

MANCHESTER ENGINEERING CAMPUS DEVELOPMENT



AN ARCHAEOLOGICAL DESK-BASED ASSESSMENT – JULY 2014

A REPORT FOR THE UNIVERSITY OF MANCHESTER

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Summary

This report presents the results of an archaeological desk-based assessment of the site of the proposed Manchester Engineering Campus Development (centred at SJ 845 971), carried out on behalf of the University of Manchester.

The earliest known development within the study area comprised two buildings in existence by the early 1790s at what was then the junction of Brook Street and Rusholme Road. The more easterly building is believed to have been a house, while the western building from the evidence of Laurent's map of 1793 was used as a corn mill, possibly horse-driven. The remainder of the study area at this date comprised agricultural land.

By the early 19th century new streets had been laid out within the study area as part of the development of Chorlton-upon-Medlock as a suburb of Manchester. The earliest buildings erected during this period principally comprised a fashionable row of houses named Bloomsbury, in existence by 1819, which were provided with their own gardens on the opposite side of Rusholme Road. However, from the early 1820s housing became more widespread within the study area. This mostly comprised terraced double-depth dwellings, with or without outshuts, but also included a row of single-depth houses with paired outshuts, built on Back Grosvenor Street in 1824. By the 1840s the study area also included a mason's yard, a timber yard and probably a smithy, and also a Primitive Methodist chapel built in a Gothic style.

In the second half of the 19th century most of the remaining vacant areas within the study area were built over, and the building stock became more diverse. A Scottish Presbyterian chapel and a Welsh Independent chapel were erected, the latter built in a classical style, together with a Christian Brethren's Meeting Room, and a Secular Institute. New manufactory and commercial premises were constructed, including a mineral water works, and a builder's yard which was converted to an aerated water works. Several public houses are also documented in the study area from this period. Oddfellows Hall on Grosvenor Street was added in the 1900s

A major programme of clearance in the study area was carried in the 1960s. By the late 1970s only Oddfellows Hall remained of the early buildings and the study area had been redeveloped with halls of residence and the Materials Science Centre building.

There are no known and potential remains within the study area which are considered to be of national importance, and which therefore merit preservation in situ.

However, the study area potentially contains remains of local significance which merit preservation by record, should they be affected by any proposed development. These comprise remains of workers' houses on the former Back Grosvenor Street (**site 37**). It is recommended that the site of these houses is evaluated by archaeological trial trenching, the extent of which should be determined by consultation with the Greater Manchester Archaeological Advisory Service. Should significant remains be found, there may be a requirement for subsequent recording by archaeological excavation.

1. Introduction

1.1 Background

- 1.1.1 This report presents the results of an archaeological desk-based assessment for the proposed Manchester Engineering Campus Development. It has been compiled by Dr Peter Arrowsmith, archaeological consultant, on behalf of the University of Manchester.¹

1.2 Aim

- 1.2.1 The aim of the assessment has been, as far as is reasonably possible, to describe the known and potential archaeological remains within the study area, to assess their significance, to identify the potential impact of development and to identify any further work which might be required in mitigation.
- 1.2.2 The assessment area includes Oddfellows Hall, a Grade II Listed Building. It is understood that issues relating to this building are addressed in a separate study. The archaeological assessment is confined to potential below-ground archaeology.

1.3 Methodology

- 1.3.1 The assessment has comprised a desk-top study and a site inspection.
- 1.3.2 Archives and collections consulted for the assessment have included:
- Greater Manchester Historic Environment Record (HER), formerly the Sites and Monuments Record (SMR), held by the Greater Manchester Archaeological Advisory Service
 - Manchester University Library
 - Manchester Central Library/Manchester Archives
- 1.3.3 The assessment has been carried out in accordance with the *National Planning Policy Framework* (2012). The significance of the archaeological remains has been assessed using the Secretary of State's criteria for designating Scheduled Monuments.
- 1.3.4 Norman Redhead, Heritage Management Director (Archaeology), Greater Manchester Archaeological Advisory Service has been consulted on the findings of the report.

1. Thanks are due to Ryan Lewis, The Directorate of Estates and Facilities, The University of Manchester; and Norman Redhead, Heritage Management Director (Archaeology), Greater Manchester Archaeological Advisory Service.

1.4 Location, Landuse, Topography and Geology

- 1.4.1 The study area, centred at SJ 845 971, lies on the south side of Manchester city centre, and is bounded on the north by Grosvenor Street, on the east by Upper Brook Street, on the south by Booth Street East and on the west by Oxford Road, the Aquatic Centre and York Street (*Figure 1*).

The study area contains, on the east, the James Chadwick Building, the Materials Science Centre, and Oddfellows Hall; and, on the south-west, the Manchester Business School East. Between these, extending from Grosvenor Street to Booth Street East, are the Grosvenor Halls of Residence, comprising the Grosvenor Street Building, Grosvenor Place, Ronson Hall and Bowden Court Blocks 2 and 3. An access road divides the Grosvenor Halls of Residence from the buildings to the east.

- 1.4.2 From OS mapping, the study area lies at a height of *c* 38 AOD (Above Ordnance Datum). A depression, *c* 2.5m deep with sloping sides, runs along the east side of the Materials Science Centre building, to light a basement.

- 1.4.3 As mapped by the British Geological Survey, the study area lies within an area of Glaciofluvial Deposits of sand and gravel. The underlying bedrock is mapped as strata of the Sherwood Sandstone Group.

Recent geotechnical investigations within the study area have revealed made ground to depths of between 0.7m and 4.5m, excluding the depression on the east side of the Materials Science Centre, where made ground was encountered at depths of 0.3m and 2.0m. Superficial deposits were found in approximately half of the samples, comprising sands and gravels, and clay. In the remaining samples the made ground appeared to rest directly on the weathered sandstone bedrock (WYG Environment 2014; see Appendix of this report).

1.5 Statutory Sites

- 1.5.1 Oddfellows Hall, 97 Grosvenor Street, is a Grade II Listed Building (SMR 11640.1.0; LB List number 1200840, listed as Royal Northern College of Music, Grosvenor Street).

2. Archaeological and Historical Background

2.1 Prehistoric and Roman

- 2.1.1 No known prehistoric or Roman finds are known from within the study area. The closest known find is that of a stone implement, possibly of Neolithic date, discovered in 1887 to the north of the study area in river gravels between Grosvenor Street and Sidney Street (SMR 1373.1.0).

Within the North-West the evidence for prehistoric and native Romano-British activity is often sporadic and based 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. The location of the study area within an area of sand and gravel and within reasonable proximity to the River Medlock to the north and the Corn Brook (now culverted) to the south places it within an area favourable for early activity. However, given its later development the possibility of any early evidence surviving within the study area can be considered to be slight.

- 2.1.2 No Roman finds are known from within the study area or its immediate locality.

2.2 Anglo-Saxon to Post-Medieval

- 2.2.1 Historically the study area lay within the township of Chorlton-upon-Medlock, formerly known as Chorlton Row, and originally as Chorlton (Farrer & Brownbill 1911, 251). The place-name has an Old English derivation, meaning the 'the peasant's **tun** (settlement or farm)'. It has been suggested that in the Anglo-Saxon period this township was originally joined with Chorlton-cum-Hardy, and provided the main peasant settlement in an extensive estate perhaps contiguous with the later Salford Hundred (Kenyon 1991, 107).

- 2.2.2 The distribution of settlement in the township in the Anglo-Saxon and medieval periods is unknown, but by the post-medieval period, as indicated on Yates's map of the 1770s, it appears to have been concentrated along the line of the Manchester to Stockport road, the present A6. At this period, despite its proximity to the growing town of Manchester, Chorlton Row was scantily populated with only 46 houses and 226 inhabitants recorded in 1774 (Brumhead & Wyke nd, ii).

Laurent's map of 1793 shows that the study area was crossed from east to west by Rusholme Road, an early routeway which ran from the Stockport road (*Figure 2*). On the north-west Boundary Lane, the forerunner of Boundary Street, branched off Rusholme Road before this swung southward to follow the line of Oxford Road. To the north of this point Oxford Road is shown on Laurent's map as a broad thoroughfare, which had opened in 1790 as a link from St Peter's Square (Brumhead & Wyke nd, ii). On the south and east sides of Rusholme Road at this period, the study area lay within a single large field, the southern boundary of which roughly coincided with the later Booth

Street East and the eastern boundary with the later Upper Brook Street. To the north of Rusholme Road the study area mainly lay within a group of small fields, bounded on the east by Brook Street, which at this date terminated at the junction with Rusholme Road. On the west side of that junction, the study area also included a group of two buildings, also depicted, probably with greater accuracy, on Green's map of 1787-94 (*Figure 3*). The more easterly of these was still standing in the 1830s and appears to have been a house (*Figure 15*, **site 30**). Laurent's map includes his symbol for a corn mill at this site, but although several small ponds are shown close by there is no indication of a water supply capable of driving a wheel. If there was a corn mill here it was possibly turned by a horse gin. This site lay only c 0.2km to the south-west of Chorlton Hall (outside the study area) but cannot be readily identified among the components of the Chorlton Hall estate listed in a deed of 1784 (Manchester Archives M74/3/1/1). These included a farmstead which numbered a Mill Meadow among its fields. At least part of its farmland was situated on the south side of Rusholme Road (where it included Cock Meadow, the site of a later burial ground to the east of Upper Brook Street), and the likely location for this farm is a group of buildings shown on Laurent's and Green's maps just to the south-east of **site 30**, on the opposite side of Rusholme Road, outside the study area (*Figures 2 & 3*). This site lay directly opposite the end of Brook Street and is also shown on Yates's map of the 1770s. It is possible that the Mill Meadow was named not after the corn mill site indicated on Laurent's map, but a lost mill site perhaps situated on the Corn Brook, to the south of the study area.

Laurent's map shows the land to the south of Boundary Lane and west of Oxford Road/Rusholme Road to have been in the ownership of Sir Gore Booth, baronet. The Gore Booth family were heirs to the estate of Humphrey Booth, the 17th-century Salford merchant and benefactor who is recorded as holding land in Chorlton in the 1630s (Farrer & Brownbill 1911, 208-9 n 50, 254 n 29). This family connection is presumed to have given rise to the name of Booth Street.

2.3 Industrial to Present

- 2.3.1 Within a generation or so of Yates's survey, the character of Chorlton-upon-Medlock was transformed by the southern spread of the industrial town of Manchester. Shortly after the opening of Oxford Road, the area of the Chorlton Hall estate in the north of the township was bought by Samuel Marsland and his brother Peter, two prominent Stockport cotton manufacturers, and William Cooper and George Duckworth of Manchester (Brumhead & Wyke nd, ii). On the south their purchase extended to Rusholme Road and Boundary Lane, but excluded **site 30** (op cit, iii *Figure 2*). The new owners' intention was to develop this area as a suburb of Manchester, which at this time was growing at an unprecedented rate as a consequence of the upsurge of the cotton industry. The centrepiece of this development was to be a new square, originally known as Grosvenor Square and later as All Saints after the church which was built here in 1819-20. Laurent's map of 1793 shows the proposed square and the surrounding grid-iron of streets superimposed on the then existing field boundaries (*Figure 2*). These proposed new streets included Grosvenor Street and York Street which respectively form the boundary of the study area on the north and north-west.

In spite of this ambitious town-planning scheme, the initial growth of Chorlton

was slow, with the population rising to only 675 at the time of the 1801 census, compared with 70,409 for the township of Manchester. By 1821, however, the figure had risen to 8209 (Brumhead & Wyke nd, ii-iii). In 1830-1 Chorlton was provided with its own Town Hall and Dispensary, built on the south side of Grosvenor Square. In 1838, as a consequence of Chorlton's growth in population, the township was included within the boundary of the new municipal borough of Manchester (Farrer & Brownbill 1911, 252).

- 2.3.2 Johnson's map of 1818-19 (*Figure 4*) shows that the old course of Rusholme Road had been straightened to run directly to Oxford Road, and that the block between Rusholme Road and Grosvenor Street had been divided by a realignment of Boundary Street, which now continued to Brook Street. Within these streets, the main development had taken place on Rusholme Road where a row of sizeable houses had been constructed (**site 31**). Later mapping names this row as Bloomsbury (*Figures 6 & 8*), presumably after the fashionable London district. By this date the western building at **site 30** had been removed, but the house there was still standing. Within the block between Boundary Street and Grosvenor Street, the only development at this date was the construction of a pair of workers' houses on the corner of York Street and Boundary Street (**site 34**).

The map of 1818-19 shows that the old Brook Street had been straightened and extended to the south of Rusholme Road to form Upper Brook Street. This map also indicates that, to the south of Rusholme Road, two new streets had been laid out between Oxford Road and Upper Brook Street, namely Rosamond Street on the north and Booth Street on the south. However, no development had taken place here in the block between those streets, while in the block between Rosamond Street and Rusholme Road the only development within the study area comprised houses adjacent to Upper Brook Street (**sites 21-23**).

- 2.3.3 By 1824 much more development had taken place in the block between Grosvenor Street and Boundary Street (*Figure 5*). This included the construction of a row of double-depth workers' houses on Boundary Street (**site 36**), and to the rear of these a row on Back Grosvenor Street comprising single-depth houses with paired outshuts (**site 37**). Rate books show this last row to have been built by John Goadsby, druggist, and to have originally comprised twelve houses built in 1824 with an additional four being added in 1830-1 (MCL Rate Book Microfilm Rolls 66 & 67). Directories give Goadsby's own address at premises in Manchester town centre (Baines 1825; Pigot & Co 1828), implying that these houses in the expanding suburb of Hulme were built purely as an investment. Other, larger houses had also been built by 1824 at the eastern end of Grosvenor Street (**site 41**).

By 1824 development had begun in the block between Rosamond Street and Booth Street. This principally comprised houses on Oxford Road (**site 1**) and Upper Brook Street (**site 18**), and others on Booth Street (**site 9**). Piecemeal development had also occurred on the north and central parts of the block (**site 15a & b**; **site 11**), but had been removed by 1831 (*Figure 6*).

The block between Rosamond Street and Rusholme Road by contrast saw no new development within the study area. Instead this area is shown on mapping of 1824 as gardens. The maps of 1831-49 also indicate gardens here (*Figures 6-8*), and show these as divided into strips which ran between these two streets and which also each closely corresponded with the houses

in the Bloomsbury row on the opposite side of Rusholme Road (**site 31**). It would appear, therefore, that this area was reserved for the private gardens of those houses, as a result of which it was not developed for other purposes until the latter half of the 19th century.

- 2.3.4 Development between 1824 and 1831 (*Figure 6*) was less extensive, but in the north of the study area included a mason's yard and additional housing on York Street (**sites 32, 34 & 35**). In the south of the study area, the block between Rosamond Street and Booth Street was divided into three by the construction of Higher York Street and Rumford Street, shown only as open swathes on mapping of 1824. Workers' houses were built in the middle one of these three blocks, on Rosamond Street (**site 15**) and to their rear (**site 14**) on what became Henry Street. Other houses were built in the western block, on Booth Street (**sites 6 & 7**).

- 2.3.5 Between 1831 and 1845 (*Figure 7*) new houses were added on Grosvenor Street (**site 38**), with a brewer's yard at their east end (**site 39**), and on Rusholme Road the Bloomsbury row (**site 31**) was extended eastward over the site of the house at **site 30**.

In the south of the study area, the block between Rosamond Street and Booth Street was now divided by Henry Street and most of the vacant plots here were filled with new houses (**sites 9, 10, 14 & 16**), with a timber yard (**site 8**) and blacksmith's (**site 9**) on Higher York Street. The western block between Rosamond Street and Booth Street was itself divided by Gooldeen Street, a continuation of Henry Street, and plots were also used for new houses (**sites 3-5 & 7**). On Rosamond Street, this area also saw the construction in the early 1840s of a Primitive Methodist chapel in a Gothic style (**site 2**). In the eastern block between Rosamond Street and Booth Street a row of houses was built on Rosamond Street (**site 17**) but to the south of these this area still remained undeveloped.

- 2.3.6 In the later part of the 19th century, as shown on mapping of 1888-9 (*Figure 9*), the remaining vacant plots within the study area were built over and developed. While some new houses were added, the building stock of the study area also became more diverse.

New places of worship were added, with a Welsh Independent Chapel being built in a classical style between 1861 and 1863 at the junction of Booth Street and Rosamond Street (**site 19**), and a Scottish Presbyterian Church between 1858 and 1861 on Rusholme Road (**site 28**), part of the development of the former Bloomsbury gardens. Just to the west of that last building was a hall built in the late 1860s or early 1870s as the Christian Brethren's Meeting Room (**site 29**). By the late 1880s, however, this was the meeting place of the Secular Society. The society has previously met in the Secular Institute, built between 1873 and 1876, on the former site of the mason's yard on Grosvenor Street (**site 35**).

New manufactory and commercial premises were erected. Among the buildings on the former Bloomsbury gardens were a mineral water works (**site 25**), a builder's yard which was converted to an aerated water works (**site 27**), and buildings occupied by a cab owner (**site 24**) and furniture remover (**site 26**). The houses on Oxford Road (**site 1**) were mostly rebuilt for a commercial use, which included licensed premises. Several other public houses are recorded from the 1850s onwards (**sites 3, 7, 12, 34, 39 & 41**).

In the 1900s the Oddfellows Hall was built on Grosvenor Street (**site 41**), replacing an earlier building used for that same purpose.

- 2.3.7 Some buildings within the study area were removed between 1932 and 1948 (*Figures 12 & 13*). The major clearance phase took place in the 1960s, when also Upper Brook Street was widened (*Figure 14*). By 1978, with the exception of the Oddfellows Hall (**site 41**) all the early buildings had been removed and the area had been redeveloped with the Grosvenor Halls of Residence (apart from Ronson Hall) and the Materials Science Centre building. Ronson Hall and the Manchester Business School East building were added by 2000, followed, more recently by the James Chadwick Building.

3. Gazetteer

For location of sites, see *Figure 16*.

- 1) Goolden Place
SJ 8446 9692

Row of houses on Oxford Road built 1818-24. Large-scale OS mapping implies that these were cellared. A photograph of *c* 1902 shows the southernmost house to have been of two storeys (Manchester Local Images Collection m80702). Except for that house, between 1849 and 1889 the houses on Goolden Place were replaced by a new row of commercial buildings. Photographs show these new buildings to have been of three storeys (Manchester Local Images Collection m80702, m04169, m04170). The two northernmost properties are shown on mapping of 1948 as a public house. Potts records that this was in existence from 1878 to 1965, originally being known as Cima's Restaurant, and later as Frascati Restaurant (Potts 1984, 32; 1997, 53). Large-scale mapping shows probable lightwells to this building. The site of the southernmost house was redeveloped in 1904-5 with a three storey commercial building in a neo-classical style (Manchester Local Images Collection m04169, m04170). The site of Goolden Place was cleared of all buildings in the 1970s. It is now occupied by the Manchester Business School East building.

- 2) Primitive Methodist Chapel, Rosamond Street East
SJ 8447 9696

Primitive Methodist chapel, first depicted on 1845 map on former site of gardens to rear of Goolden Place (**site 1**). Trade directories indicate that the chapel was built between 1841 and 1843 (Pigot & Slater 1841; Slater 1843). Large-scale mapping implies that the chapel was basemented. Photographs show this building to have been in a Gothic style, with the long elevations divided into five bays by six buttresses. The entrance was in the easternmost bay on the Rosamond Street facade. The four other bays in the long elevations each contained a tall upper window, with a gable to the fourth bay containing a circular traceried window. There were three small central lancet windows in the west gable (Manchester Local Images Collection m19731, m71962-71965). From mapping evidence, the chapel seems to have gone out of use in 1904-5. It was later used as a factory in conjunction with the building to its east (**site 3**). The chapel was demolished in the 1970s. The site is now partly occupied by the Manchester Business School East building.

- 3) Workers' Houses/Factory/Lord Stanley (Eagle Vaults), Rosamond Street East
SJ 8448 9696

Pair of double-depth workers' houses built on the corner of Rosamond Street East and Higher York Street between 1831 and 1845. On former site of gardens to rear of Goolden Place (**site 1**). Large-scale mapping shows probable lightwells to these houses, implying that they were cellared. Between 1905 and 1915 the site of the more westerly house was replaced by a factory building which extended to the former chapel (**site 2**), and which photographs show to have been of four storeys (Manchester Local Images Collection m19731, m71962). This factory was occupied by Provis and Squires Ltd, shirtmakers (Potts 1984, 19). The other property, 51 Rosamond Street, was

the Lord Stanley public house, also known in the 1930s-50s as the Eagle Vaults, which was in existence from 1864 to 1969 (Potts 1984, 33; 1997, 54). Photographs show this to have been of two storeys, with a cellar (Manchester Local Images Collection m19731, m49914). The site was cleared of buildings in the 1970s. The site is now largely occupied by a paved area.

- 4) Houses, Goolden Street
SJ 8447 9694

Row of six double-depth workers' houses on Goolden Street built between 1831 and 1845, on former site of gardens to rear of Goolden Place (**site 1**). Large-scale mapping of 1888 shows a probable lightwell to the easternmost of these houses, implying that it was cellared. By 1888 the two westernmost houses had been remodelled as, or replaced by, a single building, with two semicircular bays to the rear and probable lightwells to the front elevation. This site was cleared of buildings in the 1970s. The site is now partly occupied by the Manchester Business School East building.

- 5) Workers' Houses, Higher York Street
SJ 8450 9694

Small square building built between 1824 and 1831 on Higher York Street, in garden to rear of Goolden Place (**site 1**). Between 1845 and 1849 this was replaced by a double-depth workers' house, abutted on the south by an L-shaped property with steps at the rear. By 1888 the steps were replaced by a small outshut. Large-scale mapping shows probable lightwells to these houses, implying that they were cellared. These buildings were demolished between 1948 and 1961. The site is now largely occupied by a paved area.

- 6) Houses, Booth Street East
SJ 8450 9692

Row of three double-depth houses with outshuts on Booth Street East on former site of gardens to rear of Goolden Place (**site 1**). The easternmost property was built between 1824 and 1831, the two others between 1831 and 1845. Large-scale mapping shows probable lightwells to these houses, implying that they were cellared. A photograph of the two western houses in 1966 shows them to have been of two storeys (Potts 1984, 11). The houses were demolished in the 1970s. The site is now occupied by a paved area, an electricity substation and a sunken area to the rear.

- 7) Houses/George Hotel, Booth Street East
SJ 8448 9691

Row of three double-depth houses with outshuts on Booth Street East built between 1824 and 1831 on former site of gardens to rear of Goolden Place (**site 1**). They were adjoined on the east by a single-depth house. By 1888 this single-depth house and the easternmost double-depth house had been rebuilt as the George Hotel. This public house was in existence from 1859 to 1971 (Potts 1984, 29; 1997, 49). A photograph of 1966 shows it to have been of three storeys with a cellar (Potts 1984, 11). The site was cleared in the 1970s. The site is now largely occupied by the Manchester Business School East building.

- 8) Timber yard, Booth Street East
SJ 8452 9694

Yard with building in its south-east corner, named as a timber yard on the 1849 map. By 1888 this had been built over by a building, probably a house, shown on large-scale mapping with probable lightwells implying that this was cellared. This building was demolished in the 1960s. The site is partly occupied by a low bund, covered in trees.

- 9) Workers' Houses, Booth Street East
SJ 8455 9695

Row of fourteen double-depth houses with outshuts, on Booth Street East. The ten easternmost houses were built between 1818 and 1824, the other four added between 1831 and 1845. Large-scale OS mapping shows probable lightwells implying that these houses were all cellared. The western half of this row was demolished between 1932 and 1948. Four other houses were removed by 1961, and the four easternmost houses later in the 1960s. The site is now partly occupied by a tree-covered bund, c 1.5-2.0m high.

- 10) Workers' Houses, Henry Street
SJ 8455 9697

Row of thirteen double-depth houses on Henry Street, built between 1831 and 1845. Large-scale OS mapping shows probable lightwells implying that these houses were all cellared. On the west they abutted a building adjoining a yard, possibly with a commercial function. The yard was built over by 1888. The buildings were all demolished in the 1960s. The site is now crossed by Bowden Court Blocks 2 and 3 and Ronson Hall.

- 11) Buildings, Henry Street
SJ 8458 9698

Rectangular range of buildings shown on 1824 map, on site vacant on map of 1818-19. Site shown as vacant again in 1831. A building was built towards its eastern end between 1849 and 1888, and the site was developed again between 1888 and 1905 when four houses were built here. These houses were demolished in the 1960s. The site is now crossed by Ronson Hall.

- 12) Buildings/Gladstone Arms, Higher York Street/Rosamond Street East
SJ 8451 9697

L-shaped building on Higher York Street built between 1824 and 1831. Between 1831 and 1845 a house was built at the north-east of this group, fronting Rosamond Street East. Between 1849 and 1888 this site was redeveloped with a single building, shown on large-scale mapping with probable lightwells implying that the building was cellared. This is identified on mapping of 1948 as a beerhouse. This was the Gladstone Arms in existence between 1857 and 1966 (Potts 1984, 33; 1997, 54). A photograph of 1956 shows this building to have been of two storeys (Manchester Local Images Collection m19731). The pub was demolished by 1968. The site is now occupied by a carpark area.

- 13) Smithy, Higher York Street/Henry Street
SJ 8451 9696

Building on Higher York Street, built between 1831 and 1845. By 1849 Henry Street had been extended across the southern end of this building, which was now abutted on the east by a range on that street. These early buildings lay on the west side of a yard. Other buildings had been added on the east and south sides of this yard by 1888. Between 1915 and 1932 these buildings were replaced by a single building. This was demolished in the 1960s. Trade directories list Henry Tomlin, whitesmith, at 5 Higher York Street in 1886, and Evan Bush & Son, whitesmiths, at 3 Higher York Street in 1895 (Slater 1886; Slater's Directory Ltd & Kelly & Co Ltd 1895). A John Woodall, blacksmith and farrier, is listed on Henry Street in 1863 (Slater 1863), and Edward Woodall as a blacksmith in 1843, but the address in this last case is given as 35 Henry Street (Pigot & Slater 1843). In 1838 Edward Woodall is listed as a blacksmith on Grosvenor Street (Pigot & Son 1838). The site is now partly occupied by Bowden Court Block 3 and on the west extends into a carpark area.

- 14) Workers' Houses, Henry Street
SJ 8451 9696

Row of sixteen double-depth houses on Henry Street, some with outshuts. Three of these houses were built between 1824 and 1831, the remainder between 1831 and 1845. Large-scale OS mapping shows probable lightwells implying that these houses were all cellared. The site is now crossed by Bowden Court Block 2 and Ronson Hall.

- 15) Buildings/Workers' Houses, Rosamond Street East
SJ 8454 9699

The site is shown as vacant on Johnson's map of 1818-19, but the 1824 map shows a rectangular single-depth range (**site 14a**), fronting Rosamond Street East and set within a rectangular garden, and a square building (**site 14b**) in a separate property immediately to the east, with a small rear yard, and gardens to the east and south. By 1831 the site had been redeveloped with a row of twelve double-depth houses with outshuts. Large-scale OS mapping shows steps and probable lightwells to the front of these houses implying that they were all cellared. A photograph of 1956 shows these houses to have been of two storeys (Manchester Local Images Collection m19731). The houses were demolished in the 1960s. The site is now crossed by Bowden Court Blocks 2 and 3.

- 16) Workers' Houses, Rosamond Street East
SJ 8457 9701

Six double-depth houses with outshuts, built between 1831 and 1845 at east end of earlier row (**site 15**). Large-scale OS mapping shows steps to the front of these houses suggesting that they may have been cellared. A photograph of 1956 shows these houses to have been of two storeys (Manchester Local Images Collection m19731). The site is now crossed by Ronson Hall.

- 17) Workers' Houses, Rosamond Street East
SJ 8461 9703

Row of six double-depth houses on Rosamond Street East, built between 1831 and 1845. Large-scale OS mapping shows steps to the front of these houses suggesting that they may have been cellared. The houses were

demolished between 1932 and 1948. Apart from the eastern two houses, this site is now partly occupied by the James Chadwick Building.

- 18) Houses, Upper Brook Street
SJ 8465 9702

Row of nine double-depth houses with outshuts built on Upper Brook Street between 1818/19 and 1824. Large-scale mapping shows probable lightwells. A photograph of the easternmost house in 1959 shows this to have been of two storeys and confirms it to have been cellared (Manchester Local Image Collection m18657). These houses were demolished in the 1960s. The site is now largely occupied by a grass-covered area, with trees.

- 19) Welsh Independent Chapel, Booth Street East
SJ 8461 9699

First shown on mapping of 1888, built on site vacant in 1849. Trade directories show that it was built between 1861 and 1863 (Slater 1861 & 1863). Still identified as a church on mapping of 1948. A photograph of 1959 shows the chapel to have been a tall imposing classical building with a pedimented façade, and tall semicircular headed windows set between pilasters (Manchester Local Image Collection m71736). The church is still shown on mapping of 1968 when it was used as a warehouse. The site is now largely occupied by the James Chadwick Building.

- 20) Buildings, Booth Street East
SJ 8464 9699

Block of buildings, including a yard on the east, first shown on mapping of 1888 on site vacant in 1849. In 1883 the occupants of these buildings included a coal dealer and a 'perambulator manufacturer' (Slater 1883). The site was cleared in the 1960s. The site is now partly occupied by the James Chadwick Building.

- 21) Houses, Rosamond Street East/Upper Brook Street
SJ 8462 9707

L-shaped block of six houses built on Rosamond Street East/Upper Brook Street by 1818/19. Large-scale OS mapping shows steps and probable lightwells to these houses implying that they were cellared. These houses were standing in 1948 but were demolished by or during the 1960s. The site is now partly occupied by Upper Brook Street and partly extends to the depression on the east side of the Materials Science Centre.

- 22) House, Rosamond Street East
SJ 8461 9706

House built by 1824, and probably shown on mapping of 1818-19. By 1831 comprised a range set slightly back from the road, with two wings to the rear. Large-scale mapping shows steps to the front and rear of the front block, implying that it was cellared. This building was still standing in 1948 when mapping names it as part of a dairy but was demolished by or during the 1960s. The site is now occupied by the depression on the east side of the Materials Science Centre.

- 23) Houses, Rusholme Road/Upper Brook Street
SJ 8459 9709

Block of three houses on Rosamond Street East built by 1818-19, with smaller buildings to their rear. The two easternmost houses formed a pair with large matching outshuts (**site 23a**); the westernmost house was set back slightly from the two others (**site 23b**). There were smaller buildings to the rear of these houses, and between 1831 and 1845 these were replaced by a new house on Upper Brook Street (**site 23c**). Between 1845 and 1849 the westernmost of the houses on Rosamond Street East (**site 23b**) was extended to the rear of that last property. Large-scale OS mapping shows steps and probable lightwells to the houses on Rusholme Road, and probable lightwells to the Upper Brook Street house, implying that they were cellared. These houses were still standing in 1948 but were demolished by or during the 1960s. The site is now occupied by Upper Brook Street and the depression on the east side of the Materials Science Centre.

- 24) Buildings, Rosamond Street East
SJ 8459 9705

Irregular group of buildings shown on 1888 map set around three yards. In 1886 and 1895 at least part of this site seems to have been occupied by John Whittaker, cab owner (Slater 1886; Slater's Directory Ltd & Kelly & Co Ltd 1895). These buildings were still standing in 1948 and were demolished by or during the 1960s. The site is now crossed by the Materials Science Centre.

- 25) Mineral Water Works, Rosamond Street East
SJ 8456 9703

Subrectangular building first shown on mapping of 1888 and identified on the large-scale map of that year as a mineral water works. The Continental Eau de Seltz Co, aerated water manufacturers, is listed here in 1879 (Slater 1879). The buildings were still standing in 1948 but the site was cleared by or during the 1960s. The site is now partly occupied by the south end of Grosvenor Place.

- 26) Buildings, Rosamond Street East
SJ 8454 9702

Building on Rosamond Street East, broken by a cart entrance leading into a small yard with a separate building at its rear, first shown on mapping of 1888. In 1879 both buildings, 32 & 34 Rosamond Street East, were occupied by Thomas Smith, furniture remover (Slater 1879). These buildings were still standing in 1968. The site is now partly occupied by the south end of Grosvenor Place.

- 27) Works, Rusholme Road
SJ 8458 9707

First shown on mapping of 1888, as buildings fronted by a yard, and named on large-scale mapping of that year as aerated water works. The yard was partly built over by 1905 and was entirely covered between 1915 and 1932. Trade directories suggest that the site was first developed in 1855-8 as the premises of William Clark, builder (Slater 1855; Kelly & Co 1858). In 1886 was occupied by Thomas Rome, builder and in 1895 by Whitehead & Co, mineral

water manufacturers (Slater 1886; Slater's Directory Ltd & Kelly & Co Ltd 1895). The site is now partly occupied by the depression on the east side of the Materials Science Centre.

- 28) Presbyterian Church, Rusholme Road
SJ 8456 9706

First shown on mapping of 1888 and named on large-scale mapping of that year as 'Scotch National Church (Presbyterian)'. Trade directories show that the church was built between 1858 and 1861 (Slater 1858 & 1861). The building is listed in a directory of 1895 as the Bloomsbury Hall, while in 1903 the building was occupied by Frederick Lemaistre & Co, scene painters (Slater's Directory Ltd & Kelly & Co Ltd 1895; Slater's Directory Ltd & Kelly's Directories Ltd 1903). On mapping of 1948 it is still described as a theatrical scenery works. It was demolished by or during the 1960s. Its site is now partly occupied by the Materials Science Centre.

- 29) Secular Hall, Rusholme Road
SJ 8454 9714

Rectangular range first shown on mapping of 1888 which names this as 'Secular Hall'. From trade directories, this building was built in the late 1860s or early 1870s as the Christian Brethren's Meeting Room (Slater 1868; Kelly & Co 1873; Slater 1876; 1879). It is listed as 'Meeting Room' in 1883 (Slater 1883). The National Secular Society is given as the occupant in 1895 (Slater's Directory Ltd & Kelly & Co Ltd 1895). The building was still standing in 1948 and was demolished by or during the 1960s. The site is now partly occupied by Grosvenor Place.

- 30) Buildings
SJ 8457 9712

Shown on Green's map of 1787-94 and Laurent's map of 1793 as comprising a rectangular range on the east (**site 30a**) and an L-shaped range on the west (**site 30b**). Laurent's map annotates the site with his symbol for a corn mill. The map of 1819-19 shows that the site of the western building had been demolished and Rusholme Road built across the southern part of its site, but the eastern building, which was evidently a house, is still shown on Bancks's map of 1831. It was demolished by 1845 and houses built over the site (**site 31**). The site is now partly occupied by the depression on the east side of the Materials Science Centre.

- 31) Bloomsbury, Rusholme Road
SJ 8453 9708

Row of double-depth houses with outshuts and small front gardens, built on Rusholme Road by 1818-19. Between 1831 and 1845 the row was extended on the east by the addition five other houses. Large-scale mapping shows steps and probable lightwells to the houses implying that all were cellared. A photograph of the rear of the easternmost of the houses shows it to have been of three storeys (Manchester Local Image Collection m18895). The 1888 mapping shows that two of the houses towards the west end of the row had been converted to 'Home & Hospital' for children and widows. Between 1915 and 1932 that building was either rebuilt or extended, and converted to a printing works. A few houses, to either side of that works, had been removed

by 1948. The printing works and several houses were still standing in 1968. The site is now crossed by the Materials Science Centre and Grosvenor Place, with a substation on the south-west.

- 32) Houses, York Street
SJ 8446 9706

Two houses on York Street, of which the southern house was built by 1831, and the northern house by 1824. Large-scale mapping shows probable lightwells implying that they were cellared. These houses were still standing in 1968. The site now lies within a grass-covered area which includes some trees.

- 33) Buildings, Boundary Street East
SJ 8447 9712

Row of buildings built to rear of the Bloomsbury houses on Rusholme Road, and possibly associated with them. The earliest were built by 1824, with later additions of 1831-1845. Between 1915 and 1932 the site of the easternmost of these buildings became part of a printing works (see **site 31**), and two western buildings were removed between 1932 and 1948. The last of these buildings was demolished by or during the 1960s. Their site is now partly crossed by Grosvenor Place, with grass-covered areas on the east and west.

- 34) Workers' Houses/Griffin Inn, York Street
SJ 8445 9708

Row of three houses with outshuts. The two southern houses were built by 1818-19; the northern house was added between 1824 and 1831. By 1888 the two southern houses had been rebuilt as a single property, named on the 1948 map as the Griffin Inn. This beer house, no 133 York Street, nicknamed 'The Daft House', was in existence from 1857 to 1970 (Potts 1984, 11, 34; 1997, 55). The site now lies within a grass-covered area which includes some trees.

- 35) Marble and Stone Yard/ Secular Institute (Assembly Rooms), York Street/
Grosvenor Street
SJ 8449 9710

Yard with two small buildings built between 1824 and 1831. The northern building had been extended by 1845. The 1849 map identifies the site as a marble and stone yard. By 1888 this site, and the neighbouring house to the south (part of **site 25**), had been built over with a single building named on mapping as Assembly Rooms. Large-scale mapping shows a passageway on the west side of the building, accessed by steps, implying that it was cellared. Trade directories show that James Burslem was a stone and marble mason at this site in the 1840s, and Benjamin Burslem in the 1860s (Pigot & Slater 1841; Morris 1868). Directories also show the hall to have been built between 1873 and 1876 and to have housed the Secular Institute, with the Owen Memorial Hall Co Ltd being listed at the same address, 125 Grosvenor Street (Slater 1873; 1876; 1879). In the 1880s it is also listed as the Grosvenor Assembly Rooms (Slater 1883). In 1895 it was occupied by George Crabbe & Sons, teachers of dancing (Slater's Directory Ltd & Kelly & Co Ltd 1895). The Assembly Rooms building was still standing in 1948 and was demolished either by or during the 1960s. The site now lies within a grass-covered area

which includes some trees.

- 36) Workers' Houses, Boundary Street East
SJ 8449 9710

Row of fifteen double-depth houses built between 1818/19 and 1824. These houses were still standing in 1948 but were demolished by or during the 1960s. The site of the western end of this row is crossed by Grosvenor Place, and towards its eastern end the site is crossed by the Grosvenor Street Building. Between these buildings, the site is occupied by a grass-covered area crossed by paths and with some trees.

- 37) Workers' Houses, Back Grosvenor Street
SJ 8449 9711

Row of sixteen single-depth houses, with paired outshuts. From mapping evidence the full row was built between 1818/19 and 1824, but rate books show that twelve of these houses were built in 1824 by John Goadsby, druggist, with an additional four being added by Goadsby in 1830-1 (MCL Rate Book Microfilm Rolls 66 & 67). The row was still standing in 1948 but was demolished by or during the 1960s. The site of the western end of this row is crossed by Grosvenor Place, and towards its eastern end the site is crossed by the Grosvenor Street Building. Between these buildings, the site is occupied by a grass-covered area with services on the east.

- 38) Houses, Grosvenor Street
SJ 8447 9712

Row of five double-depth houses, some with outshuts, built between 1831 and 1845, butted on the east by a single-depth building in a rear yard, and a further double-depth house adjacent to these. Between 1845 and 1849 two other double-depth houses had been added to the west end of the row, and by 1888 the single-depth building towards the east end had become a double-depth property. A photograph of 1963 shows these buildings comprising, from west to east: a pair of two-storey houses with classical surrounds to the doors; a pair of three-storey houses, with classical surrounds to the doors; a pair of two-storey houses, again with classical surrounds; and three-storey houses, with commercial ground floors, this last block perhaps being a late 19th-century rebuild (Manchester Local Image Collection m19273). Apart from the two westernmost houses, these buildings were demolished by 1968. The site is now largely occupied by Grosvenor Place and the Grosvenor Street Building.

- 39) Building/Griffin Wine Bar, Grosvenor Street
SJ 8450 9714

Narrow range set to rear of yard, built between 1831 and 1845. This seems to have been the property occupied in 1845 by Charles Sampson, brewer, 81 Grosvenor Street (Slater 1845). Between 1849 and 1888 the site was developed by a single large building, shown on large-scale mapping with probable lightwells implying that this building was cellared. This appears to have been the Griffin Wine Bar, 65 Grosvenor Street, in existence from 1862 to 1938 (Potts 1984, 31; 1997, 51). In 1861 the Christian Brethren Meeting House was at no 103 & 105 Grosvenor Street (Slater 1861). A photograph of 1963 shows this building to have been of three storeys, with a glass frontage

to the ground floor and tall windows to the upper floors, those to the first floor being almost full height (Manchester Local Image Collection m19273). The building was demolished by 1967 (Manchester Local Image Collection m68978). The site is now partly occupied by the Grosvenor Street Building.

- 40) Oddfellows Hall, 97 Grosvenor Street
SJ 8453 9714
SMR 11640.1.0
Grade II Listed Building

Listed Building Description:

'Friendly society offices, now college. c.1900-10, altered. Brick, with facade of cream terracotta (roof not visible). Rectangular plan. Edwardian Baroque style. Three storeys, 1:2:1:2:1 bays, symmetrical, the centre and ends breaking forwards slightly and the intermediate bays with giant Ionic columns framing recessed windows to 1st and 2nd floors; with channelled rustication to ground floor, prominent modillioned cornice and balustraded parapet. The centre has a round-headed doorway with large cartouche keyblock and scrolled wrought-iron fanlight, flanked by pendent pilasters with fasces, giant pilasters to the upper floors with panels containing fasces, windows with enriched architraves, and a segmental open pediment. Windows to the upper floors with variously enriched architraves, including swagged aprons at 2nd floor; segmental-headed windows at ground floor except those in the end bays which are square-headed, all with splayed voussoirs and large keyblocks; all glazing altered, but 2 windows at ground floor to the right have remains of engraved glass, one of these representing half of the original and lettered "Order of / MANCHESTER / FRIENDLY / OFFICES". Interior not inspected.'

Built on the site of three earlier buildings, comprising two houses built between 1818/19 and 1824 and a third building erected between 1849 and 1888. The last building may have been the Oddfellows Hall, listed on this site from the late 1850s (Kelly & Co 1858).

- 41) Houses, Grosvenor Street/ Brook Street
SJ 8455 9715

L-shaped group of houses on Grosvenor Street and Brook Street, built between 1818/19 and 1824. Shown on later mapping as comprising four houses fronting Grosvenor Street, and three fronting Brook Street. The last group included the Pickwick beerhouse, 76 Brook Street, in existence from 1855 to 1965 (Potts 1984, 29; 1997, 49). The buildings were demolished by 1968. The site is now partly occupied by Upper Brook Street, and partly by a grass-covered area crossed by a footpath.

- 42) Court, Boundary Lane East
SJ 8455 9714

Group of small buildings arranged around a small court. Built between 1818/19 and 1824. Named on the 1849 map as No 1 Court. The buildings fronting Boundary Lane East were partly built between 1897 and 1904. The buildings were demolished by 1968. The site is now occupied by a grass-covered area which is crossed by a footpath and includes some services.

4. Significance of the Remains

4.1 Heritage Assets

- 4.1.1 The *National Planning Policy Framework* (NPPF) sets out national planning policies on the conservation of the historic environment and in particular on those elements considered to be a heritage asset, ie 'a building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions' (NPPF, Annex 2 p 52).

Heritage assets are deemed to be of significance because of their heritage interest. That interest may be archaeological, ie 'if it holds, or potentially may hold, evidence of past human activity worthy of expert investigation at some point'; architectural; artistic or historic. The significance of a heritage asset derives not only from its physical presence but also from its setting (NPPF, Annex 2 p 50, 52, 56).

Under the NPPF, planning applications should include a description of the significance of any heritage assets affected, including any contribution made by their setting, with the level of detail being proportionate to the asset's importance. Where an application site includes or has the potential to include heritage assets of archaeological interest there is a requirement for developers to provide an appropriate desk-based assessment and, where necessary, field evaluation (NPPF, p 30, para 128).

4.2 Site Assessment

- 4.2.1 The significance of the heritage assets 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.

Period

The earliest known development within the study area comprised two buildings (**site 30**) in existence by the early 1790s at what was then the junction of Brook Street and Rusholme Road. The more easterly building is believed to have been a house, while the western building from the evidence of Laurent's map of 1793 was used as a corn mill, possibly horse-driven. The remainder of the study area at this date comprised agricultural land.

By the early 19th century new streets had been laid out within the study area as part of the development of Chorlton-upon-Medlock as a suburb of Manchester. The earliest buildings erected during this period principally comprised a fashionable row of houses named Bloomsbury (**site 31**), in existence by 1819, which were provided with their own gardens on the opposite side of Rusholme Road. However, from the early 1820s housing became more widespread within the study area. This mostly comprised terraced double-depth dwelling dwellings, with or without outshuts, but also included a row of single-depth houses with paired outshuts, built on Back Grosvenor Street in 1824 and 1830-1 (**site 37**). By the 1840s the study area also included a mason's yard (**site 35**), a timber yard (**site 8**) and probably a smithy (**site 13**), and also a Primitive Methodist chapel built in a Gothic style (**site 2**).

In the second half of the 19th century most of the remaining vacant areas within the study area were built over, and the building stock became more diverse. A Scottish Presbyterian chapel (**site 28**) and a Welsh Independent chapel (**site 19**) were erected, the latter in a classical style, together with a Christian Brethrens Meeting Room (**site 29**), and a Secular Institute (**site 35**). New manufactory and commercial premises were erected, including a mineral water works (**site 25**), and a builders yard which was converted to an aerated water works (**site 27**). Several public houses are documented in the study area from this period. The Oddfellows Hall on Grosvenor Street was added in the 1900s (**site 41**).

A major programme of clearance in the study area was carried in the 1960s. By the late 1970s only Oddfellows Hall remained of the early buildings and the study area had been redeveloped with halls of residence and the Materials Science Centre building.

Rarity

Remains of early housing could be considered to be local rarity, depending upon the extent of survival of remains. The row of houses built on Back Grosvenor Street in 1824 and 1830-1 of particular interest, comprising single-depth houses with paired outshuts (**site 37**).

Documentation

The general development of the study area can be traced reasonably well through the readily available cartographic and documentary sources. Other details could undoubtedly be learned from further more detailed research, but it is considered unlikely that these would significantly alter the outline given in this report.

Group Value

Remains of workers' houses might add to the small but growing body of archaeological evidence for such sites, derived from excavations in Manchester and other industrial towns within the region.

Survival/Condition

The extent and condition of surviving below-ground remains within the study area is at present unknown. Geotechnical investigations have found made ground across the study area to depths varying between 0.7m and 4.5m, excluding the depression on the east side of the Materials Science Centre (see Appendix).

Fragility/Vulnerability

See section 5 below.

Diversity

The diversity of any surviving remains is at present known but the known sites relate principally to the development of the study area in the 19th century.

Potential

It is not anticipated that the study area contains any remains other than as outlined in this report.

4.2 **Significance**

On the above criteria, there are no known or potential remains within the study area which are considered to be of national significance. However, the study area may contain remains of which can be considered to be a heritage asset of local archaeological significance, these being remains relating to the workers' houses on Back Grosvenor Street (**site 37**).

5. Impact of the Development

- 5.1 The archaeological impact of development on a site can be assessed as follows.

Direct:

Involving damage to the remains. This can be further refined by assessing what proportion of the remains is likely to be destroyed.

Indirect:

Involving changes to the condition or setting of the remains as a consequence of the development.

5.2 **Impact**

- 5.2.1 At the time of the assessment, details of the proposed or possible development within the study area were not available.

However, in general terms, development within the study area may have a direct impact by damaging or destroying below-ground archaeological remains by the reduction or other disturbance of ground levels. Such works include piling, the digging of foundation trenches or service trenches, and landscaping works.

6. Recommendations

- 6.1 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.

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).

The following recommendations are based upon consultation with Norman Redhead, Heritage Management Director (Archaeology), Greater Manchester Archaeological Advisory Service.

- 6.2 There are no known and potential remains within the study area which are considered to be of national importance, and which therefore merit preservation in situ.
- 6.3 However, the study area potentially contains remains of local significance which merit preservation by record, should they be affected by any proposed development. These comprise remains of the workers' housing on the former Back Grosvenor Street (**site 37**).

It is recommended that the site of these houses is evaluated by archaeological trial trenching, the extent of which should be determined by consultation with the Greater Manchester Archaeological Advisory Service. Should significant remains be found, there may be a requirement for subsequent recording by archaeological excavation.

Appendix: Summary of Geotechnical Investigations

The following section summarizes the results of recent geotechnical investigations within the study area (WYG Environment 2014), and relates these to the historic mapping. See also *Figure 17*.

BH101 Made ground, topsoil, to 0.1m; concrete obstruction. Located on site of workers' houses, Rosamond Street East (**site 17**).

BH102 Made ground, topsoil to 0.1m; made ground, sand and gravel, including brick and clinker, to 0.3m; made ground, gravel including brick, to 2.8m; gravel to 3.5m; clay to 6.2m; sandstone. Located on site of workers' houses, Boundary Street East (**site 36**).

BH103 Made ground, topsoil, to 0.1m; made ground, clay, to 0.4m; made ground, sand and gravel, to 2.4m; sand, possible weathered sandstone, to at least 4.21m. Located at rear of site of late 19th-century houses.

BH104 Made ground, topsoil, to 0.2m, made ground, clay including brick, to 0.7m; sand and gravel to 1.2m; sand, possible weathered sandstone, to at least 3.11m. Located on site of workers' houses, Henry Street (**site 10**).

RBH101 Made ground, topsoil, to 1.5m; sand and gravel to 3.0m; sand to 3.9m; clay to 7m; sandstone. Located on site of court, Boundary Lane East (**site 42**).

WS101 Made ground, topsoil, to 0.16m; made ground, ash, to 0.3m; sand, possible weathered sandstone, to at least 1.28m. Located on site of rear yard/garden of house, Rosamond Street East (**site 22**). Site now within depression on east side of the Materials Science Centre.

WS102 Made ground, topsoil, to 0.2m; made ground, clay including brick and clinker, to 2.0m; sand, possible weathered sandstone, to at least 2.29m. Located on site of Rusholme Lane. Site now within depression on east side of the Materials Science Centre.

WS103 Made ground, topsoil, to 0.2m; made ground, sand and gravel including clinker and brick, to 0.3m; made ground, sand and gravel including brick and concrete, to at least 1.7m. Located to rear of mineral water works, Rosamond Street East (**site 25**).

WS104 Made ground, topsoil, to 0.1m; made ground, sand and gravel including concrete and brick, to 4.5m; clay to at least 7.26m. Located on site of marble and stone yard, later the Secular Institute (Assembly Rooms) (**site 35**).

WS105 Made ground, topsoil, to 0.1m; made ground, sand and gravel including brick and concrete, to 3.45m; clay, to at least 6.06m. Located on site of houses, York Street (**site 32**).

WS106 Made ground, topsoil, to 0.3m; made ground, sand and gravel, to 1.23m; clay, to at least 1.65m. Located on site of Rusholme Road.

WS107 Made ground, topsoil, to 0.15m; made ground, sand and gravel including brick and clinker, to 0.4m; made ground, gravel, to 2.8m; sand, possible weathered

sandstone, to at least 3.35m. Located on site of late 19th-century houses.

WS108 Made ground, topsoil, to 0.2m; made ground, clay including brick and clinker, to 1.1m; made ground, sand and gravel, to 1.85m; sand, possible weathered sandstone, to at least 2.34m. Located on site of workers' houses, Rosamond Street East, which OS mapping implies to have been cellared (**site 15**).

WS109 Made ground, topsoil, to 0.2m; made ground, sand and gravel including brick, to at least 2.0m; sand, possible weathered sandstone, to at least 2.36m. Located at front of workers' houses, Henry Street (**site 10**).

WS110 Made ground, topsoil, to 0.2m; made ground, sand and gravel, including brick and clinker, to 1.0m; clay, to 1.4m (between 1.0m and 1.3m possibly reworked); mudstone. Located on site of houses, Goolden Street (**site 4**).

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OS 1:1250 sheet SJ 8496NW, issued 2007.

OS 1:1250 sheet SJ 8496NE, revised 1961, published 1961.

OS 1:1250 sheet SJ 8496NE, revised 1968, published 1969.

OS 1:1250 sheet SJ 8496NE, revised 1988, published 1989.

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OS 1:1250 sheet SJ 8497SW, revised 1953, published 1954.

OS 1:1250 sheet SJ 8497SW, revised 1961, published 1962.

OS 1:1250 sheet SJ 8497SW, revised 1968, published 1969.

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OS 1:1250 sheet SJ 8497SE, revised 1954, published 1955.

OS 1:1250 sheet SJ 8497SE, revised 1968, published 1970.

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OS 1:10,000 sheet SJ 89NW, revised for significant changes 1978, published 1980.

OS 1:10,000 sheet SJ 89NW, revised for significant changes 1982, published 1985.

OS 1:10,000 sheet SJ 89NW, revised for selective change 1988, published 1989.

OS 1:10,000 sheet SJ 89NW, plotted 2006.

British Geological Survey England and Wales sheet 85 Manchester, Bedrock and Superficial Deposits, resurveyed and revised 2001-5, published 2011.

Photographs

Manchester Libraries Manchester Local Image Collection:

m04169 Oxford Road, junction with Booth Street, 1973.

m04170 Oxford Road, junction with Booth Street, 1973.

m71736 Congregational church, Booth Street East, 1959.

m80702 Oxford Road, between Clifford Street and Booth Street East, looking toward Manchester, c 1902.

m18657 Upper Brook Street, Booth Street East, 1959.

m18895 Boundary Street East, 1959.

m19273 Chorlton-on-Medlock, Grosvenor Street, 1963.

m19731 Chorlton-on-Medlock, Corner of Rosamond Street East and Oxford Street, 1956.

m49914 Lord Stanley Inn, Rosamond Street East, Higher York Street, 1960.

m 68978 Old Fellows Hall, Grosvenor Street, 1967.

m63792 UMIST Metallurgy School, Upper Brook Street, 1975.

m63793 UMIST Metallurgy School, Upper Brook Street, 1975.

m63794 UMIST Metallurgy School, Upper Brook Street, 1975.

m71962 Primitive Methodist Chapel, Rosamond Street, 1972.

m71963 Primitive Methodist Chapel, Rosamond Street, 1972.

m71964 Primitive Methodist Chapel, Rosamond Street, 1972.

m71965 Primitive Methodist Chapel, Rosamond Street, 1972.

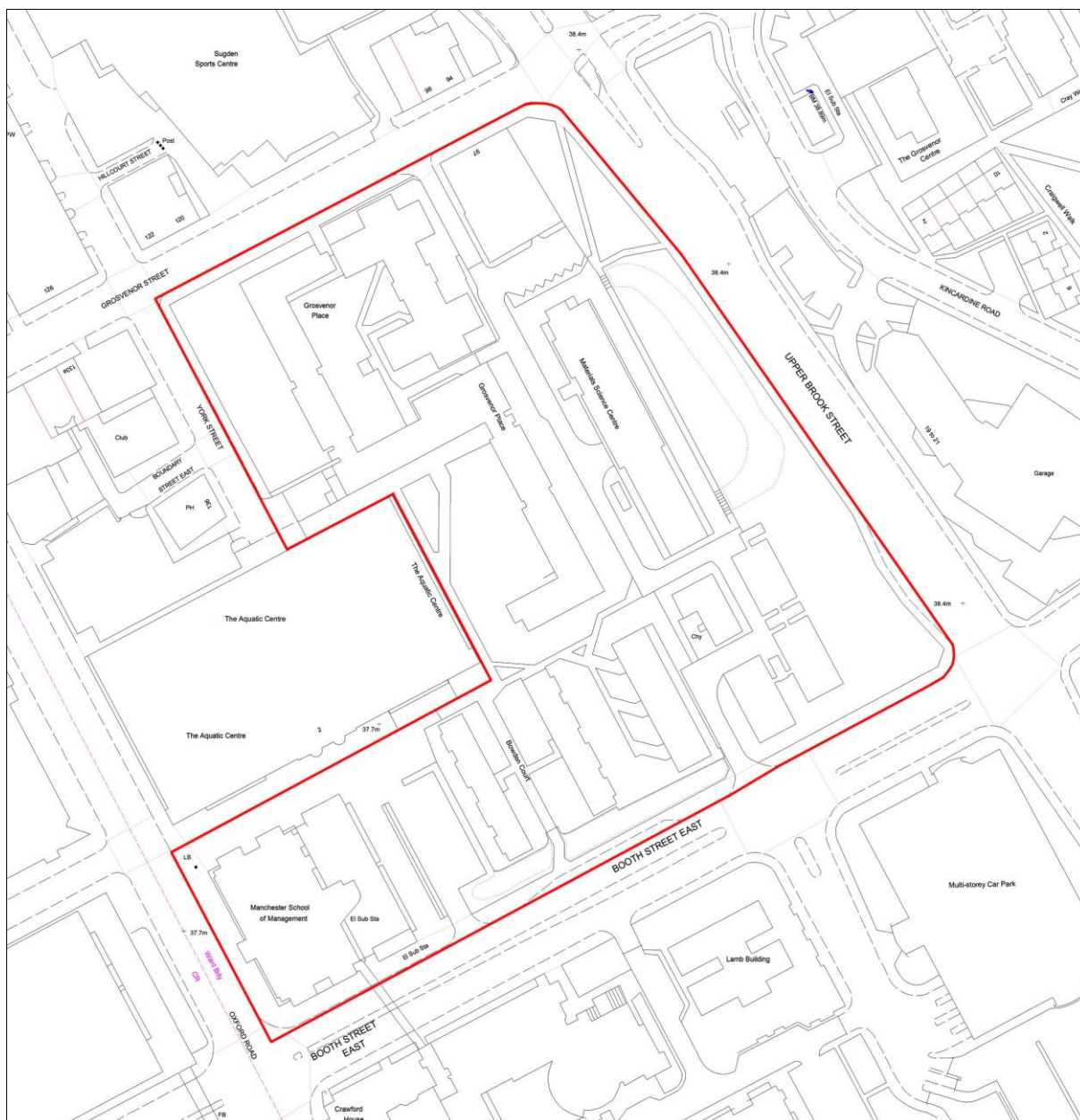


Figure 1: Manchester Engineering Campus Development, archaeological assessment, location of the study area. Scale 1:2000.

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Figure 2a: Detail of Laurent's map 1793, with the study area outlined. Scale 1:4000.

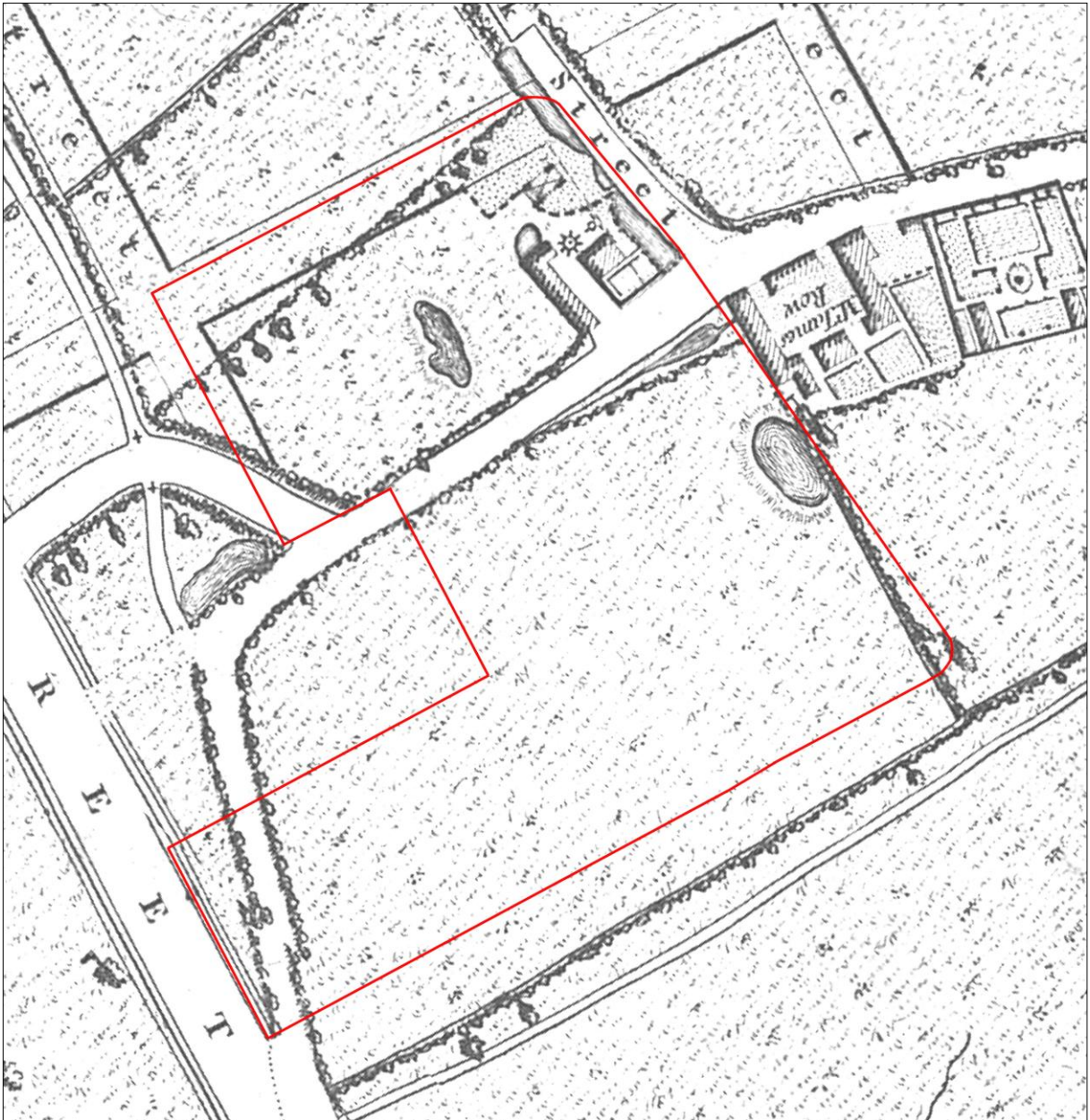


Figure 2b: Detail of Laurent's map 1793, with the study area outlined. Scale 1:2000.



Figure 3: Detail of Green's map 1787-94, with the study area outlined. Scale 1:2000.



Figure 4: Detail of Johnson's map surveyed 1818-19, with the study area outlined. Scale 1:2000.

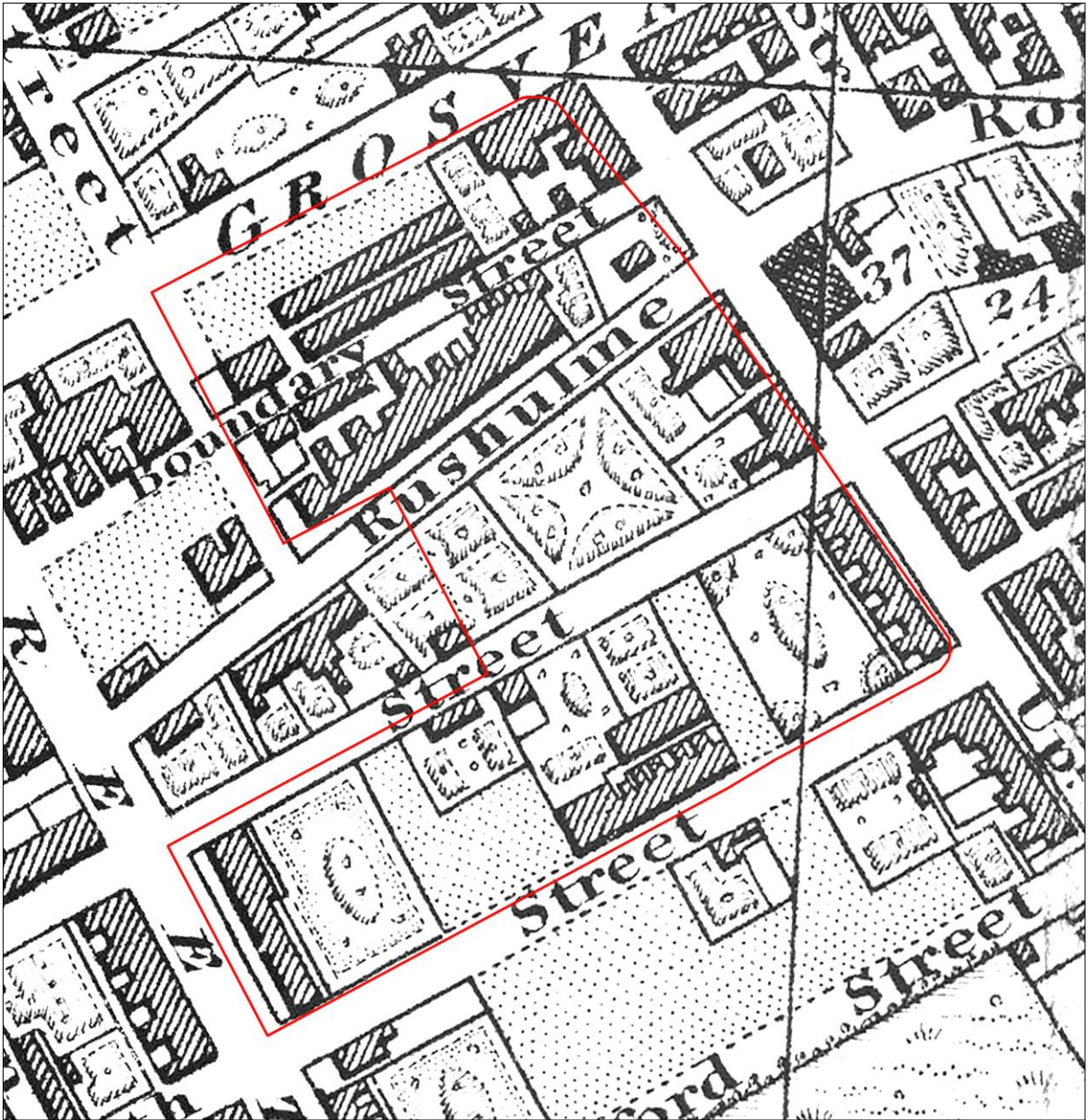


Figure 5: Detail of Swire's map 1824, with the study area outlined. Scale 1:2000.



Figure 6: Detail of Bancks's map of 1831, with the study area outlined. Scale 1:2000.



Figure 7: Detail of OS 6in to 1 mile mapping surveyed 1845, with the study area outlined. Scale 1:2000.



Figure 8: Detail of OS 5ft to 1 mile mapping surveyed 1849, with the study area outlined. Scale 1:2000.



Figure 9: Detail of OS 1:2500 mile mapping surveyed 1888-89, with the study area outlined. Scale 1:2000.



Figure 10: Detail of OS 1:2500 mile mapping surveyed 1905, with the study area outlined. Scale 1:2000.

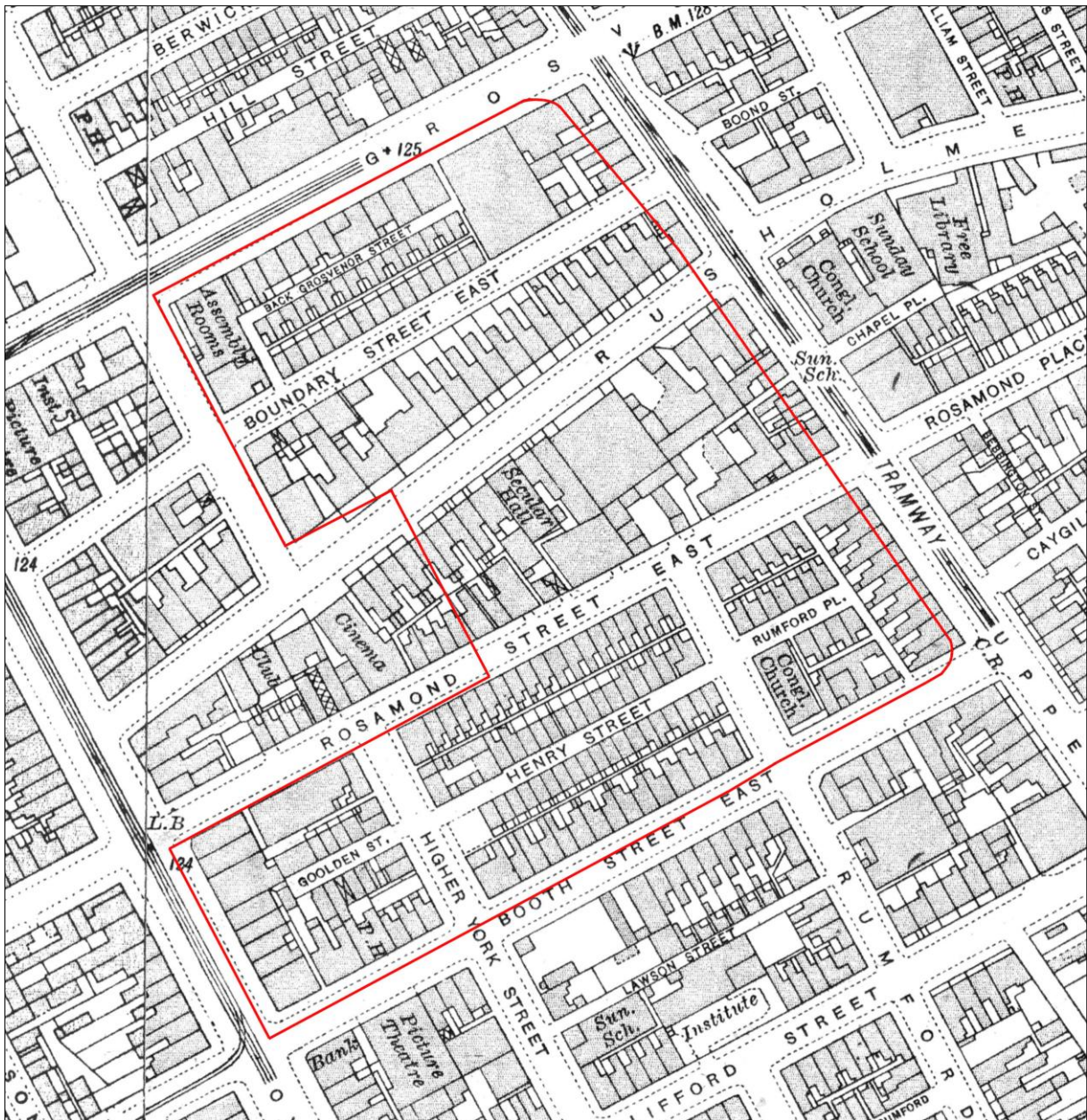


Figure 11: Detail of OS 1:2500 mapping surveyed 1915, with the study area outlined. Scale 1:2000.

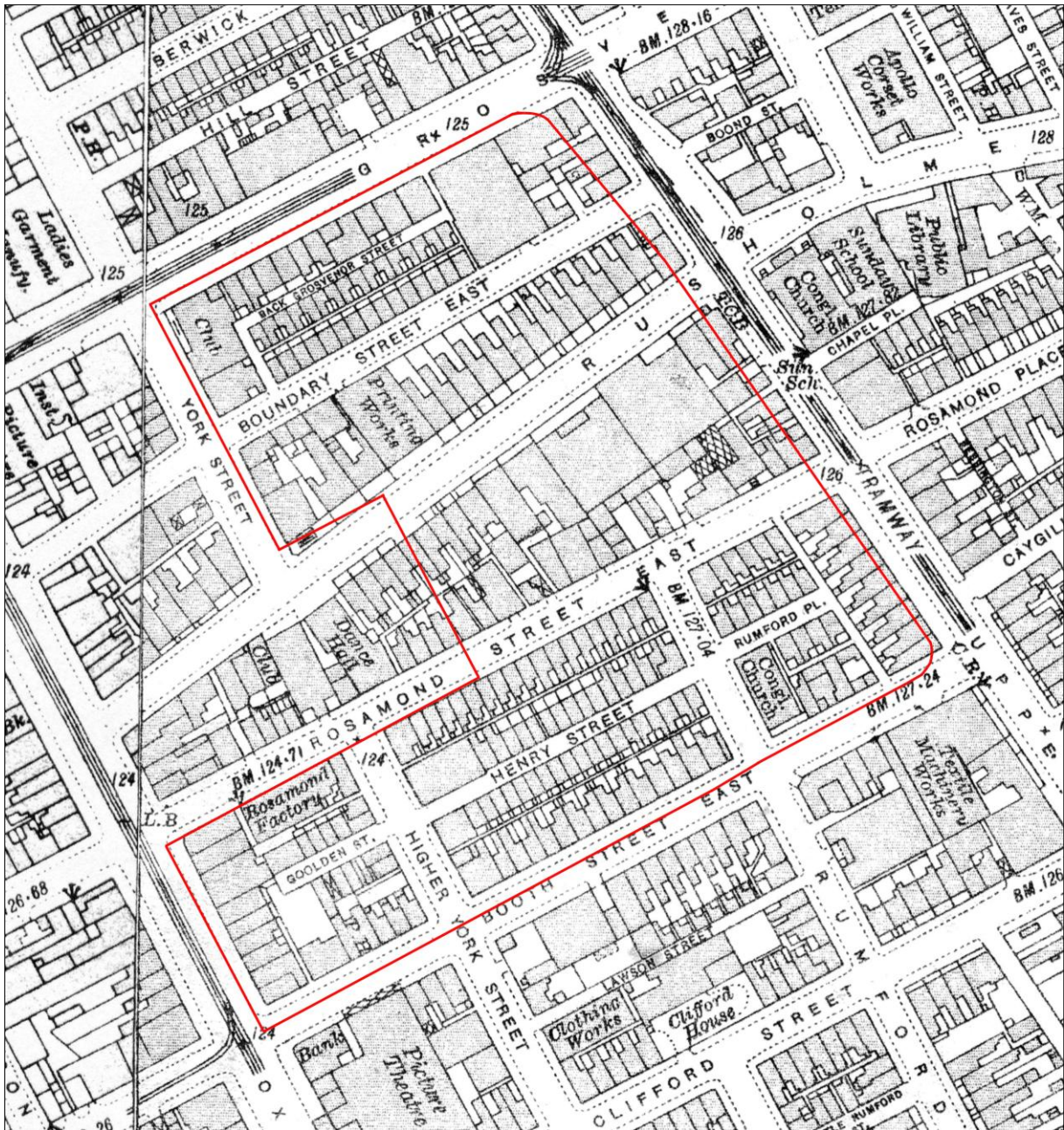


Figure 12: Detail of OS 1:2500 mapping surveyed 1932, with the study area outlined. Scale 1:2000.



Figure 13: Detail of OS 1:2500 mapping surveyed 1948, with the study area outlined. Scale 1:2000.



Figure 14: Detail OS 1:10,000 mapping surveyed 1960-8, with the study area outlined. Scale 1:2000. Ordnance Survey. © Crown Copyright. All rights reserved. Licence number 100049671.



Figure 15: Detail OS 1:10,000 mapping surveyed 1948-76, revised for significant changes 1978, with the study area outlined. Scale 1:2000.

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Figure 16: Location of sites identified. Scale 1:2000.
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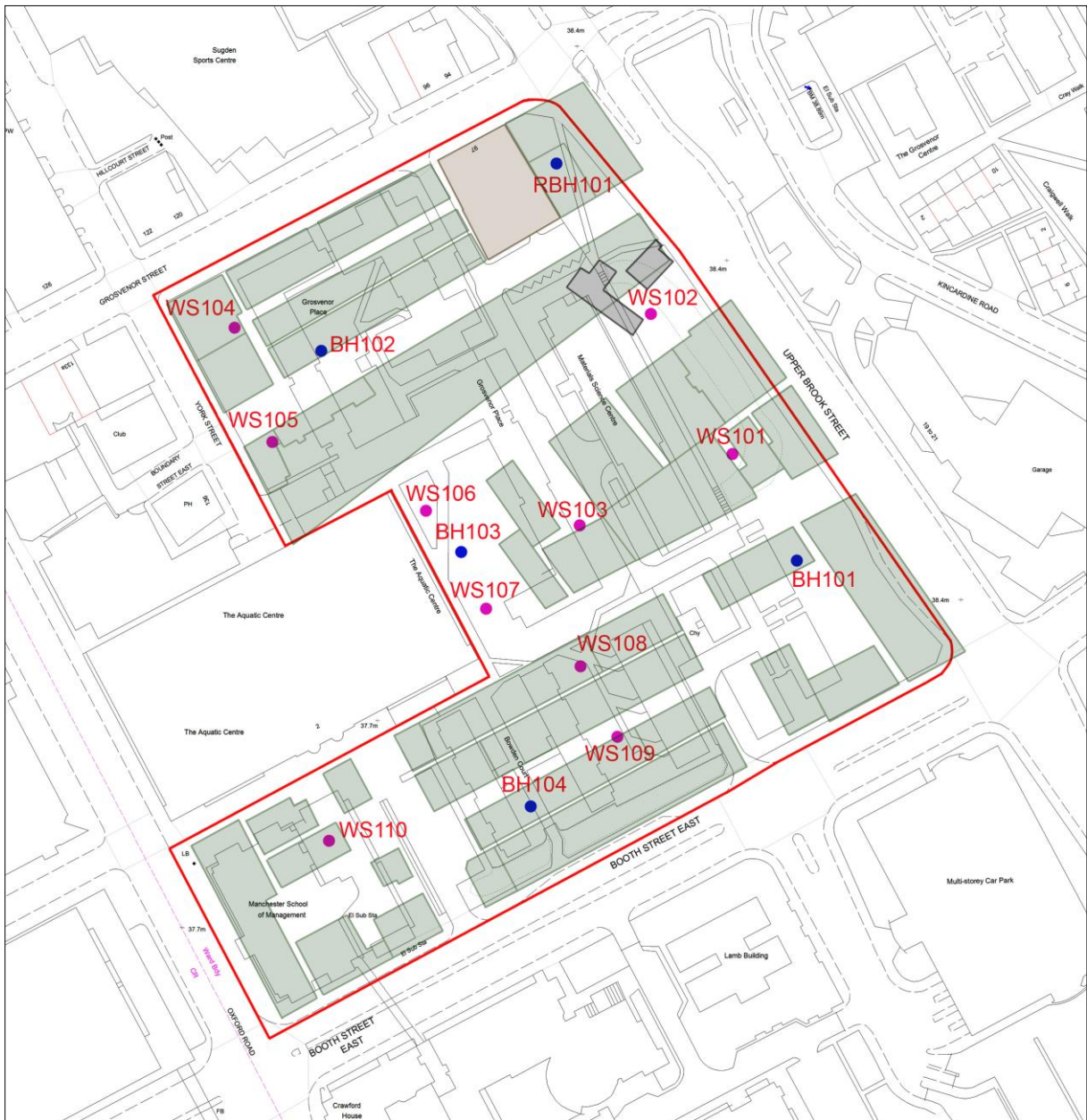


Figure 17: Location of geotechnical investigations. Scale 1:2000.
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