

PROJECT DESIGN

Archaeological Trial Pitting & Watching Brief,
related to proposed broadband cable trench
and boundary fence construction
(Report No. 2024-05: MA866)
(Revision No.4)

CLAYTON HALL,
CLAYTON HALL ROAD,
MANCHESTER

Client: Manchester City Council

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1. INTRODUCTION

1.1 Background

This Written Scheme of Investigation (Project Design) has been drawn up to be submitted as part of a Scheduled Monument Consent for submission to Historic England. It was commissioned by Bernadette Bone of BB Heritage Studio, on behalf of the client, Manchester City Council, who are planning to install a new broadband cable, to renew the boundary fences at the site, and to repair existing drains.

The construction site is within the area of the Scheduled Monument known as 'Clayton Hall moated site' (SM 1009339); OSNGR SD 88124 98564. This document has been compiled following limited consultation with Andrew Davison of Historic England.

In about 1200, Robert de Grelley had granted Clayton to Robert de Byron. Sir John Byron was sheriff of Lancashire between 1437 and 1449, and his son Nicholas held the same office until 1460.

In the early 17th century, the Byron family sold off most of their Lancashire estates, and Clayton was sold in 1621 to the brothers George and Humphrey Chetham. George died in 1627, and Humphrey inherited the estate. Clayton eventually became his residence, and he died here in 1653. His nephew George Chetham inherited the estates, and died in 1664, the estates passing to his son James. The estates then passed down through the family until in 1833, when they passed into the hands of the Hoare family, who sold Clayton in 1893 to Manchester Corporation.

A succession of tenant farmers had leased Clayton from about 1697, until about 1833. By then, the hall had lost most of its farmland, and it was leased out to a number of professionals and businessmen. It then became a clergy house. In 1900, the City Corporation contracted the architect Alfred Darbyshire to advise upon the restoration.

The surviving building known as Clayton Hall (Listed Grade II*; No.387908), located on the east side of the moated platform, comprises two parts. The southern, timber-framed part may have originated sometime between 1380 – 1480, as an independent lodging block. It was apparently remodelled during the late 16th or early 17th century.

The contiguous part located to the north comprised a double-pile brick house, erected during the late 17th or early 18th century. The hearth tax records of 1673 indicate a substantial house of 18 hearths then existed, comprising three or even four sides of a quadrangle. It is suggested that most of this house was demolished when the brick building was erected. The Listed Building was the subject of a Level IV Historic Building Record in 2015, undertaken by Matrix Archaeology

The moated platform measures about 60m north-south by 50m east-west, and is defined by a dry moat, now floored with concrete. A Listed C17 bridge crosses the south moat arm, and provides the only access to the platform.

1.2 Site Location and Description

Clayton Hall was located in Clayton, c.4km to the east of Manchester city centre. Although this was a distinctly rural location until the late 19th century, subsequent industrial and housing development have enclosed the site, it now lies adjacent to the busy A662 road which connects Manchester to Ashton-under-Lyne. Clayton is located within the plain of the Manchester embayment, and the area rises very gradually eastwards, with the hall being at about 78m AOD. The only distinct local relief comprises the valley of the river Medlock at Clayton Vale, located c.700m to the north; this river flows westwards towards its confluence with the river Irwell in Manchester.

1.3 Geology and land use

Geologically, the eastern suburbs of Manchester are underlain by a thick deposit of englacial boulder clay, including the site of Clayton Hall. However, an irregular belt of glacial sand and gravel extends from Clayton Vale southwards to Gorton, and the eastern flank of this feature appears to contain the moated site on its western and southern edges.

2. PROJECT AIMS AND OBJECTIVES

In order to determine the potential impact of the proposed development upon the Scheduled Monument, a programme of archaeological trial pitting is required to be undertaken during the works. The required stages to achieve this are as follows:

- (1) Site-based recording and interpretation
- (2) Reporting and archive production
- (3) Archive deposition

The primary aim is to identify and record any below-ground archaeological evidence related to the late medieval/early post-medieval moated platform. Apart from the existing buildings, it is probable that earlier buildings will have existed on the platform, and the location of these is unknown, although it seems likely that they will have defined three or four sides of a quadrangle (Arrowsmith, 2015).

Moated sites as a group are briefly considered within the relevant regional research framework (Brennand, 2006, 121-4). About 500 moated sites are identified across the north-west, of which about a quarter are scheduled. Most seem to have functioned as farmsteads, within a context of late medieval dispersed settlement, although a number (including at Clayton) functioned as manorial centres. Most moat creation seems to date from the 12th to 13th centuries. Both timber and stone bridges have been recorded, but the platform buildings seem to have little uniformity. As in many other types of monument, the available archaeological evidence leaves many questions regarding origins and subsequent development.

3. METHOD STATEMENT

In line with the objectives and stages of the archaeological work stated above, the following work programme is submitted.

3.1 Site recording

- 3.1.1 (a) Trial Pitting (see attached Figure). Trial Pit No. 1 is located at the north end of the proposed broadband trench which links to the south-west corner of the Hall. From here, extending in a southwards direction, the trench would cross the moat to the east of the moat bridge. Trial Pits 2 & 3 are located on this trench, Trial Pit 3 being right on the edge of the moat.

It should be noted that all three of the trial pits are located within the Scheduled Monument; and are primarily intended to determine whether or not any evidence survives for the former existence of a range of buildings along the southern edge of the moat platform. If significant remains of buildings did survive here, then one recommendation may be that this section of the proposed broadband trench should be excavated archaeologically, rather than by the groundworks contractor.

All of the trial pits would nominally measure 1m by 1m in plan, and would be excavated to a maximum depth necessary for the broadband cable (0.60m), or to the top of undisturbed archaeology, whichever was encountered first. *These trial pits would be hand excavated, as the presence of badger setts precludes the use of a minidigger.*

(b) In the event that significant features were found, additional hand excavation may occur, along with detailed recording in plan and section. If necessary, trenches may be opened out slightly and stepped back, to facilitate greater excavation depth. Additionally, if conditions were considered suitable, then sampling for palaeoenvironmental analysis may be undertaken. Any excavated timber structures may be sampled for dendrochronology.

(c) Watching Brief. Whether or not any archaeologically-significant features or deposits were encountered during the trial pitting, a watching brief would be required during subsequent cable trench excavation, boundary fence construction works, and the proposed drainage repair, although such works may require consultation with the client, Historic England, and GMAAS.

3.2 Drawn records

The drawn field records would be reproduced in AutoCAD 2023, then drawings produced in accordance with the guidance and drawing conventions outlined within English Heritage's *Understanding Historic Buildings: A guide to good recording practice* (2016), and the relevant CIFA guidelines.

However, with regard to CAD layering conventions within the former guide, it is proposed to use **eight** CAD layers, as follows:

LAYER NAME	LAYER CONTENT	LINE TYPE	LINE THICKNESS
(1) BORDER	Drawing borders	Solid black	0.30mm
(2) TEXT	All text, scales, compass points	Solid black	0.20mm
(3) SECTION LINE	Section lines, trench edges	Dashed & dotted red	0.00mm
(4) ONCUT	Wall lines	Solid black	0.30mm
(5) BELOW CUT	Detail below or beyond cut line	Solid black	0.00mm
(6) ABOVE CUT	Detail above or in front of cut line	Dashed black	0.00mm
(7) FORMER CUT	Line of demolished or projected wall	Dashed black	0.30mm
(8) HATCH	Phasing cross-hatching	Solid black	0.00mm

3.3 Textual description of structures and features

Detailed textual descriptions of all deposits, features and structures which are to be affected by the new works will be created. Features and layers will be described by context sheet, cross-referenced to both drawings and photographs.

3.4 Photographic record

A full photographic record will be undertaken. This will include overall photographs of the trial pits and site, working photographs of the excavation work, and detailed photographs of any features revealed during excavation. This will be undertaken in colour digital, using a Canon EOS1100D camera (effective 12.2 megapixels), using a Tamron SP 10-24mm wide angle lens, with physical scales included within photographs where appropriate.

All photography would be undertaken in accordance with the publication *Digital Image Capture and File Storage* (Historic England, 2015).

3.5 Collection and disposal strategy

Artefacts and ecofacts – Every potentially significant artefact (and ecofact) will be bagged and located, both by context and by three dimensional co-ordinates (where significant, and where possible). Any late C20 finds will be sampled only to establish context dating. Any immediate conservation needs for significant artefacts/ecofacts will follow guidelines supplied in *First Aid for Finds* and Brown (2011). Late C20 finds will be disposed of within the spoil. Other finds will be offered to the Friends of Clayton Hall/Manchester CC in the first instance.

Any **scientific samples** will be bagged, labelled and stored appropriately as defined by Brown (2011).

If very significant paleoecological deposits are encountered, then Historic England and GMAAS will be consulted; and a visit may be arranged with the nominated consultant.

4. POST-EXCAVATION, ARCHIVING AND REPORTING

4.1 Archive

The results of Stages 3.1 - 3.4 will form the basis of a fully integrated archive to professional standards, in accordance with current Historic England guidelines (Brown, 2011 and Lee, 2015).

The digital archive drawings will be presented in AutoCAD 2023, as dwg files. All drawings will be produced in AutoCAD, at A3 format. Each sheet will be fully titled. Drawing conventions for plans and sections will follow the general guidelines as issued by Historic England's *Understanding Historic Buildings: A Guide to good recording practice* (2016) and *Understanding the Archaeology of Landscapes: A guide to good recording practice* (2007).

Digital photographic images will be titled, and will be included within the report as part of the watching brief and fabric record. These will also be provided digitally, in JPEG form, in excess of 10mp.

The textual archive will be provided both as a printed document and on a USB penstick in PDF and Word formats.

A copy of the archive will be submitted to the ADS, including reports (Word format); drawings (AutoCAD & PDF format), and photographs (RAW and JPEG format).

4.2 Reports

Two bound and a digital copy reports would be prepared for submission to the client. Each report would be in two sections; firstly the textual report at A4 format, and secondly the drawings and photographs, at A3/A4 format. These reports will present, summarise, and interpret the results of the programme detailed in Stages 3.1-3.3, and include appropriate illustrations, including copies of the plans, elevations, and section drawings, reduced to an appropriate scale (although drawings are field recorded at 1:10 or 1:20 scales, it may not be always appropriate to reproduce them at this scale). The report will summarise the history of the site, and include a full text recording the significance of the archaeological evidence. Recommendations will be produced to highlight future potential for any further recording or watching brief works.

Digital copies of the report (PDF/A format) will also be forwarded to the Greater Manchester HER.

The report layout will be as follows:

Abstract Summary

- (1) Introduction, explaining background to work
- (2) Scope & methodology
- (3) Location, including geology, geomorphology, aspect & soils
- (4) Historical background of site.
- (5) Trial pitting & watching brief results, including structures, features and deposits.
- (6) Site interpretation.

- (7) Sources & bibliography
- (8) Index to photographic archive
- (9) Artefacts and ecofacts description.

Site location plan – 1:500 scale, partially derived from O.S. data

Plans, elevations, and cross sections for the structures/features.

Plates – digital photographs reproduced in colour, in excess of 1200 dpi.

5. OTHER MATTERS

5.1 Project monitoring

Any proposed changes to this project design will be agreed with the clients, as well as with Historic England and the GMAAS, prior to commencement of any fieldwork. A preliminary meeting could be arranged at the outset of the project, if necessary. Further meetings to review the progress of work could occur during the programme.

5.2 Project Timetable

The projected duration of archaeological works is as follows:

- | | | |
|-----|--|--------|
| (1) | No.3 Trial Pits excavation & backfilling | 5 days |
| (2) | Any additional excavation and recording, where significant features/deposits encountered | 1 day |
| (3) | Watching brief works | ? days |
| (4) | Reporting and archiving | ? days |

5.3 Health and Safety

Full regard will, of course, be given to all Health and Safety considerations. Matrix Archaeology fieldwork conforms to all the provisions of the SCAUM (Standing Conference of Unit Managers) Health and Safety manual. Risk assessments are undertaken as a matter of course for all projects, including construction-relevant COVID considerations.

5.5 Access

Matrix Archaeology staff and subcontractors should be provided with unrestricted access to the site for the full duration of the trial pitting.

5.6 OASIS

A PDF copy of the report will be deposited on the OASIS website after the report has been deposited with the GMAAS.

5.7 Independence

Matrix Archaeology is a limited company, taking full employment responsibility for all of its employees and sub-contractors.

5.8 Professional Standards

Matrix Archaeology has always worked to adhere to the highest professional standards current within field archaeology, and will abide by the CIfA documents *Standard and guidance for archaeological field evaluation* (2014) and *Standard and guidance for an archaeological watching brief* (2014); and by the CIfA 'Code of Conduct'.

6. STAFFING

The fieldwork will be supervised by **Mark Fletcher, BSc, MAAIS** (Matrix Archaeology Director). He has worked as a professional archaeologist since 1985.

His former employment posts are as follows:

Supervisor and Project Officer with **Trust for Wessex Archaeology**, 1985-87; Project Manager with **Greater Manchester Archaeological Unit**, 1987-94; Senior Project Manager with **Lancaster University Archaeological Unit**, 1994-1997; Senior Managing Archaeologist with **West Yorkshire Archaeological Service**, 1997-2000. Set up **Matrix Archaeology** of Manchester as a commercial contracting and consulting body in March, 2000.

Any significant post-medieval pottery will be reported upon by **Leigh Dodd** of Earthworks Archaeology Services. Leigh has significant experience of small finds assessment and analysis across the counties of Greater Manchester and Cheshire.

Any significant environmental sampling would be undertaken by **Dr Andy Howard** and **Dr David Smith**, of the Institute for Archaeology and Antiquity, of the University of Birmingham.

7. COSTINGS

- 7.1 Cost for trial pit excavation £3,300.00 plus VAT
 Watching brief attendance day rate £420.00 plus VAT
 Watching brief archiving & reporting day rate £380.00 plus VAT
 (The trial pitting/attendance day rate, as against the reporting day rate, is at a ratio of 1:1, so every day in the field results in a reporting day).

- 7.2 In the event that any specialist subcontractors become involved, such as a palaeoecologist or a dendrochronologist, then additional sums would be required, although it is not anticipated that a contingency sum of more than **£500.00 plus VAT** would be required.

- 7.3 Possible additional contingencies to be agreed with both the client, Historic England, and GMAAS beforehand.

SOURCES

Arrowsmith P 2015 *Clayton Hall, Manchester: An Archaeological; Assessment*, unpublished client report

Brennand M (ed) 2006 *The Archaeology of North West England: An Archaeological Research Framework for North West England: Volume 1 Resource Assessment*, CBA

Brennand M (ed) 2007 *Research and Archaeology in North West England: An Archaeological Research Framework for North West England: Volume 2 Research Agenda and Strategy*, CBA

Brown D H 2011 *Archaeological Archives: A guide to best practice in creation, compilation, transfer and curation*, IFA

CIfA 2014 *Standard and guidance for archaeological field evaluation*

CIfA 2014 *Standard and guidance for an archaeological watching brief*

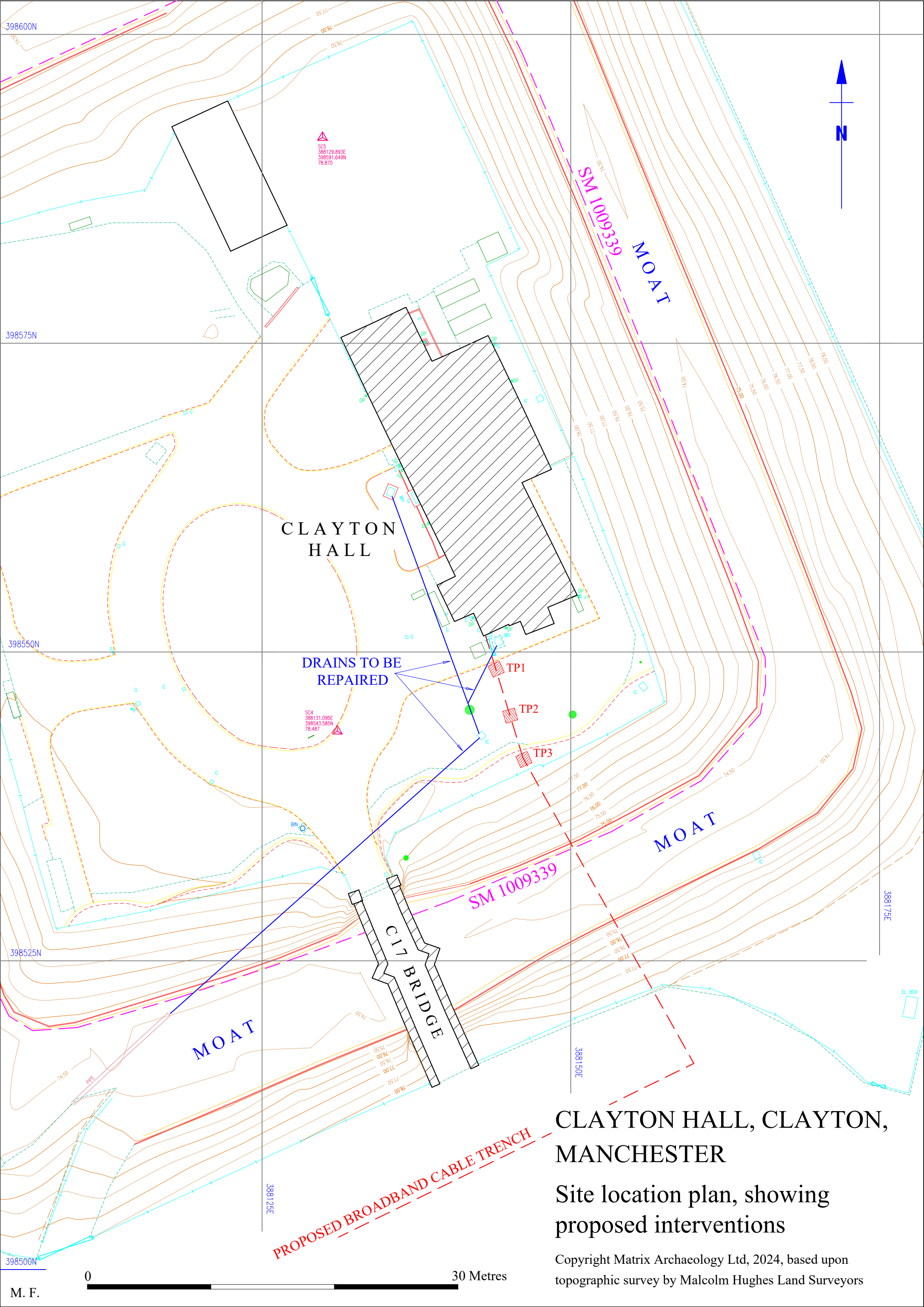
Historic England 2015 *Digital Image Capture & File Storage: Guidelines for Best Practice*

Lane R 2016 *Understanding Historic Buildings: A guide to good recording practice* Historic England

Lee E 2015 *Management of Research Projects in the Historic Environment: The MoRPHE Project Managers' Guide* Historic England

Matrix Archaeology Ltd 2015 *Clayton Hall, Clayton, Manchester: Historic Building Recording*, Client Report 2015-15; MA593

<http://mapapps.bgs.ac.uk/geologyofbritain/home.html>



CLAYTON
HALL

DRAINS TO BE
REPAIRED

SM 1009339

SM 1009339

MOAT

MOAT

C17
BRIDGE

PROPOSED BROADBAND CABLE TRENCH

CLAYTON HALL, CLAYTON,
MANCHESTER

Site location plan, showing
proposed interventions

Copyright Matrix Archaeology Ltd, 2024, based upon
topographic survey by Malcolm Hughes Land Surveyors



0 30 Metres

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