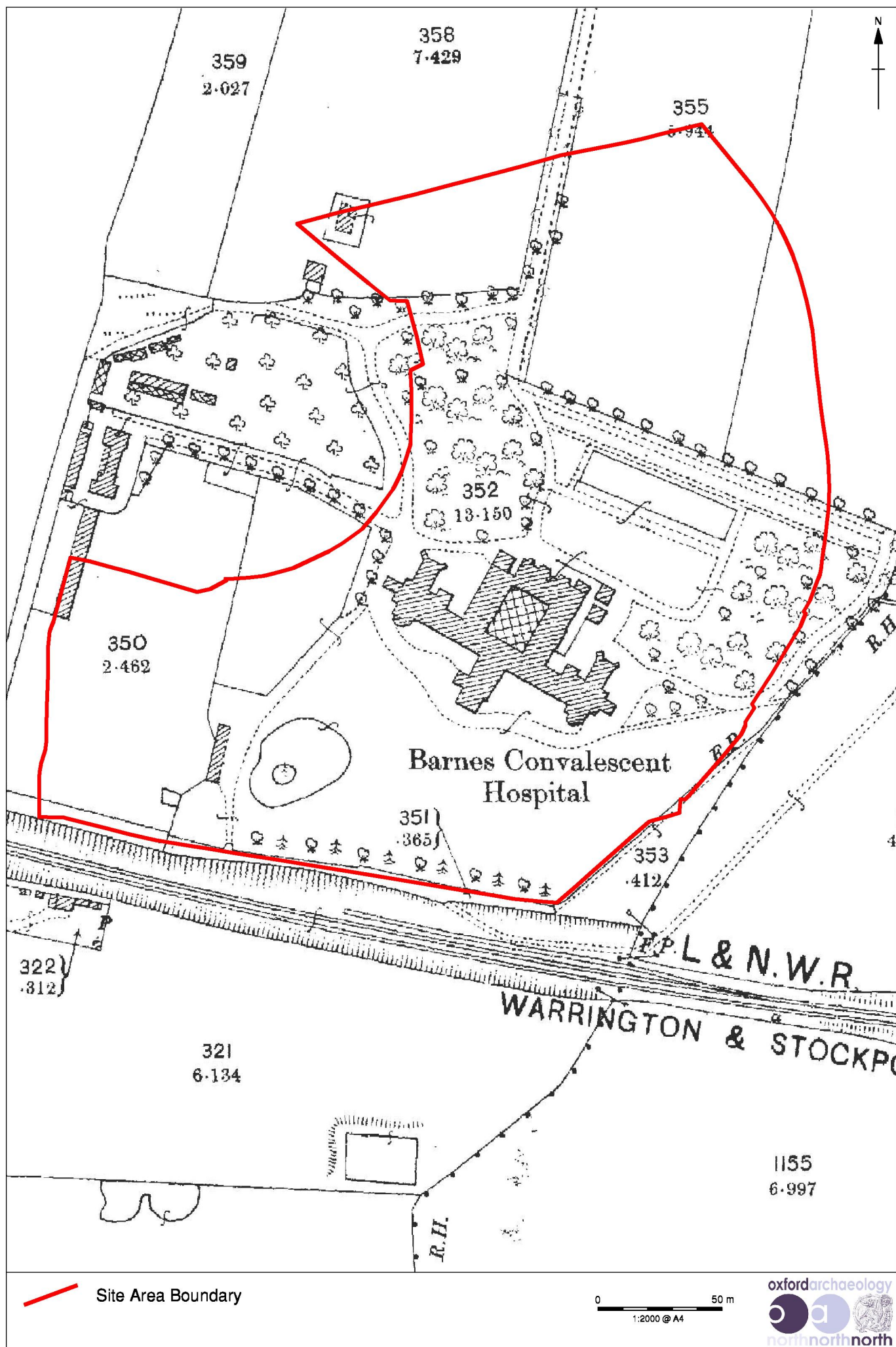


Figure 5: Site Area boundary superimposed on the Ordnance Survey 25":1 mile map of 1898

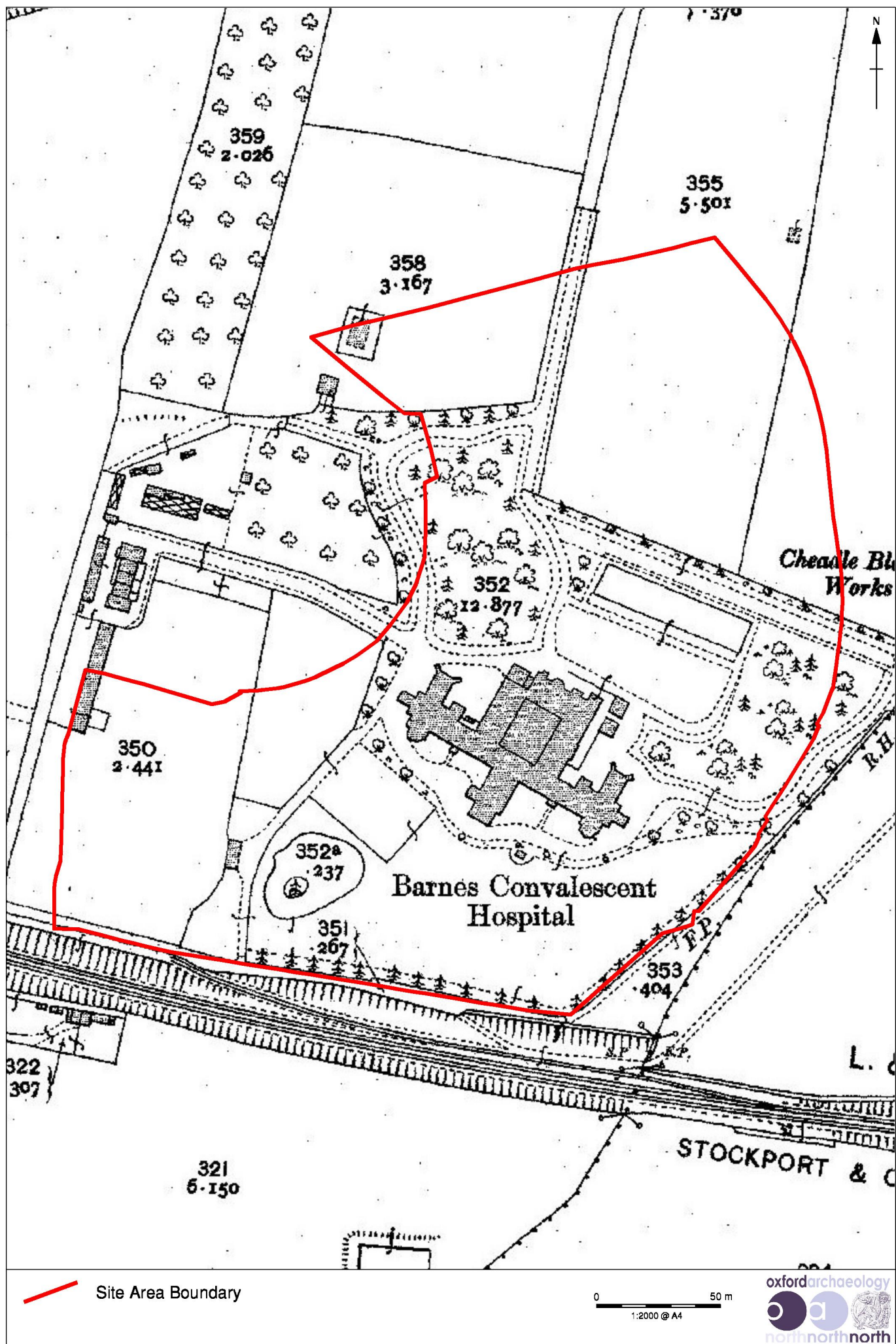


Figure 6: Site Area boundary superimposed on the Ordnance Survey 25":1 mile map of 1910

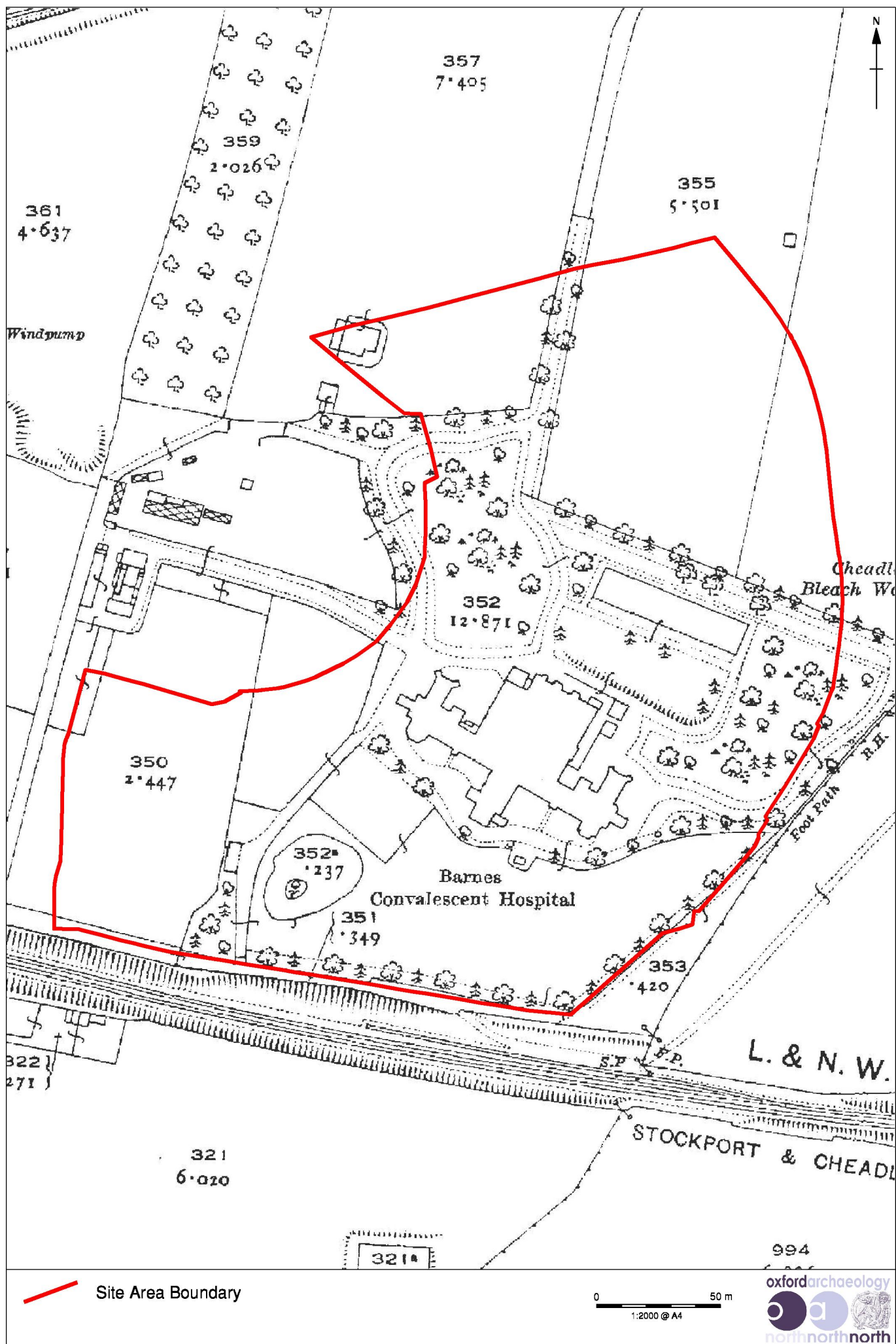


Figure 7: Site Area boundary superimposed on the Ordnance Survey 25":1 mile map of 1922

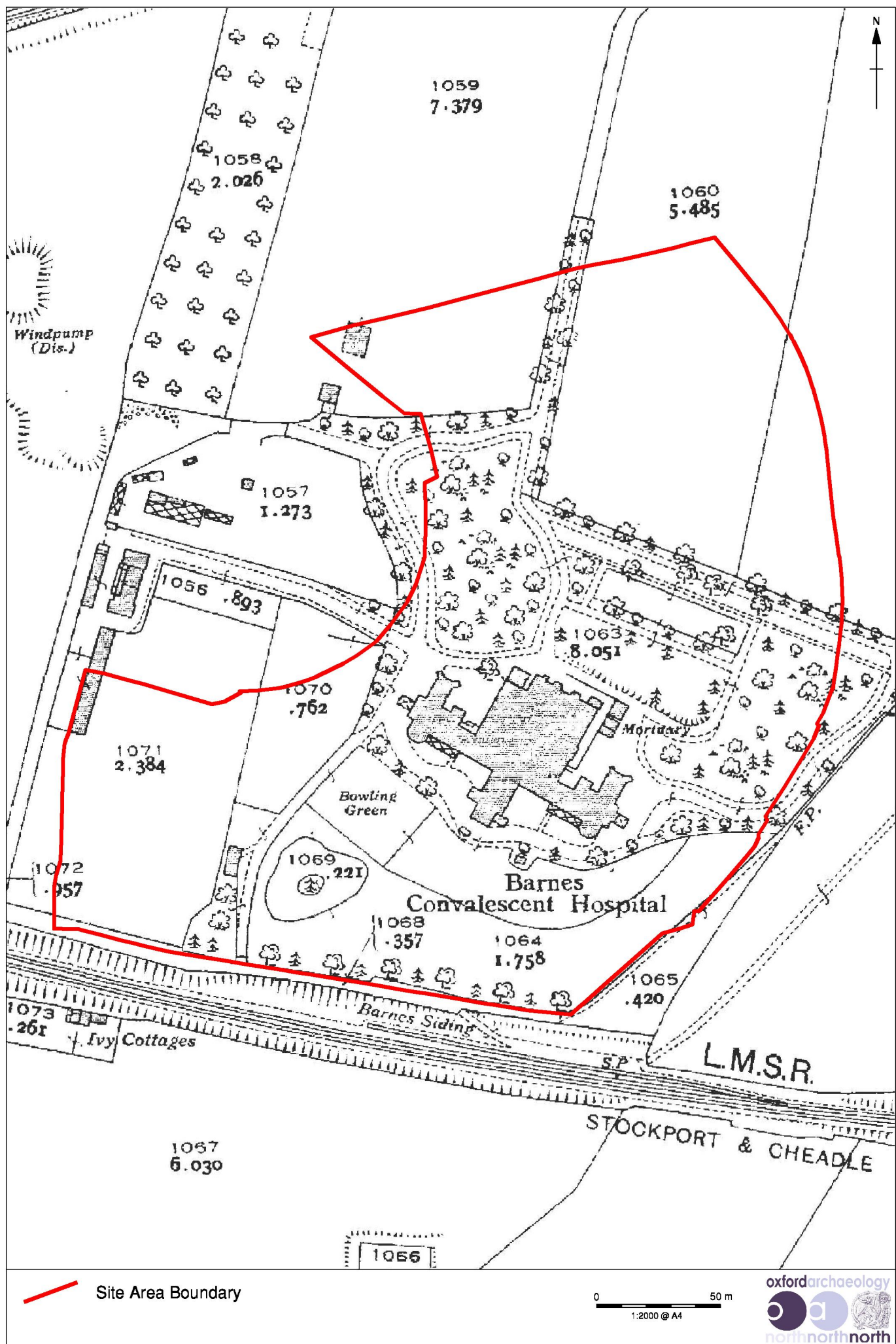


Figure 8: Site Area boundary superimposed on the Ordnance Survey 25":1 mile map of 1934

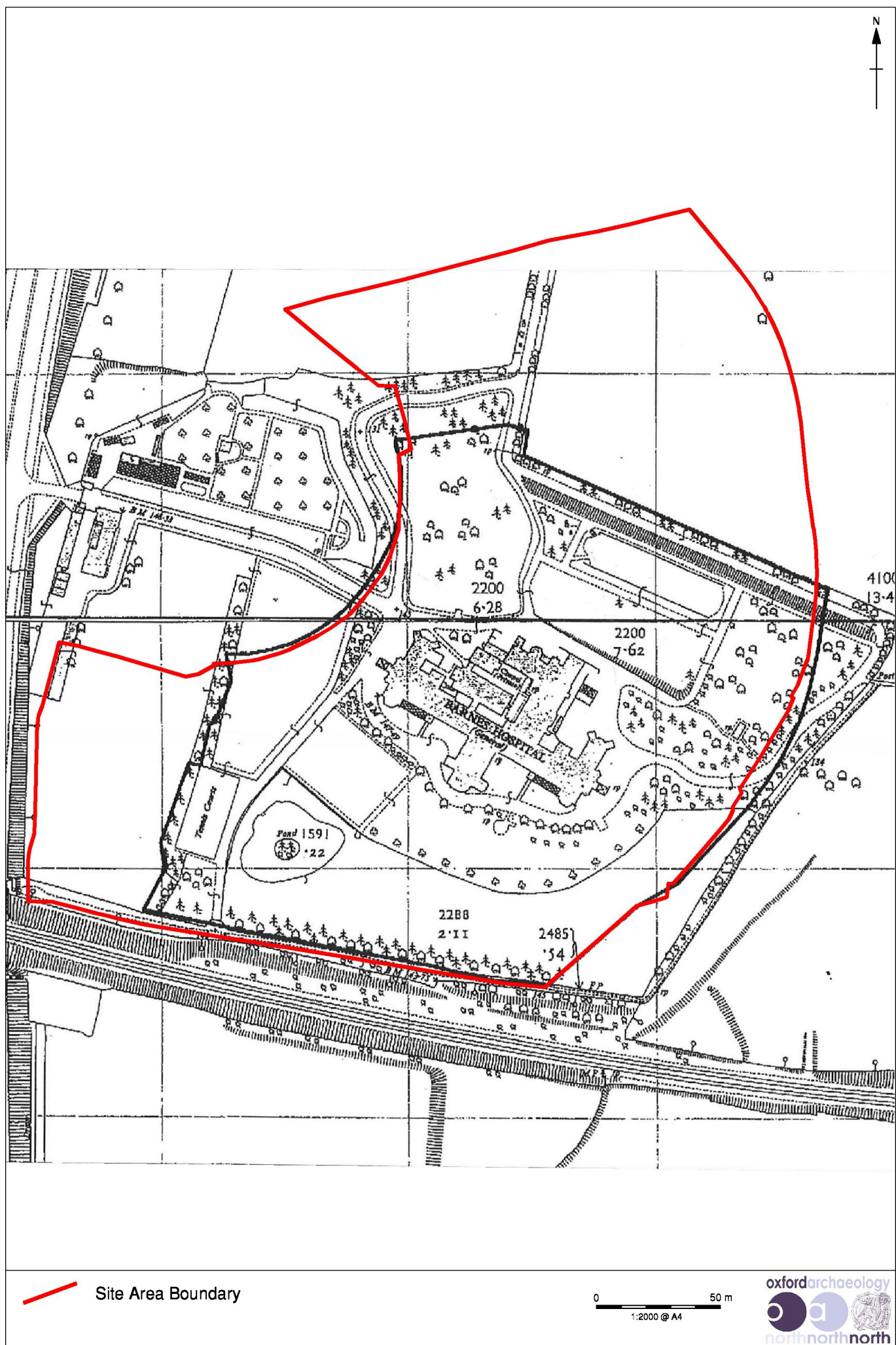


Figure 9: Site Area boundary superimposed on the Ordnance Survey 1:2500 map of 1962-7

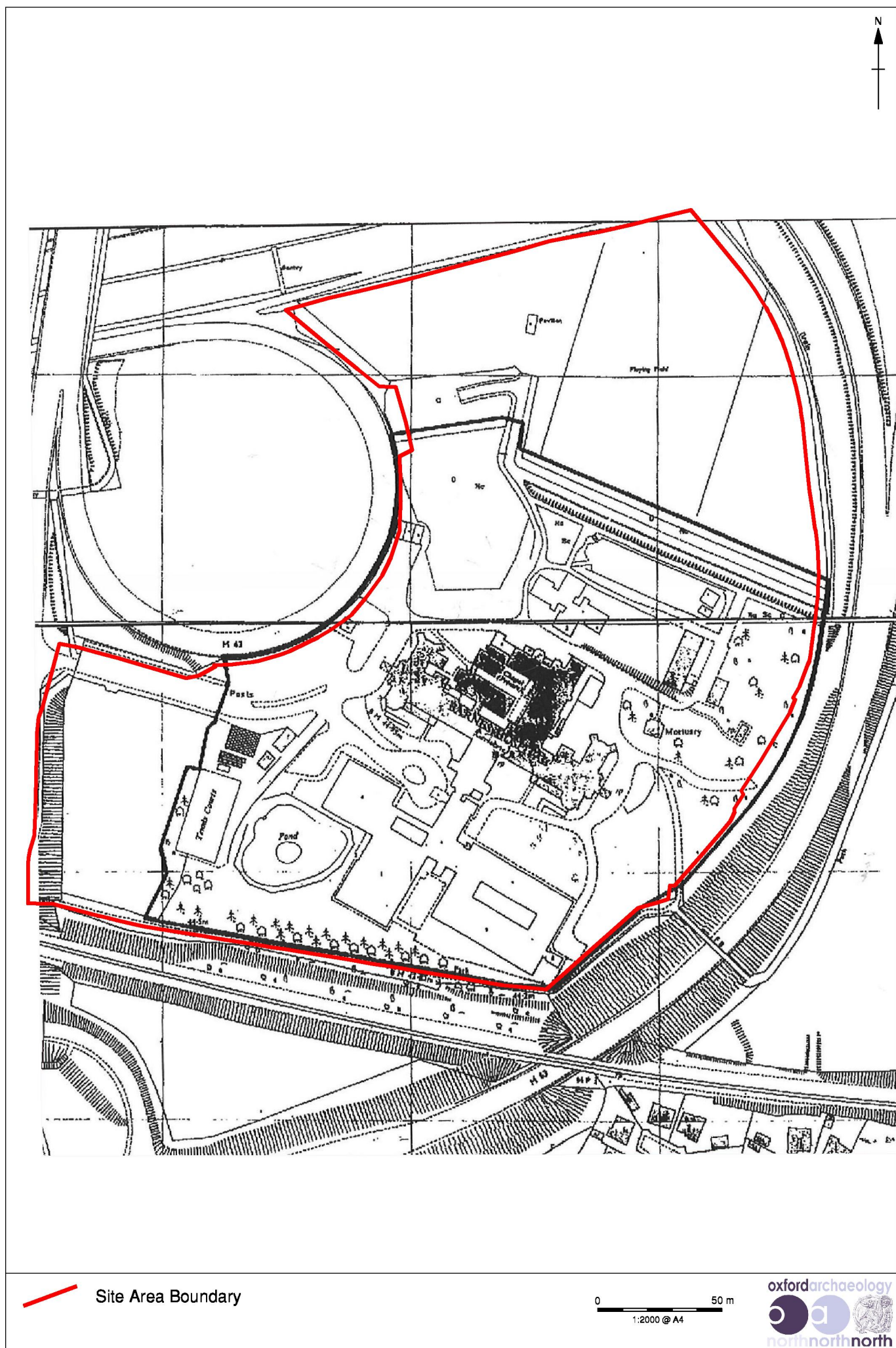


Figure 10: Site Area boundary superimposed on the Ordnance Survey 1:2500 map of 1976



Figure 11: Plan showing areas with archaeological potential