

**CB01, CB01A and CB01E**

**ARCHAEOLOGICAL REPORT ON**

**BEAUVALE HOUSE  
18, MARKET PLACE**

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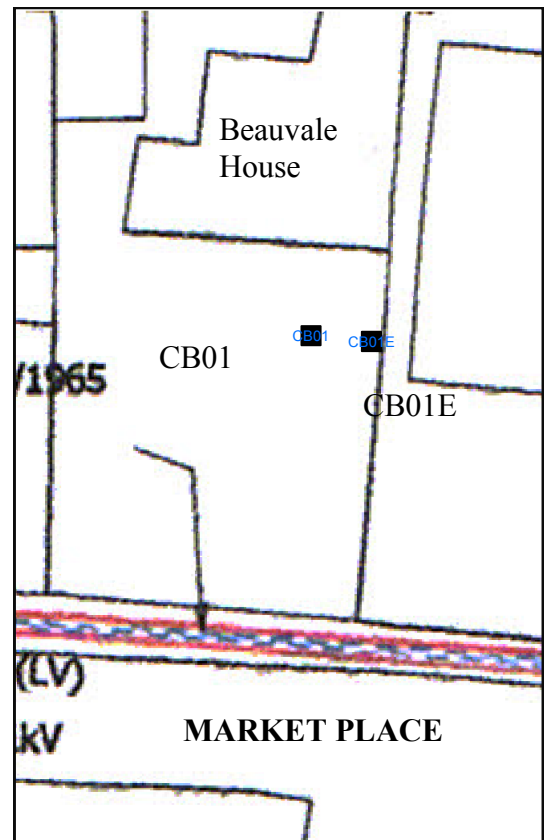
## CB01, CB01A and CB01E, INTRODUCTION

Two pits were dug in this garden, Beauvale House, which is thought to have been the site of the medieval manor house that was occupied only for about a century from 1266. Documentary sources indicate that the manor house was a ruin in 1586. Sir William de Bingham, the second and last lord to occupy the house died in the Black Death in 1348-9. Occupancy after that is unknown, but in the manorial survey of 1586 there is a record of a ruined building said to be the Manor House, to the north west of the Market Place. It is likely that this refers to a building on the site of what is now Beauvale House. The current owner of Beauvale House found that the east wall of the house was very thick and made of stone, which he thought indicated that it might have been the wall of the original manor house. Subsequently the wall was measured and found to be 40cm thick, which is typical of medieval stone houses.

The first pit, CB01, was extended 50 cm to the south and the finds from the extension listed under CB01A in the database. The second pit, dug right up against the eastern boundary wall was labelled CB01E and this was extended 50cm to the west.



*Digging pit CB01E*



*Modern map by permission of Western Power*

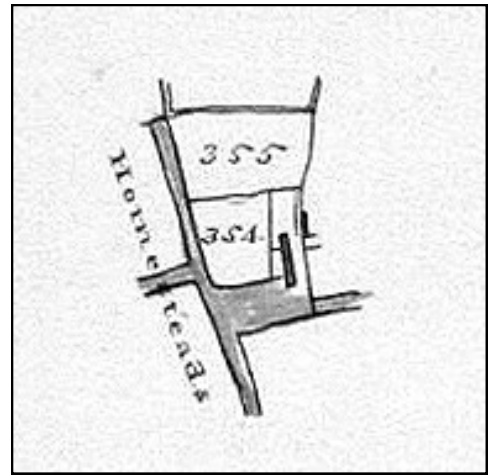
## CB01, CB01A and CB01E BEAUVALE HOUSE, MARKET PLACE

### SITE HISTORY

#### 1586

Described in the 1586 estate survey as the site of the manor which is now in an exceedingly waste state and ruinous except for two barns and one dovecote. It was part of a larger plot which extended as far as the rectory to the east and what is now the railway line to the north. The southern boundary was described as the Old Market Lane. It was all pasture and rented at £20pa to Thomas Leake. It was classed as demesne land.

One assumes this was the site of the manor house of the de Bingham family who came to Bingham in about 1266.

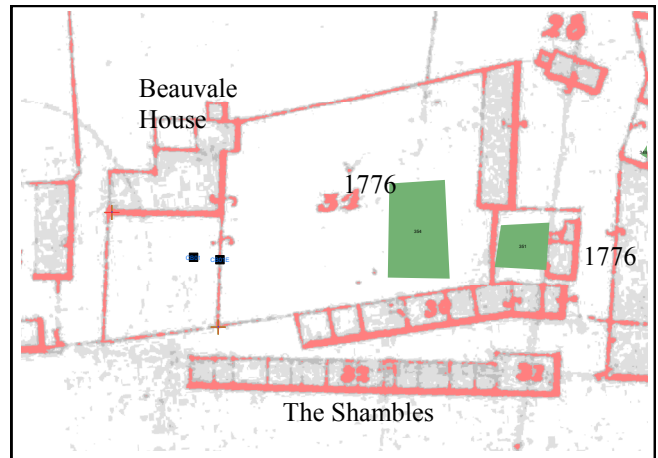


#### 1776

There is no record of a house on the site. However the 1776 map and list of tenants' holdings identifies Thomas Pacey as holding the 1586 site as a homestead, garden and home close. He held over 200 acres in scattered fields and grazing rights around the parish. This would have been his farmhouse, stack yard and close pasture. The 1776 map places Thomas's house further east, near what is now Station Street. The house history study suggests this is not accurate and that the present house was there in 1776, albeit in a different form. The two axial chimneys are suggestive of an early 18th century date. It is also significant that the test pit CB35, dug in 2014 on a site that may have coincided with the Station Street house found no evidence of it.

#### 1841

The Pacey family still held Beauvale into the 1800s. The present house, possibly minus its later bay windows and cast iron porch is clearly marked on the tithe map. Also marked in green are two houses occupied by Pacey according to the 1776 map. The smaller one may have been for employees. A test pit here might be informative. The shambles was a row of butchers' shops or stalls.



*The tithe map of 1841 showing Beauvale House, The Shambles and the position of two houses (in green) as shown on the 1776 map. The one on the right is said to be the property of Mr Thomas Pacey. His descendent lived in a house on the site of Beauvale House.*

### House History project

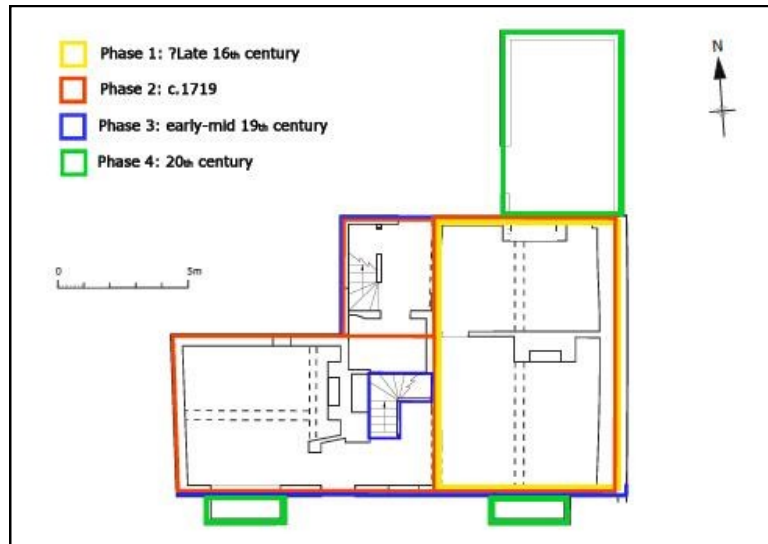
The architectural and dendrochronological surveys suggested a phasing of building as shown below. The building has an unusually thick east wall which may retain footings or wall structure from an earlier building, possibly the de Bingham Manor House mentioned above or maybe of 16th century date. This may still show as the two-room east wing with a central stack and a possible former but now lost entrance through the east and main frontage wall (as hinted at by an entrance shown on the 1840 map). A timber from this part of the building has dated to 1574-99 and may have been reused from this original part of the building. Brickwork exposed at the back of Room 1 and within the cellar is c2¼ inches (57-

60mm) thick and 9¼-9½ inches (235-241mm) long. The rear and side elevation brickwork is laid in an erratic Flemish bond. These two factors would readily match a date in the early 18th century.

These dates suggest the 1776 map was incorrect.

The east wall of the cellar is of stone and is at least two feet thick. It may date from the de Bingham house.

Another timber from the west wing has dated to 1719 and a third timber from the room below may be of similar date. The brickwork showing on most of the building (and within the cellar) may match this area of date. It seems probable that the existing building was rebuilt in brick and enlarged with a lower and narrower west service wing at about this time. It was a working farmhouse with few embellishments.



In the early-mid 19th century the building was remodelled and re-orientated to face south towards Market Place. This was probably in anticipation of, or in response to the sale of the east garden for building plots. The south wall was rebuilt and the interior reorganized with living rooms and a new main staircase behind the south frontage and rooms to the rear the service part and servants' quarters. The upper brickwork and roofing was rebuilt and the north-west corner part rebuilt.

## CB01 AND CB01A

### LOCATION AND PROTOCOL

<b>Site code</b>	CB01
<b>NGR</b>	470472.339994
<b>Height OD (mid point rim of N face)</b>	25.191 m [error .043 m] Level of Market Place measured, due south of the garden wall (470469. 339958): 23.469 m [error 0.026 m].
<b>Address</b>	Beauvale House, 19, Market Place.
<b>Dig dates</b>	25-29 <sup>th</sup> July 2012
<b>Pit site</b>	Lawn in front garden of Beauvale House.
<b>Pit protocol</b>	<p>1-metre pit initially. 10 cm spits, all sieved. Pit dug as 1 metre square to 80 cm. An E-W stone feature was revealed and the pit dug to 110 cm to the north of it. Then the whole pit was extended N-S to 1.5 metres. The 50 cm extension was dug quickly, but the soil was sieved and the finds added to the collection and the extension classed as CB01A in the database. Once the whole pit reached 80 cm the clay to the south of the stone feature was taken out to 110 cm leaving the stonework upstanding. Then the stones were removed and a sondage measuring 45 x 60 cm was dug to 150 cm in the SE corner.</p> <p>Pit orientated N-S. North face sections only described and measured unless otherwise stated. Photographs taken facing north unless otherwise stated.</p>

## CB01E

### LOCATION AND PROTOCOL

<b>Site code</b>	CB01E
<b>NGR</b>	470475.339994
<b>Height OD (mid point rim of N face)</b>	25.426 m [error .062 m]
<b>Address</b>	Beauvale House, 19, Market Place, Bingham.
<b>Dig dates</b>	17 – 18 <sup>th</sup> Oct 2012
<b>Pit site</b>	Front garden sited to the east of CB01. Set against the eastern garden wall under the camellia. Measurements taken from the wall.
<b>Pit protocol</b>	1-metre pit extended to 1.5 metres in a westerly direction. No sieving. Dug to the stone feature identified in CB01 as a possible wall foundation course. Finds picked out when spotted. Pit orientated N-S. North face sections only described and measured unless otherwise stated. Photographs taken facing north unless otherwise stated.

## CB01 and CB01E

### ANALYSIS OF RESULTS

#### Description of the pits

The simplified succession revealed in the two pits is:

Dark, organic soil (context A)(30—35cm)

Dark organic soil with inclusions of building materials (context B) (25—30 cm)

Demolition layer mainly of roofing tiles (context C) (3—6 cm)

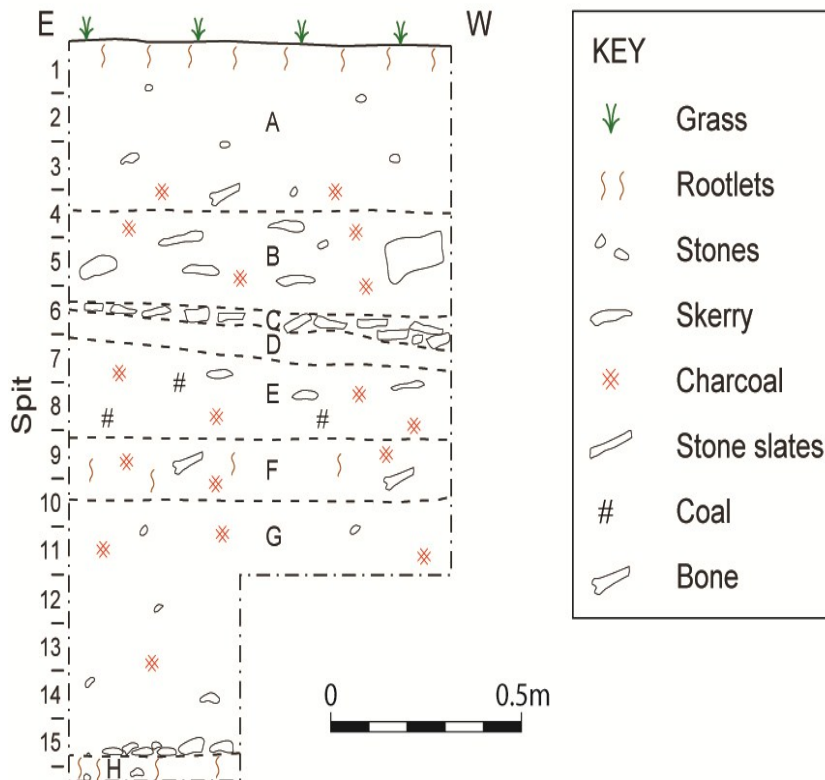
Red-brown clay and clayey sand with charcoal etc (context D and E) (c22 cm)

Stone floor (context F) (c10 cm)

Brown-grey clayey sand (context G) (c50 cm)

Sandy clay till

#### Test pit CB01

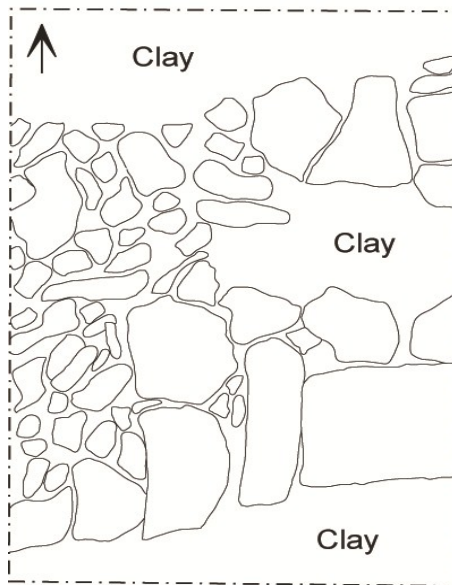


The upper unit of dark, organic soil is 30-35 cm thick and contains a few stones and bones. In comparison with the pits dug next door it is probably modern and relates to the landscaping that took place when Beauvale House was modernised in the mid 19th C. Unlike CB34 and CB35 there is no distinct upper layer that can be related to the modernisation of the two buildings that took place in the mid 20th C. The topsoil here, therefore, equates to the made ground context in CB34 and CB35.

Below this, a similar organic soil is the original, 19th C soil, which contains the building material of skerry, sandstone pieces, and roofing slate with charcoal, bone and pot fragments.

- A *Topsoil of very dark brown-black sandy loam, skerry and sandstone 1%. Small pebbles, roots and rootlets, bone and charcoal near bottom.*
- B *Very dark brown-black sandy loam topsoil with plenty of skerry and a large sandstone cobbles, charcoal.*
- C *Demolition layer of stone, slates, some with holes in them.*
- D *Red-brown clay mixed with subsoil*
- E *Brown-grey clayey sand with abundant charcoal and coal, tabular skerry.*
- F *Made ground of red-brown clay with charcoal, carbonised rootlets and bone.*
- G *Grey-brown clayey sand with charcoal, sparse stones*
- H *Red-brown sandy clay with soil, root tubes, some pebbles. Irregular top, patchy gravel on surface*

## Test pit CB01



Plan at base of spit 8

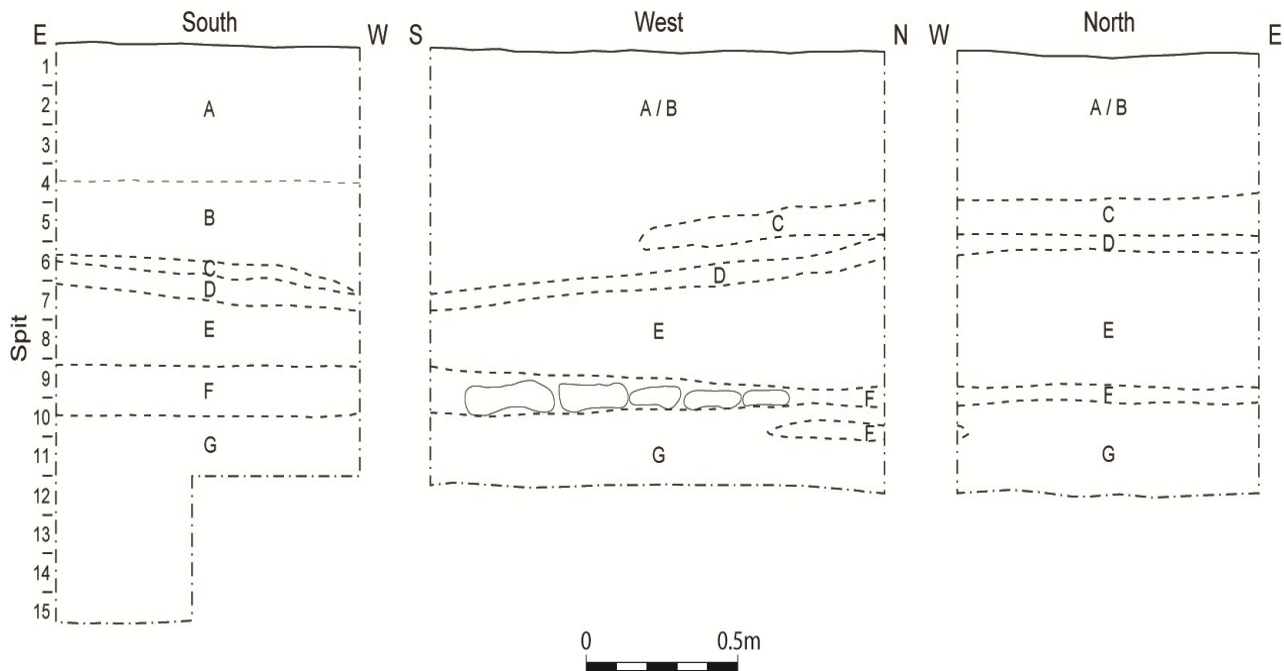


The demolition layer beneath this consists of mainly limestone roofing slate, many with holes for attaching the slate to the roof in CB01, but in CB01E the layer had passed into a mortar sand with bits of brick, some with mortar attached. This layer is not horizontal.

Beneath the demolition layer is a mixed unit mainly of red-brown clay with subsoil, charcoal, pottery, roofing slates, stones and mortar. It is clearly made ground and overlies directly the stone feature.

The stone feature is incomplete, probably from having been robbed for the good stone at various times after the building fell into disuse. Over most of the exposed area in the pits the feature was one course thick, but in CB01E two course and in one corner three are preserved. The full thickness of the feature is c25 cm. Its lateral extent was tested by digging into the sides of both pits, and an edge was not found. Beneath the feature is an imperersistent thin layer of red-brown clay in places with small stones set in it. This appears to be the foundation layer. The stonework above it has red-brown clay as a filler. Small

## Test pit CB01

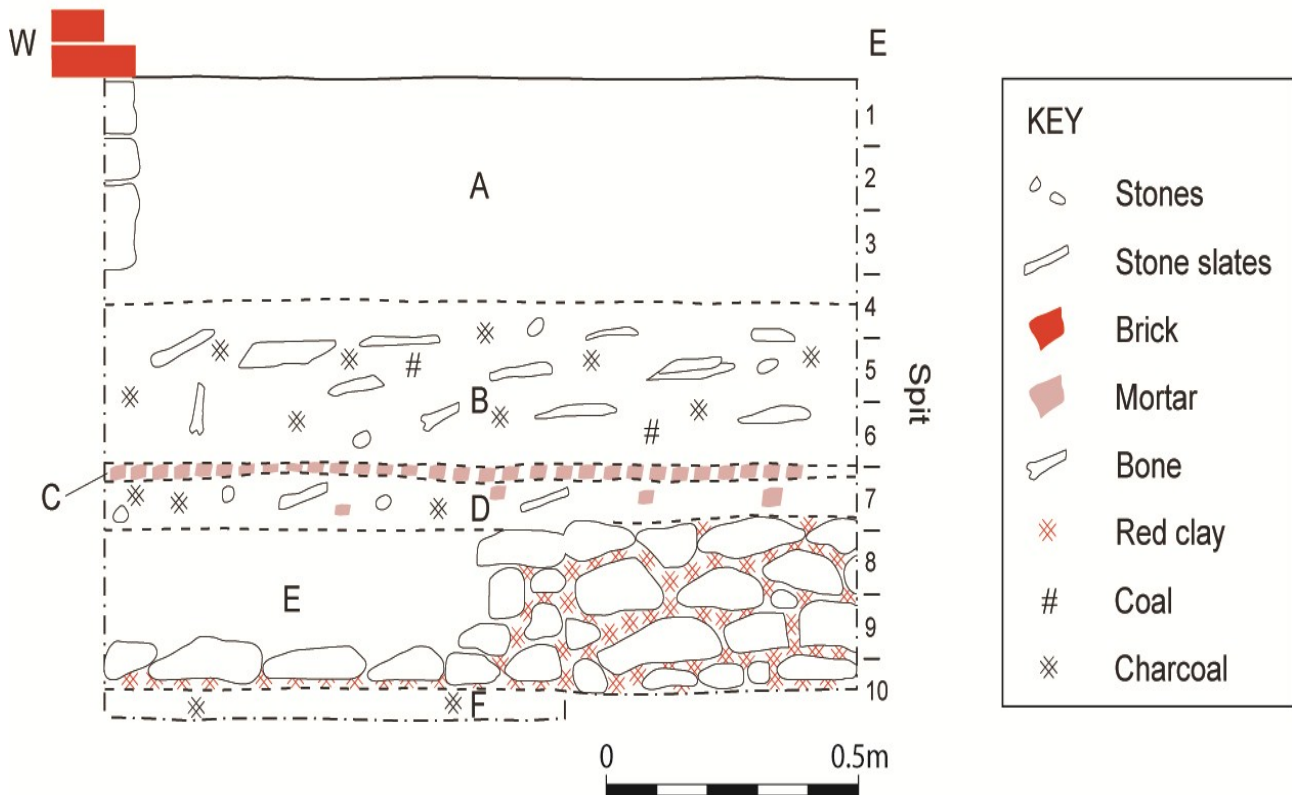


*Diagrammatic section of the three of the walls in CB01. the context descriptions are the same as in the diagram overleaf.*

stones are set on edge between the larger ones to strengthen it and in CB01E a large part of the feature consists of small stones packed tightly together on edge. The largest stones in the feature measure 30 x 30 cm square; others 40 x 12 cm and 34 x 25 cm. The large pieces are all skerry, some showing ripple marks. There are some medium-grained sandstone pieces in CB01 and siltstone. In CB01E there are additional stones, among which are polished, rounded Triassic cobbles 7–10 cm of coarse pebbly sandstone, quartzite breccia (a rock made up of angular, broken bits of



## CB01E



*Diagrammatic section of the south wall of pit CB01E. Key same as for CB01*

rock) and fine quartz sandstone. A dark green volcanic rock called andesite is probably Charnian in age from Charnwood Forest. These are likely to be cobbles collected from the Trent. One rectangular stone, 21 x 13 x 7 cm is thinly laminated very fine quartz sandstone and appears to have been dressed.

Beneath the stone feature in CB01 is brown-grey clayey sand with a few sherry pebbles and some charcoal. This is thought to be the original soil or, if stripped, the subsoil. It is about 50 cm thick and overlies the basal till.

The till is red-brown sandy clay with root tubes, sparse pebbles and a layer of gravel on an irregular top.

In CB01E the subsoil context (G) is missing and the stone feature seems to lie directly on a light brown sandy clay with charcoal and thin layers of peat.

### **Finds**

739 artefacts were recovered and entered into the database from CB01 and CB10A. 56 were collected and registered in the database for CB01E.

**Bones and teeth.** A large number of bones and teeth were recovered. Above the demolition layer (spits 1 to 5) about 34% of them are pig bones. Other domestic animals are lamb, sheep and cow, all of which appear to have been butchered. Some show signs of being chewed by rats. In addition there are bones and teeth from dogs, a kitten and an unidentified small mammal. Two pieces of bone are thought to be human.

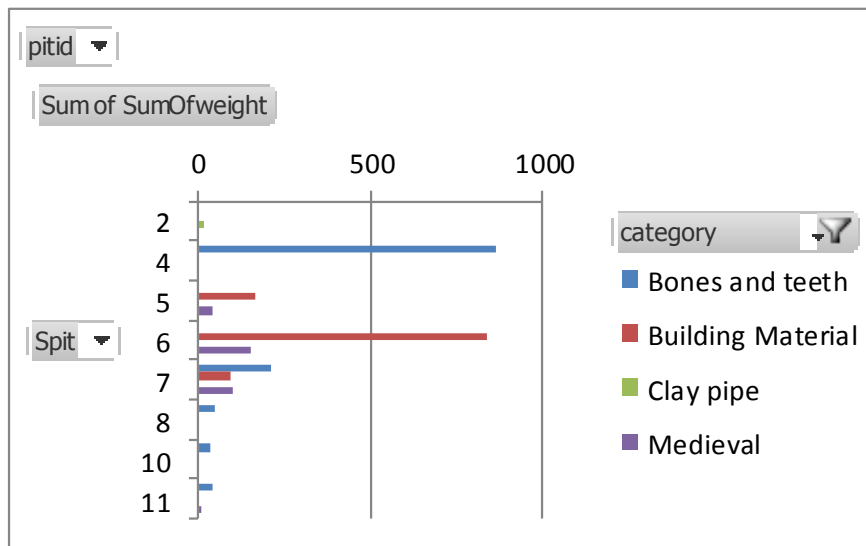
The assemblage from beneath the floor has just over 30% pig bones and teeth, including a tusk. Other domestic animals are sheep, lamb and cow. All are butchered and some have been split for marrow. There is evidence of them being chewed by rats and possibly dogs. The bones of a cat and one unidentified small mammal were recovered. Very scarce finds include a horse tooth and bones from a deer and a goat.

**Building materials.** Among the building materials the most important is the stone roofing slate. A number of fragments and one or two whole slates were found. They have holes which are usually 1/4 inch in diameter and appear to have been drilled from both sides, meeting at the middle. One was Swithland Slate, but all the rest are limestone. They were examined by Graham Lott, an expert in building stones recently retired from the British Geological Survey, who concluded that they were Jurassic limestone from a quarry in Barnstone. His report says:

“All the roofing fragments samples I collected from you are consistent with a source in the Lower Lias (planorbis Zone; Barnstone Member; Scunthorpe Mudstone Formation). Both the bivalve assemblage (such as it is) and the common occurrence of the echinoid spines are characteristic of this stratigraphical interval. The early Survey memoir descriptions for the Vale of Belvoir (Horace Woodward:1893 The Jurassic Rocks of Britain Vol. III. (The Lias of England and Wales) describe the local production of harder 'paving' limestones (known as the 1st and 2nd Urrs) from the Barnstone Quarries (lime works) and again highlights the common association of echinoid spine concentrations in this basal planorbis succession.”

Some of the fragments retain the iron fixing nails rusted into the holes.

These fragments were found at all levels from spits 2 to 8 and were the majority of the finds from the demolition layer in spit 6. One fragment was retrieved from spit 11, which is beneath the stone floor.



Two pieces of brown-glazed red clay tile were found, one in spit 4 the other in spit 9, just above the stone feature. They were found to fit together. A third glazed piece is curved and may have been a ridge tile.

Pieces of plaster were recovered from all depths above and below the stone floor, including one with traces of red paint.

*Plot by weight of the finds from CB01. The high concentration of building materials from spit 6 coincides with the demolition layer here. Most of the bones and teeth are from the topsoil.*

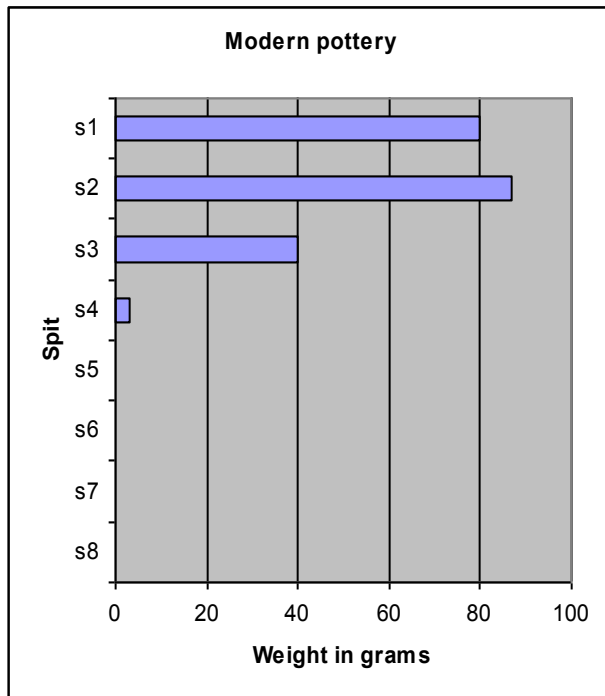
A few pieces of brick and red clay roofing tile were found in spits above the stone floor, but these do not seem to be enough to indicate they were a major building material.

Stones, largely skerry, are the most common building material found here.

**Miscellaneous items.** Coal, including some large pieces, was found from all levels above and below the floor. Oyster shells were common and there was one whelk shell. All except one oyster shell were found above the floor. A silver penny from the reign of King Edward II, was located sitting on the stone floor at spit 8.

**Glass.** All the glass was found in the top 40 cm. Most of it was thin (<1/16th inch thick), possibly window glass. The colour ranged from pale green to aqua, but most of it had a gold patina on it where it had chemically reacted with the soil. One very distinctive black glass half bottle neck was likely to be from an onion bottle. These were common in the late 17th and 18th centuries. Several other curved pieces were likely to be from the same bottle. There was no modern glass.

**Clay pipes.** Many clay pipe stems were recovered, all within the top 50 cm and most of them in the topsoil. About half were pre-1750, though most of these were thin stems with wide holes; only a few were thick stems. One bowl fragment from CB01 was marked II, the mark of John James who worked between 1684 and 1720. A well preserved whole bowl was dated 1660-1670.



**Pottery.** Pottery ranging from Roman to Modern was found. There was nothing earlier than Roman, nor was there any pottery from the interval between Roman period and 12th C.

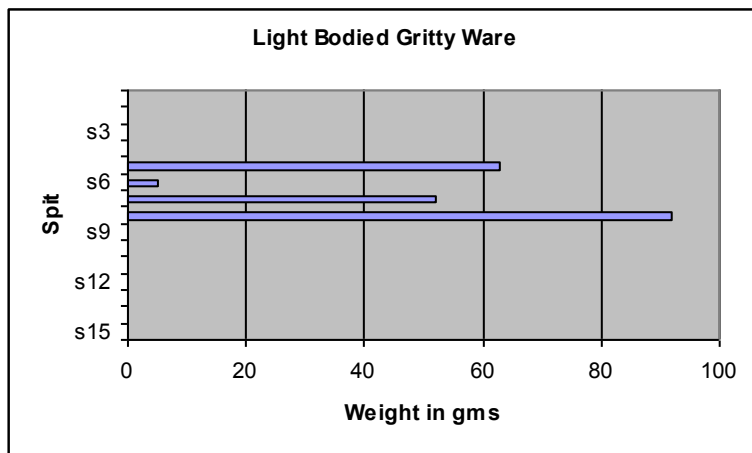
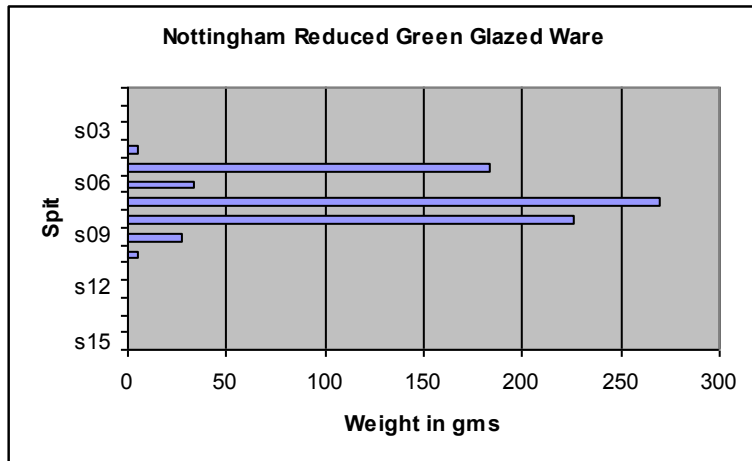
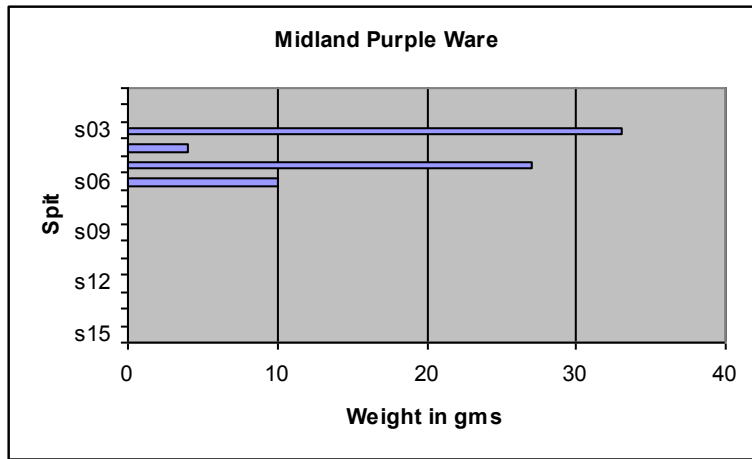
All the modern pottery was collected in the top 40cm, with most in the top 20 cm. The base of the topsoil, though not regular is around 30 cm down. 64% of the finds were Staffordshire White Salt-glaze Stoneware, many of the pieces moulded and nearly all likely to come from broken plates with a moulded rim and plain base. This was made and heavily marketed between 1720 and 1780. Only one Staffordshire white stoneware sherd was found below 30 cm depth. Next in abundance was Transfer-printed wares, all blue and white. This is mainly a 19th C type.

There were a few sherds of Pale Blue and Blue ware type that is difficult to relate to known fabric types and two thought to be early hand-painted. These and a sherd of Cream Ware could all be 18th C. A single sherd of White Ware, which has a range of 1830 to present day was recovered.

Brown salt-glaze stoneware and coarse earthenware were found almost entirely within the topsoil above 30cm depth. The stoneware was all 18th C and made in Nottingham. The sherds were small body sherds and not clearly attributable to any type of vessel.

Only a few coarse earthenware sherds were found. This is a poorly studied ware type. It is generally said to have been made from about 1675 to mid 20th C. In this pit most of the finds were Pink-bodied Black Glazed Coarse earthenware, which is likely to be mostly 18th C. A brown glazed sherd had a red slip under the glaze like the pink bodied and is likely to be a contemporary. Two other sherds were Vitrified Black Glazed Coarse Earthenware and Yellow Coarse Earthenware, both of uncertain date range.

Around 60 sherds of post-medieval pottery were collected from the two pits. All were found in the top 50 cm within the two layers of topsoil. The oldest is Cistercian Ware, which was being made in Ticknall, south Derbyshire from around 1450 to 1550. Other fabric types include Coarse Black



Ware, which has been poorly studied and probably has a long time range from 16th to 18th C. Most of the sherds were from chamber pots. Midland Black Ware, including a brown glazed variety, and Light-bodied Black Ware are technical improvements on Cistercian Ware and were being made from the mid 16th C for about a century. Midland Yellow Ware was plentiful. This came into production towards the end of the 16th C and lasted until it was superseded by the red-bodied coarse earthenware. Staffordshire Slipware, Black Slipware and Mottled Ware are mainly attributable to the last quarter of the 17th C and first half of the 18th, but these date ranges are extended considerably in some parts of the country.

Medieval pottery was found at all depths from spit 2 to 12, but not below. There is a sharp contrast in the date range for the pottery above and below the floor.

Above the demolition layer, which is in Spit 6, while there is a good range of fabric types, Midland Purple Ware is the commonest. This dates from early to mid 15th C to mid 16th C. Other fabrics include Nottingham Light-bodied Green Glaze (1275-1325), Nottingham Coarse Pink or Orange Sandy Ware (1200-1350), Nottingham Reduced Green Glaze (1350-1450), Medieval Sandy Ware (1200-1350) and Light-bodied Gritty

Ware (1350-1450), but most were present only in single sherds.

There were few sherds within the demolition layer, but between it and the level of the floor there was mainly Light-bodied Gritty Ware and Nottingham Reduced Green Glaze. While some of the Nottingham Reduced Green Glaze was being made from 1300, most of these sherds were from fabric types characteristically found after 1350 or 1375. One sherd of Shelly Ware (1200-1350) was found on the stone floor feature.

Below the floor the earliest medieval sherds were Nottingham Splashed Ware (1190-1250), but other dominant fabrics include Nottingham Light-bodied Green Glaze and Shelly Ware. One particular Shelly Ware fabric can be dated very tightly to 1275—1300. However, all the fabrics identified below the floor could be attributed to ware types that would have been in use largely in the late 13th C. One particularly interesting sherd found beneath the floor has been identified as

Saintonge Ware. This was made in France, near Bordeaux and was used for transporting wine from the area to England.

Two Roman sherds, Grey Ware and Nene Valley colour coat, were found, one in spit 6, the other in spit 9 below the floor.

### Interpretation

Despite the considerable ground disturbance over the years there is a crude stratigraphy evident in the finds distribution.

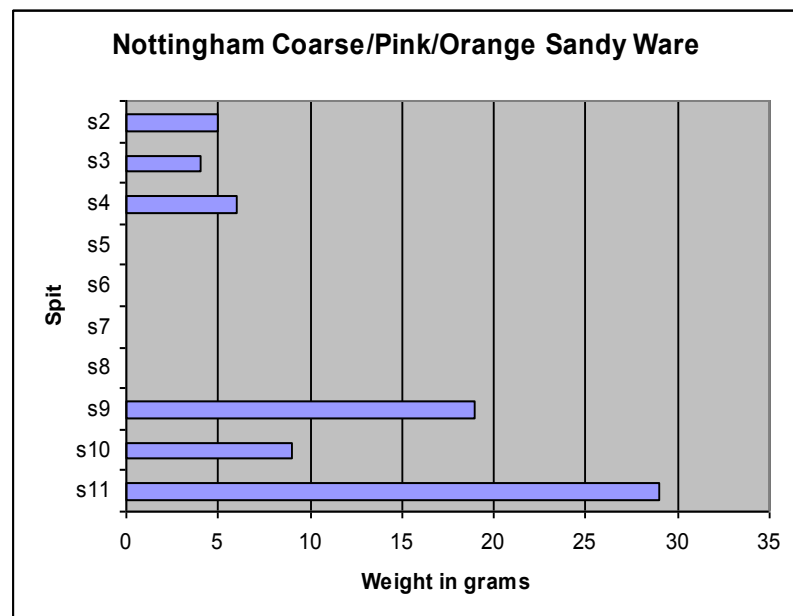
The Modern pottery, Stoneware, Coarse Earthenware, glass, clay pipes and post medieval pottery are all present almost entirely within the two layers of topsoil, mostly above 40 cm. The medieval pottery, though it is present from 20 cm depth in the topsoil occurs down to 130 cm and there is a clear age discrimination between the finds above and below stone feature.

The broad age range of artefacts in the topsoil is typical of soil that has been re-deposited, most likely during building work. Though the date range is from mid 15th C to the late 19th C most of it is attributable to the late 17th to 19th centuries and little was found that is clearly 20th C. The type of finds is interesting. A lot of early window glass was found together with wine bottle glass and a good deal of Staffordshire White Salt-glaze Stoneware, which was widely used among the middle classes in the period 1720-1780.

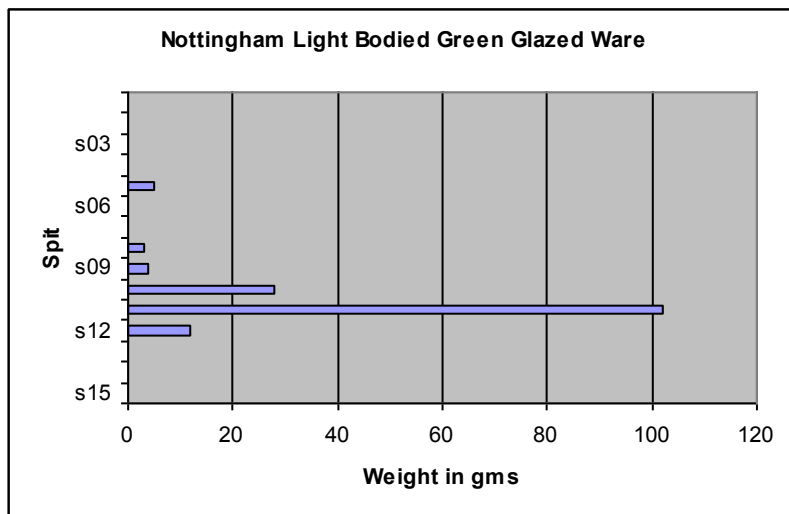
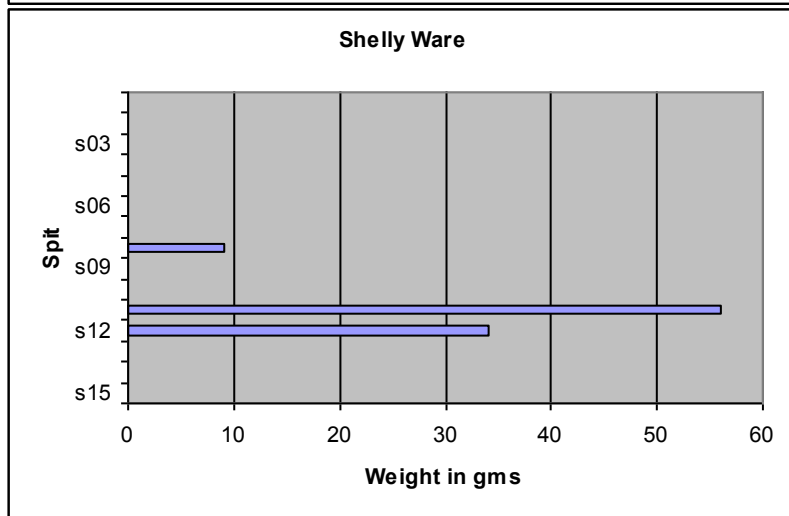
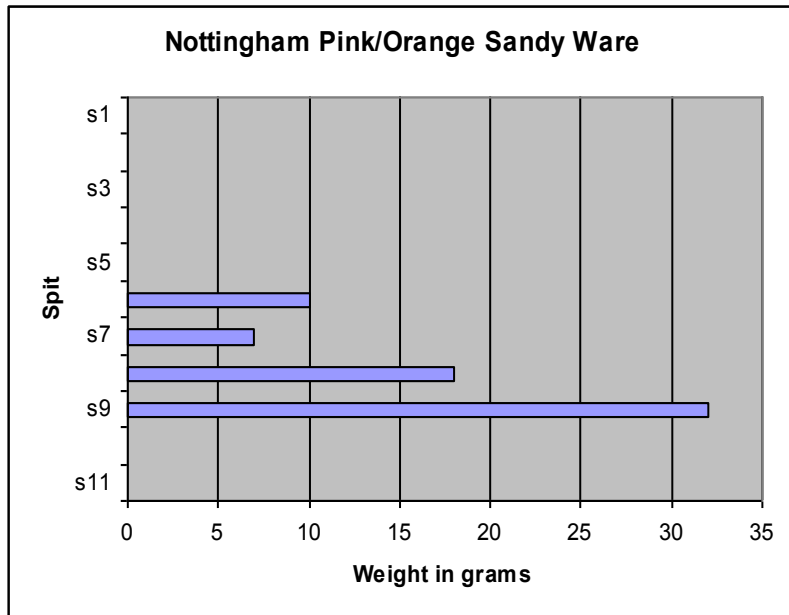
The demolition layer between 50 and 60 cm depth mostly consists of limestone roofing material, some with holes in them and a few with rusted iron nails in the holes. It is assumed that the layer represents a roof collapse, but it is difficult to put a date to it. Medieval pottery is present in the layers above it. The most abundant and the most significant is Midland Purple Ware, which dates from the 15th C and occurs only above the demolition layer.

Nottingham Reduced Green Glaze (1300—1450) and Light-bodied Gritty Ware (1375—1500) are present within the demolition layer, but the best evidence for the date of the collapse of the roof is the Midland Purple Ware. This might indicate that the roof collapse took place at some time in the 15th C.

One of the most interesting ware types is the general category of Nottingham Pink/orange Sandy Ware. This type is divided into a coarse variety and a normal sandy ware.



The coarse variety with a date range of 1200-1350 was found in the topsoil down to 40 cm and again in the succession beneath the stone floor. The normal pink/orange sandy ware has a date range of 1350-1450 and was found only between the floor and the demolition layer. The dominant pottery between the demolition layer and above the stone floor is Nottingham Reduced Green Glaze and Light-bodied Gritty Ware. These have the same date range 1350-1450. This pottery is found in brown-grey

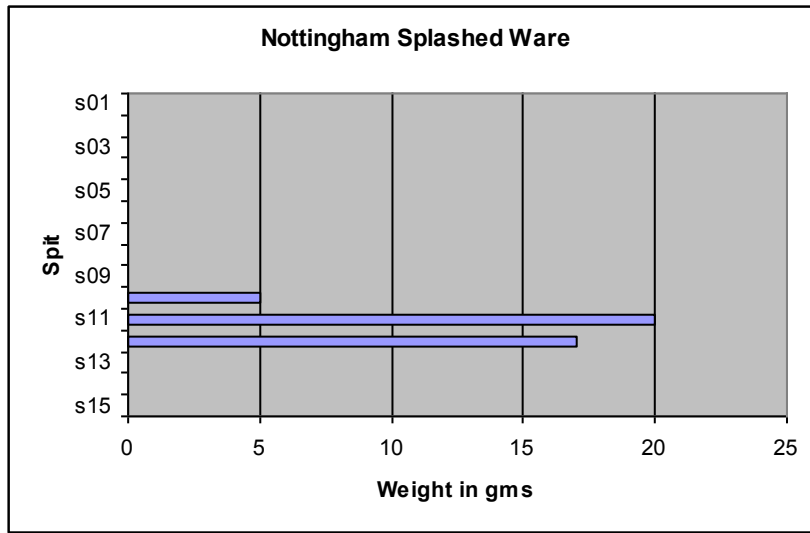


clayey sand with abundant charcoal, coal and skerry stones. This is disturbed ground and does not necessarily reflect on the stratigraphy, except that the material would have had to be deposited on the floor after the building fell into disuse. This may have been in the late 14th or 15th C.

The stone feature itself has been interpreted as a floor, which has been robbed of much of the stonework. Its full extent is not known. The feature was levelled and calculated to be about one metre above the present level of the market Place. The floor was laid on a sealing layer of red clay and this same material was used as a filler between the stones. Most of the stones used in the construction of the floor was skerry with a lesser amount of medium-grained sandstone and some well-rounded cobbles probably retrieved from the Trent gravels. The original supposition that this might have been a stone wall was abandoned when some of the material found resting on it was dated to the 14th C. It is known from documentary sources that the building, if it was the manor house, was occupied until the 15th century after which it fell into disuse.

Beneath the floor the pottery is almost all 12th C to early 14th C and is quite distinct from the pottery above it. Shelly Ware, Nottingham Light-bodied Green Glaze Ware and Nottingham Coarse Pink/Orange Sandy Ware, while one or two sherds were found in the made ground and topsoil above the floor

the greater proportion fall beneath the floor. Nottingham Splashed Ware is entirely beneath it. All fall within a date range of 12th to early 14th C This suggests that the floor could have been laid in the late 13th or early 14th C which conforms with the documentary evidence that Sir Richard de Bingham acquired the manor in 1266. The abundance of pottery beneath the floor, including the Saintonge Ware, many butchered bones, including the venison, and coal suggests that the floor was laid after the lord of the manor had been in occupation for some time.



In CB01 there are about 50 cm of soil beneath the floor and on the red-brown sandy clay till natural deposit. It is within this that the 12th to early 14th C medieval pottery sherds were found. The two Roman sherds, however, were found high in this succession and in the demolition layer. Little can be inferred from this.

In CB01E the stone floor feature is laid directly on what appears to be a natural surface of sandy clay

with layers of peat. This suggests a relief of near 50 cm within a few metres.

# PHOTOGRAPHIC RECORD OF THE PITS CB01



IMG\_1525 view north at 10 cm depth



IMG\_1530 view north. Top of demolition layer at c 50 cm



IMG\_1536 view north. First view of the stone-work layer at c 80 cm.



IMG\_1545 c 80 cm, view south. Stonework showing ripple marks in some skerry slabs. N side of wall excavated; south side shows clay abutting wall.



IMG\_1551 showing north face. Stones high in the wall on the left are the demolition layer. Red clay just below the dark, charcoal rich layer marks the position of the floor.



## CB01E



IMG\_1967 View N at c 70cm. First sight of stone floor feature with clay. The slate protruding from the north wall is a roofing slate from the demolition layer.



IMG\_1969 View E. shows the lower courses of the boundary wall. The demolition layer is just beneath it.



IMG\_1975 View N showing 50 cm pit extension to the west (left). The stone feature in the western half and the sondage dug through the feature on the east.



IMG\_1971 Some of the stones retrieved from the stone feature.