Land at the Former Bell Inn Public House, 33 Church Street, Pinchbeck, Spalding, South Holland, Lincolnshire, PE11 3UB

Archaeological Evaluation

NGR:	TF 24215 25716
SHDC Planning Ref.:	H14-0219-22
PCAS job no.:	3199
Site code:	TBPE 25
Acc No.	LCNCC 2025.169

Prepared for

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Summary

PCAS Archaeology was commissioned by Dixon Dawson to undertake an evaluation on land at the former Bell Inn, Pinchbeck, where residential development is planned.

Pinchbeck lies in the Lincolnshire Fens, a low-lying landscape reclaimed through extensive drainage schemes since the medieval period. The settlement was established in the early medieval period; the 12th century Church of St. Mary's immediately south of the site would have been one of the key buildings in the early settlement.

The Bell Inn dates from at least the early 19th century, a coaching inn on one of the main roads through the village. The public house has closed in recent years, and is now planned for conversion, with the paddock to the rear developed for further residential development. The evaluation investigated the archaeological potential of the paddock and informs the requirement for archaeological mitigation in association with the project.

Overall, the results of the evaluation demonstrate limited archaeological significance within the investigated areas, with the recorded remains reflecting low-level post-medieval and modern activity and the redeposition of earlier material.



Figure 1: Location plan of the site at scale 1:25000. The application area is marked in red. OS mapping. Crown Copyright. All rights reserved. PCAS licence no. 100049278.

1.0 Introduction

PCAS Archaeology Ltd. (PCAS) was requested by Dixon Dawson to undertake a scheme of archaeological trenching on land at the former Bell Inn public house, Church Street, Pinchbeck, where residential development is planned.

The site lies in the historic core of the village, close to the medieval Church of St. Mary's. The paddock to the rear of the Inn has not been previously developed and there is a high potential of buried remains to lie in this area.

The archaeological evaluation trenching was subject to the approval of the LCC Historic Environment Officer advising South Holland District Council. It followed current best practice and appropriate national guidance including:

- NPPF, National Planning Policy Framework (2024)
- CIfA Code of Conduct (2022);
- CIfA Standards and Guidance for Archaeological Evaluation (2023)
- Management of Research Projects in the Historic Environment (MoRPHE, 2015)
- Lincolnshire Archaeology Handbook (2024)

2.0 Location and Description

Pinchbeck is a village and parish in the South Holland district of Lincolnshire. It lies on the bank of the River Glen immediately north of Spalding.

Church Street is the main road into the centre of Pinchbeck from the north. The Bell Inn lies on the east side of the road, 165m north of the Church of St. Mary. The area of the evaluation lies to the rear of the former public house, a plot of land of 0.66 hectares of previously undeveloped land. There is a public footpath running through the site.

The site is approximately centred on NGR TF 24215 25716.

3.0 Topography and geology

The solid geology of the site is Oxford Clay Formation Mudstone, overlain by tidal Flat deposits of Clay and Silt (https://www.bgs.ac.uk/map-viewers/bgs-geology-viewer/).

Pinchbeck lies in the reclaimed Lincolnshire Fens, with levels lower than 5mOD.

4.0 Planning Background

A planning application for the conversion of the former Bell Inn public house into five flats and the development of nine detached bungalows to the rear of the existing property has been conditionally approved by South Holland District Council, application ref H14-0219-22.

The LCC Historic Environment Officer advising South Holland has noted that the former Bell Inn and the paddock to the rear is located in an area of archaeological interest close to the medieval parish church and within the historic core of the settlement. A programme of archaeological evaluation is required to investigate the presence/absence of buried remains within the development area to inform the need for any archaeological mitigation in association with the development.

This document details the fieldwork methodology and the post-excavation reporting and archiving procedures for the evaluation trenching at the site. It is subject to the approval of the LCC Historic Environment Officer advising South Holland DC.

5.0 Archaeological and Historical Background

A heritage assessment has been prepared in connection with this development (Hall, 2021); a summary is included here.

Pinchbeck lies in the low-lying reclaimed marshland of the Lincolnshire Fens. This landscape would have been frequently inundated in the prehistoric and Roman periods, and there are no known monuments of these dates around the site.

Although Pinchbeck appears to have been established in the early medieval period, there are no known features of this date. However, there are two manors is recorded in the Domesday Book and the Church of St. Mary, which lies immediately south of the site, dates from the 12th century and is Grade I Listed (LB1064413). The church is reputed to have replaced an earlier Saxon church, but no mention of a church is made in the Domesday records for Pinchbeck.

Church Street is one of the major routes through the historic core of the settlement. There are several Listed or locally important buildings along the road. The Bell Inn is first listed in the 1835 Pigot & Co.'s Directory (run by John Norris). The 1885 25" OS map shows the public house on the roadside and paddock behind.

There are no significant activities recorded within the site, therefore anticipated preservation of any buried remains within the site is anticipated to be good.

6.0 Methodology

The evaluation involved the investigation of four trenches positioned across the paddock and to the rear of the extant building. All trenches measured 30m x 2m and avoided known services and trees where rooting will have impacted on the archaeological horizon. This constituted 240m² of trenching, roughly 5% of the available space within the site boundary.

The purpose of the evaluation was to gather information in order to establish the presence or absence, extent, depth, condition, character, quality and date of any archaeological deposits.

Trenches were opened under archaeological supervision to the first archaeologically significant horizon, the maximum safe working depth, or the natural geology, whichever was encountered first. Archaeological deposits encountered were then cleaned and defined by hand.

Where identified, archaeological features were to be examined sufficiently to determine their date, character and survival condition and then recorded by measured plan and section drawings at appropriate scales (1:20), incorporating Ordnance Survey datum heights. As a minimum, 50% of discrete features and 10% of linear features were to be excavated where the whole of the feature is exposed, with a minimum sample of a 1m wide slot in a short, exposed length of linear feature; partially exposed features were to be excavated as practicable, up to the whole of the exposed portion.

A written record of each significant stratigraphic horizon and archaeological feature was made on standard PCAS context recording forms. These were supplemented by a narrative account in the form of a site diary. An online record of the project data was initiated with the Archaeological Data Service (OASIS database) before fieldwork commenced, and completed at the end of the project, including an uploaded digital copy of the report.

524150
524200
524250
524300
325750
325700
325650

Limit of Excavation
Archaeological feature
Intervention
Layer
Modern Feature
Site boundary

Tr. 1
Tr. 2
Tr. 3
Tr.4

0 10 20 m

Figure 2:
Trench location plan
1:500

7.0 Results

A full context summary list appears as Appendix 1, and several photographs are included throughout the text.

All trenches were initially excavated to the top of the archaeological horizon (results detailed below). Once excavated and recorded they were then reduced further to the natural clay substrate to identify any earlier archaeological remains. No further remains were identified.

Trench 1

Trench 1 was excavated to a maximum depth of 0.5m and revealed a small number of likely modern features.

The earliest deposit encountered was the natural substrate (102), comprising pale orangish-brown clayey sand with occasional small pebbles. This was truncated by two cut features. Ditch [103] was a small east–west aligned linear cut with moderately sloping sides and a concave base, filled by deposit (104). Pit [105] had steep sides and a concave base, filled by a mixed deposit (106).

Artefactual material recovered from deposit (106) consisted of a small assemblage of ceramic building material (CBM) fragments dated to the 13th–16th centuries, two pottery sherds representing common regional wares with a 15th-century date, and five clay tobacco pipe fragments dating to the 17th–18th centuries. The mixed date range suggests redeposited material in a modern feature.

The natural and cut features were sealed by a mid-greyish-brown clayey silt subsoil (101), which was overlain by a mid-brownish-grey silty topsoil (100).



Plate 1: Ditch [103] (looking East)



Plate 2: Pit [105] (looking W)

Fig 3a

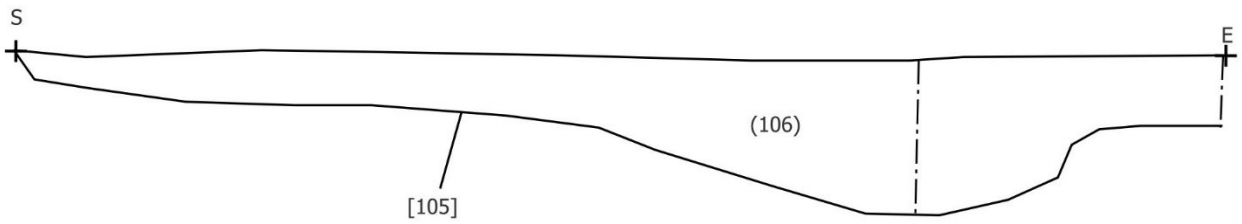
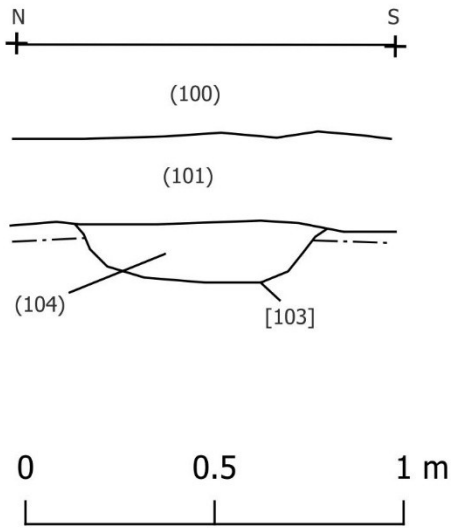
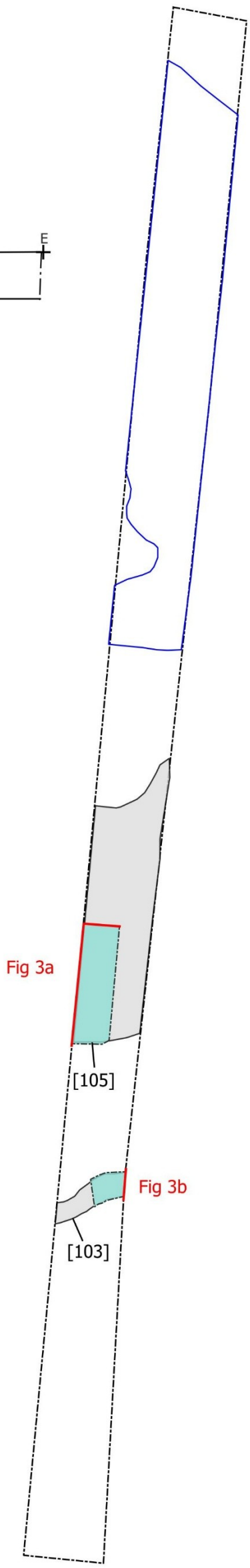


Fig 3b





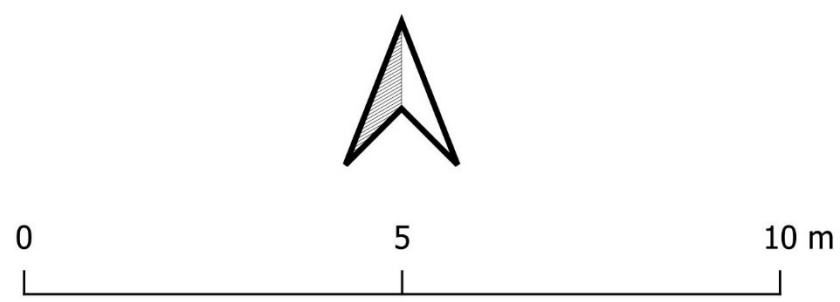


Figure 3:
Trench 1 plan (1:100) and sections (1:20)

Trench 2

Trench 2 was excavated to a maximum depth of 0.78m and revealed natural deposits truncated by several pits and linear features, most of which are interpreted as modern in date.

The natural geology (202) comprised pale orange clayey sand with mottled orange-grey silty sand and occasional pebbles. This deposit was truncated by several features. Feature [203] was a broad, shallow possible pit with an undulating sub-flat base, filled by mixed deposit (204). A discrete deposit of building rubble (205), largely composed of brick fragments, was also recorded; this deposit contained CBM dated to the 13th–16th centuries, along with fragments of animal bone. This was cut by ditches [208] and [206].

Several linear features were identified cutting the natural. Ditch [206] was a north–south aligned linear with a U-shaped profile and concave base, filled by deposit (207). At the western end of the trench was ditch [208]/[212] was a broad U-shaped cut interpreted as a modern ditch, it was filled by deposit (209), which contained CBM fragments dated to the 13th–16th centuries, a single clay tobacco pipe fragment dated to the 17th–18th centuries, and a small quantity of animal bone was recovered. Whilst at the very eastern end of ditch [210] was aligned north-east to south-west and had a V-shaped profile with a concave base, filled by deposit (211).

All features were sealed by a firm mid greyish-brown clayey silt subsoil (201), which was overlain by a mid-brownish-grey silty topsoil (200).



Plate 3: Possible pit [203], filled with building material. Ditch [208] can be seen in the foreground (looking NE)



Plate 4: Ditch [210] (looking SW)



Plate 5: Ditch [208]/[212] (looking NE)

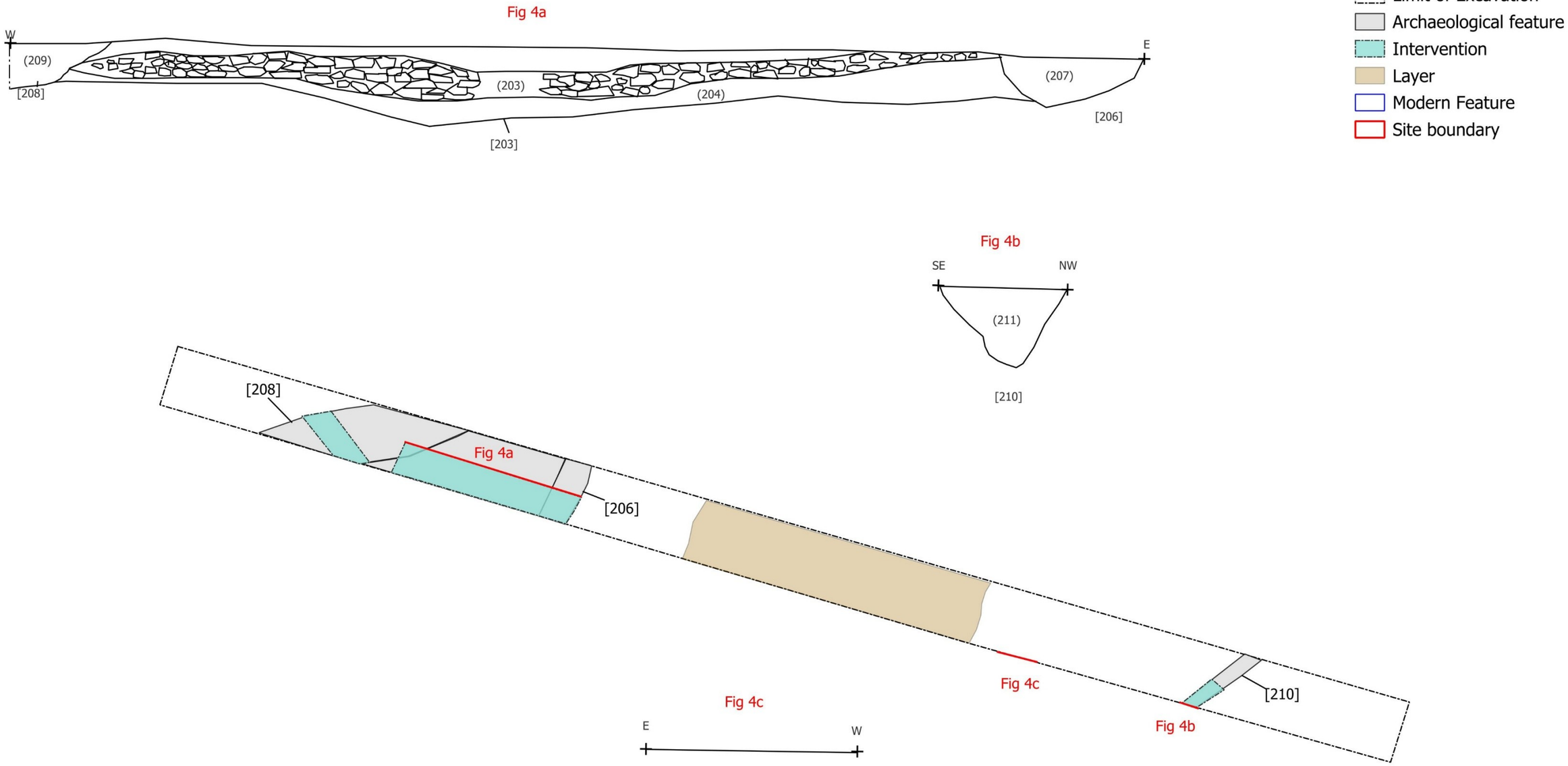


Figure 4:
Trench 2 plan (1:100) and sections (1:20)

Trench 3

Trench 3 was excavated to a depth exceeding 0.48m and revealed natural deposits truncated by several cut features of probable modern or post-medieval date.

The earliest deposit was the natural geology (302), described as pale-yellow sand with mottled grey–orange clay.

Pit [305], a U-shaped pit with a concave base was partially exposed along the eastern baulk. This was filled by deposit (306), which contained CBM fragments and a single tile fragment dated to the 13th–16th centuries.

A large pit [307], interpreted as modern and extending beyond the limits of the trench, was also identified and filled by deposit (308). Artefactual material recovered from this fill, including clay tobacco pipe fragments, CBM, glass and animal bone, indicating a modern or post-medieval date. The glass was analysed to be from an English wine bottle of the 'onion' form, with a bulbous body, dating to c1680 to 1730.

The natural and cut features were sealed by a firm mid greyish-brown clayey silt subsoil (301), which was overlain by a mid brownish-grey silty topsoil (300).



Plate 6: Hand-excavated sondage through upper deposits of pit [305] (looking N)



Plate 7: General shot of Pit [307] (looking NNE)

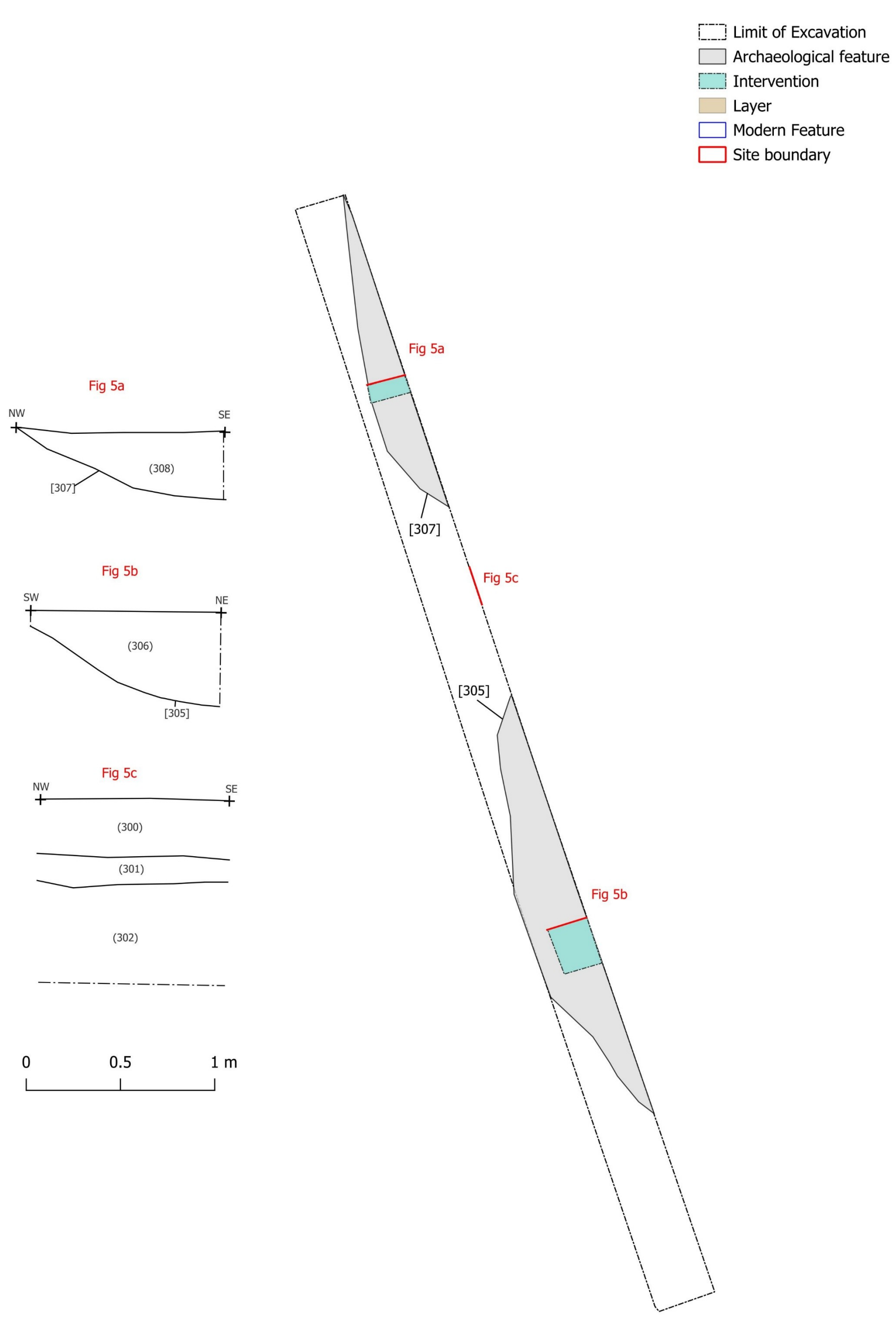


Figure 5:
Trench 3 plan (1:100) and sections (1:20)

Trench 4

Trench 4 was excavated to a maximum depth of 0.44m and revealed a small number of features interpreted as likely modern in date.

The earliest deposit encountered was the natural geology (402), comprising pale yellow sand grading into mottled grey–orange clay. This was truncated by a small pit feature [403], which had a U-shaped profile and flat base and was filled by deposit (404). A further linear feature, [405], aligned north south and interpreted as a modern ditch, also cut the natural and was filled by deposit (406).

Deposit (406) contained a single fragment of CBM dated to the 13th–16th centuries, a single sherd of Bourne ware pottery dated to the mid-15th century, and a clay tobacco pipe fragment dated to the 19th century, indicating a mixed and redeposited assemblage.

These features were sealed by a firm mid greyish-brown clayey silt subsoil (401), which was overlain by a mid-brownish-grey silty topsoil (400).



Plate 9: Pit [403] (looking SW)



Plate 8: Ditch [405] (looking N)

Limit of Excavation
Archaeological feature
Intervention
Layer
Modern Feature
Site boundary

Fig 6a

SE

NW

(400)

(404)

[403]

Fig 6a

[403]

Fig 6b

W

E

(406)

[405]

Fig 6b

[405]

0 0.5 1 m

0 5 10 m

Figure 6:
Trench 4 plan (1:100) and sections (1:20)

8.0 Conclusions

The evaluation trenches excavated at the Bell Inn, Pinchbeck revealed a largely uniform stratigraphic sequence across the site, comprising topsoil and subsoil overlying natural deposits that were truncated by a number of features. Most of these features are interpreted as pits and linear features of post-medieval or modern date.

Across all trenches, the natural geology was encountered at varying depths, between 0.44m and 0.78m below present ground level. This natural was truncated by pits and linear features, many of which exhibited broad U-shaped or V-shaped profiles consistent with drainage ditches or refuse pits of later date. Several of the linear features, are interpreted as modern ditches, an interpretation supported by the recovery of modern artefactual material, including clay tobacco pipe fragments of 17th–19th-century date.

The artefactual assemblage recovered from the site is small and fairly mixed. Ceramic building material dated to the 13th–16th centuries was recovered from multiple features across all trenches, often in association with later material such as clay tobacco pipe fragments and modern pottery. The repeated occurrence of medieval CBM in later features suggests that this material is residual in nature and likely derives from the disturbance or reworking of earlier deposits elsewhere in the vicinity. The recovery of Bourne ware pottery in Trench 4, dated to the mid-15th century, similarly appears to represent redeposited material rather than evidence for medieval activity in situ.

While the presence of residual medieval material indicates activity in the wider landscape during the 13th–16th centuries, no features securely dated to this period were identified. The archaeological evidence instead suggests later disturbance, likely associated with post-medieval or modern land use, including drainage, dumping, and minor groundworks.

Overall, the results of the evaluation demonstrate limited archaeological significance within the investigated areas, with the recorded remains reflecting low-level post-medieval and modern activity and the redeposition of earlier material.

9.0 Effectiveness of Methodology

Intrusive evaluation was an appropriate method for gathering further information about the sites archaeological potential, suggesting that the site has limited archaeological potential.

The body of date produced by this evaluation will be sufficient to inform the planning and development process.

10.0 Acknowledgements

PCAS Archaeology Ltd would like to thank Dixon Dawson for this commission.

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Appendix 1: Context Summary

Context	Trench	Type	Description
100	1	Layer	Topsoil; mid brownish-grey silty clay, friable, frequent rootlets
101	1	Layer	Subsoil; mid greyish-brown clayey silt, firm, very occasional pebble
102	1	Layer	Natural; pale orangish-brown clayey sand with occasional small pebbles
103	1	Cut	Small linear cut aligned E–W, moderate sides, concave base
104	1	Fill	Fill of [103]; pale orangish-grey sandy clay, firm
105	1	Cut	Possible waste pit; shallow, flat to U-shaped profile, concave base
106	1	Fill	Fill of [105]; mixed dark grey silty clay with sand, charcoal and fired clay
200	2	Layer	Topsoil; mid brownish-grey silt, friable, frequent rooting
201	2	Layer	Subsoil; mid greyish-brown clayey silt, firm, very occasional pebble
202	2	Layer	Natural; pale orange clayey sand with mottled orange-grey silty sand
203	2	Cut	Broad shallow possible pit; U-shaped profile, undulating sub-flat base
204	2	Fill	Fill of [203]; mixed mid grey–orange silty clay with fired clay/brick
205	2	Layer	Building rubble layer, largely brick fragments
206	2	Cut	Possible N–S aligned linear; U-shaped profile, concave base
207	2	Fill	Fill of [206]; mid–light bluish-grey silty clay with fired clay
208	2	Cut	Broad U-shaped ditch; interpreted as modern (confirmed by sondage). Same as [212].
209	2	Fill	Fill of [208]; mid–dark bluish-grey silty clay; modern pottery present
210	2	Cut	Linear feature aligned NE–SW; V-shaped profile, concave base
211	2	Fill	Fill of [210]; mid greyish-brown silty clay with charcoal/fired clay
212	2	Cut	Linear ditch aligned NE–SW; modern. Same as [208].
213	2	Fill	Fill of [212]; mid grey silty clay
300	3	Layer	Topsoil; mid brownish-grey silt, friable, frequent rooting
301	3	Layer	Subsoil; mid greyish-brown clayey silt, firm
302	3	Layer	Natural; pale yellow sand with mottled grey-orange clay
303	3	Cut	Cut feature not fully present within trench plan
304	3	Fill	Fill of [303]; dark grey firm clay with occasional charcoal
305	3	Cut	Pit; U-shaped profile with concave base
306	3	Fill	Fill of [305]; mid–light grey silty clay with orange sand inclusions
307	3	Cut	Large modern pit; U-shaped profile with sub-concave base
308	3	Fill	Fill of [307]; mid–dark grey silty clay with occasional charcoal
400	4	Layer	Topsoil; mid brownish-grey silty clay, friable, frequent rooting
401	4	Layer	Subsoil; mid greyish-brown clayey silt, firm, very occasional pebble
402	4	Layer	Natural; pale yellow sand grading to mottled grey-orange clay
403	4	Cut	Small possible pit; U-shaped profile with flat base
404	4	Fill	Fill of [403]; mid–light grey silty clay with occasional charcoal
405	4	Cut	Linear feature aligned N–S; modern ditch
406	4	Fill	Fill of ditch [405]

Appendix 2: Glass Report (Dr R. Tyson)

The glass

One large fragment of vessel glass was recovered, from context (310), weighing 385.7g. The glass was examined by eye and the details are fully recorded here. Methodology follows the guidance of the CIfA *Toolkit for Specialist Recording Version 1.1 (2021)* and the Historic England *Archaeological Evidence for Glassworking: Guidelines for Recovering, Analysing and Interpreting Evidence* (2018).

The fragment is olive green glass, covered by flaky iridescent surface weathering, with some deep scratches and pits. It comprises a large part of a wide bottle base, pushed in a little on the underside with a pontil mark in the form of a circular depression 48mm wide with a small part of a glass ring adhering around the edge, creating a moderate-sized rounded kick (ht *c* 26mm), and retains part of the bulbous body which starts to turn back inwards at the top break. Extant height is 76mm; standing base diameter 90–95mm; widest body diameter is estimated to be *c* 140mm. Wall thickness at upper break 3mm; 11mm around base.

This comes from an English wine bottle of the 'onion' form, with a bulbous body and which would have had a short tapering neck, dating to *c* 1680 to 1730 (Dumbrell 1983, 56–72). The rounded body, turning inwards at the upper break, and the moderate kick suggest that this bottle is likely to be made in the middle of this period, *c* 1690–1720. These bottles were widely made across the country in coal-fired glasshouses (ibid., 18–26).

English glass wine bottles originated in the second quarter of the 17th century and were extremely common by the end of the century. They were used for wine and other associated alcoholic beverages, which were transferred from a larger cask, and the bottles were reused. They were owned by inns and taverns as well as individuals, as shown by the stamped seals sometimes found on the body to mark ownership (Jeffries and Major 2015). Not enough of this bottle survives to know whether it had a seal. Wine bottles would have been a normal occurrence in cities, towns, country houses and villages such as Pinchbeck in the 17th century.

Potential for further study and further recommendations

Glass wine bottles are common finds on both urban and rural sites across England, and this find confirms that Pinchbeck conforms to this pattern. The relatively close dating may be useful to the dating of the site. The information provided here contributes a small amount to the interpretation of the site and further research is unlikely to provide further insights.

The glass has been fully recorded here, and there is no necessity to retain it for further study.

References

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Appendix 3: CBM Report (J. Young)

Introduction

Twelve fragments of handmade brick and a piece of flat roof tile weighing a total of 5.922kg were submitted for examination. The assemblage is of potential medieval to early post-medieval date. The fragments were examined visually and at x 20 magnification using a binocular microscope. The assemblage was recorded using ceramic codenames (Table 1) and the resulting archive was entered in an Access database (Appendix 1). Recording complies with the guidelines laid out in Slowikowski, *et al.* (2001), the Archaeological Ceramic Building Materials Group guidelines (2001) and the Lincolnshire County Council's *Archaeological Handbook* (sections 13.4, 13.5 and 14.2).

Condition

The material recovered is mainly in an abraded to slightly abraded and stable condition. Individual fragment size ranges from 52gram to 1.014kg.

The Ceramic Building Material

A limited range of ceramic building material (CBM) comprising handmade brick and a single piece of flat roof tile was examined (Table 1). The material is briefly described below with more detailed descriptions given in Appendix 1.

Table 1: Ceramic building material codenames and total quantities by fragment count and weight in grams

Codename	Full name	Total fragments	Total weight
BRK	Brick	12	5845
PNR	Flat roof tile	1	77
TOTAL		**13**	**5922**

The Tile

A single 22mm thick corner fragment of flat roof tile (PNR) was recovered from the site. The tile is in a light orange fine sandy fabric not dissimilar to that used at Bourne for late medieval to post-medieval pottery vessels. A similar tile thought to date to between the 13th and 15th centuries was recovered from Healey's Field in Pinchbeck during excavation s in 2009 (Young 2009)

The Brick

Twelve fragments of handmade brick (BRK) each representing an individual slop-moulded brick were recovered from the site. The bricks are mainly represented by fairly well-sized fragments, although no complete, or even near-complete, bricks were recovered. All of the bricks provided measurable thicknesses and eight examples had measurable widths. The most extant length is 143+mm on one of the two unusually narrow bricks. The other narrow brick has evidence on one edge for moulding or post-firing chamfering to form a plinth header brick. Each brick is individualistic and has been separately numbered in the archive (Brick 1-

Brick 12) but an attempt has been made to tentatively group the bricks based on manufacture, fabric, size and bedding type (Table 2).

Table 2: Bricks by Brick number, Group, bedding type and fabric with measurements given in mm and weight in grams

ref no	Brick Group	Fabric	Bedding	Width	Thickness	Trench	Context	Weight
BRICK 01	Group A	purple-red/grey/purple-red	Smoothed upper & lower surfaces	70	60	Trench 4	406	363
BRICK 11	Group A	orange/grey/orange fine calcareous + fine	Smoothed upper & lower surfaces	75	58	Trench 3	306	801
BRICK 07	Group B	purple-red/grey/purple red	Smoothed underside	165	60	Trench 2	205	1014
BRICK 06	Group C	orange-red fine micaceous silty	Smoothed underside. Well made	110	57	Trench 2	205	546
BRICK 04	Group D	purple-red fine calcareous	Vegetal & pebble bedded	103	54	Trench 1	106	639
BRICK 12	Group D	orange-red fine calcareous + ca	Vegetal & pebble ? bedded	108	60	Trench 3	308	669
BRICK 03	Group D	red fine calcareous + ca	Rough ? pebble bedding	0	59	Trench 1	106	353
BRICK 02	Group E	orange fine micaceous silty + fe	Vegetal bedded	110	55	Trench 1	106	52
BRICK 09	Group E ?	orange fine micaceous silty	Vegetal bedded	0	60	Trench 3	306	258
BRICK 08	Group F	orange fine	Vegetal bedded	140	50	Trench 2	213	683
BRICK 05	Group G	orange fine	Vegetal bedded	0	40	Trench 1	106	129
BRICK 10	Group H	orange-red fine	Uncertain bedding	0	60	Trench 3	306	338

The bricks fall into two main basic fabric types common in the local area (including other sites in Pinchbeck and those in Moulten Eaugate, and Holbeach), although some variation within the fabrics is noticeable.

Calcareous fabrics

Eight bricks ranging in colour from orange to purple-red occur in this group with Bricks 1 and 11 having heavily reduced cores. Two bricks (Bricks 3 and 12) additionally have visible coarser calcareous inclusions and Brick 11 has fine iron-rich inclusions. These bricks form Groups A, B, D, G and H. The bricks are variably fired with the higher fired examples tending towards a red hue whereas the lower fired b ricks are of an orange colour.

Fine silty micaceous fabrics

Four bricks in orange to orange-red silty fabrics are of this type with Brick 2 having addition iron-rich grains. They form groups C, E and F. All of the bricks are fairly low-fired.

No complete measurements are present in the assemblage but width measurements vary widely between 70mm to 165mm with the thicknesses being more regularised at between 40mm and 60mm. It is possible to determine the bedding mechanism on all bet one of the bricks with the use of vegetal matter being evident on six examples (two of which additionally have small pebbles or their voids visible). Three bricks (Groups A, and B) have smoothed upper and lower surfaces and the single brick in Group C has a smoothed underside erasing any trace of a bedding medium. All of the bricks appear to have smooth sides typical of slop-moulding of bricks however those bricks in Groups A and B may also have had post-moulding smoothing. The two bricks in Group A are of unusual narrowness being only 70mm and 75mm in width. One of these bricks (Brick 1) has either been purposely moulded or post-moulding chamfered to form a plinth header brick. These narrow bricks have heavily reduced cores suggesting that they are of early date. They must have had a specific purpose but the author has not noted such bricks before and no parallels can be found in available literature. It may be that they are used around door or window frames. Manufacture for a specific use is also likely to be truce for the Group B brick of 165mm width (Brick 7). This brick has a heavily burnt stretcher that has bloated and sintered into a vesicular dark purple-grey mass. It is not unusual to have deliberately 'burnt' the headers of bricks to form a darkened brick header for use in ornamental diapering but to do so for a stretcher face is unusual and may have been an accidental occurrence. One brick has a longitudinal stacking or moulding scar (Brick 6) whilst another has multiple vertical close set deep reeds or thin stick impressions on the stretcher (Brick 7).Three of the bricks exhibit reduced kiss marks caused by the exclusion of oxygen during firing to a brick surface.

The site sequence

The recovered material was found in six deposits across four trenches (Table 3). A context list was supplied for this report but no spatial or other detailed site information. The assemblage is summarised below by deposit within each trench.

Table 3: Summary of CBM by trench with totals by fragment count

CBM type	Trench	Trench	Trench	Trench	TOTAL
PNR	0	0	1	0	**1**
GROUP A	0	0	1	1	**2**
GROUP B	0	1	0	0	**1**
GROUP C	0	1	0	0	**1**
GROUP D	2	0	1	0	**3**
GROUP E:	1	0	1	0	**2**
GROUP F:BRICK	0	1	0	0	**1**
GROUP G;BRICK	1	0	0	0	**1**
GROUP H:BRICK	0	0	1	0	**1**
TOTALS	**4**	**3**	**5**	**1**	**13**

Trench 1

A single feature (Pit 105) in this trench produced fragments of CBM. Two of the four bricks are of Group D type whilst the single example of a 40mm thick Group G brick came from this feature.

Table 4: Summary of CBM for Trench 1 with totals by fragment count and weight in grams

Context	Feature	Codename	Brick group	Fabric	Width	Thickness	Total fragments	Total weight
106	Pit 105	BRK	GROUP D:BRICK 04	purple-red fine calcareous	103	54	1	639
		BRK	GROUP D;BRICK 03	red fine calcareous + ca	0	59	1	353
		BRK	GROUP E;BRICK 02	orange fine micaceous silty + fe	110	55	1	52
		BRK	GROUP G;BRICK 05	orange fine calcareous	0	40	1	129
TOTALS							**4**	**1173**

Trench 2

The two bricks found in layer 205 belong to groups B and C. A 140mm wide Group F brick found in Pit 211 was associated with a sherd of 18th to early 19th century Chinese Export Porcelain.

Table 5: Summary of CBM for Trench 2 with totals by fragment count and weight in grams

Context	Feature	Codename	Brick group	Fabric	Width	Thickness	Total fragments	Total weight
205	Layer of building rubble	BRK	GROUP B;BRICK 07	purple-red/grey/purple red fine calcareous	165	60	1	1014
		BRK	GROUP C:BRICK 06	orange-red fine micaceous silty	110	57	1	546
213	Pit 211	BRK	GROUP F:BRICK 08	orange fine micaceous	140	50	1	683
TOTALS							**3**	**2243**

Trench 3

This Trench produced the only fragment of roof tile to be recovered from the site. The tile is of medieval to late medieval date. The three bricks found in pit 305 and that recovered from pit 307 each belong to a different brick group. They include an example of the narrow Group A bricks.

Table 6: Summary of CBM for Trench 3 with totals by fragment count and weight in grams

Context	Feature	Codename	Brick group	Fabric	Width	Thickness	Total fragment	Total weight
306	Pit 305	BRK	GROUP A;BRICK 11	orange/grey/orange fine calcareous + fine fe	75	58	1	801

		BRK	GROUP E:BRICK 09	orange fine micaceous silty	0	60	1	258
		BRK	GROUP H:BRICK	orange-red fine	0	60	1	338
		PNR		light orange fine sandy	0	22	1	77
308	Pit 307	BRK	GROUP D:BRICK 12	orange-red fine calcareous + ca	108	60	1	669
TOTALS							**5**	**2143**

Trench 4

A single fragment of a Group A narrow brick was recovered from Trench 4.

Table 7: Summary of CBM for Trench 4 with totals by fragment count and weight in grams

Context	Feature	Codename	Brick group	Fabric	Width	Thickness	Total fragments	Total weight
406	Pit 405	BRK	GROUP A:BRICK 01	purple-red/grey/purple-red fine calcareous	70	60	1	363

Summary and Recommendations

The bricks in this assemblage are not typical of most of the handmade medieval to early post-medieval bricks of potential 13th to 16th century date found in the greater Pinchbeck area. Each brick is individualistic although a tentative attempt has been made to group them for this report. The firing of the unusual and probably specialised Group A and Group B bricks suggests that they are of early date despite a lack of parallels. The mixed nature of the small groups and lack of direct association with a building (although layer 205 is described as building rubble) may suggest that they represent reclaimed material originating from more than one structure (or structural phase) and may have at some point been reused in later buildings, although there is no direct evidence for this in the form of later mortar adhesions. Precise dating is difficult but these bricks certainly belong to the period between the 13th and 16th centuries with a preference for a pre-16th century date with the specialised bricks possibly hinting at a building (or buildings) of some affluence.

The entire assemblage is unique and should be retained for future study.

References

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Appendix 4: Pottery Report (P. Blinkhorn)

The pottery assemblage comprised six sherds with a total weight of 174g. It was all later medieval and was recorded using the coding system of the Lincolnshire fabric series (Jennings 2019) as follows:

BOU: **Bourne 'D' Ware**, 1450-1637. 3 sherds, 78g.

TOYII: **Late Toynton Ware**, 1450-1550. 3 sherds, 96g.

The pottery occurrence by number and weight of sherds per context by fabric type is shown in Table 1. Each date should be regarded as a *terminus post quem*.

Both wares are common finds in the region. The entire assemblage comprised fragments of large bowls and jars/cisterns which are typical products of the two industries. The sherds are all in reasonably good condition and appear reliably stratified.

Table 1: Pottery occurrence by number and weight (in g) of sherds per context by fabric type

	BOUA		TOYII		
Cntxt	No	Wt	No	Wt	Date
106	1	15	1	17	M15th C
308	1	20	2	79	M15th C
406	1	43			M15th C
Total	3	78	3	96	

Bibliography

Jennings, L , 2019 *Archaeology Handbook* Lincolnshire County Council, Lincoln

Appendix 5: OASIS

OASIS ID (UID) preconst3-540345

Project Name Evaluation at Land at the Former Bell Inn Public House, 33 Church Street, Pinchbeck, Spalding, South Holland, Lincolnshire, PE11 3UB

Sitename Land at the Former Bell Inn Public House, 33 Church Street, Pinchbeck, Spalding, South Holland, Lincolnshire, PE11 3UB

Sitecode TBPE 25

Project Identifier(s) TBPE 25

Activity type Evaluation

Planning Id H14-0219-22

Reason For Investigation Planning requirement

Organisation Responsible for work PCAS Archaeology Ltd

Project Dates 27-Nov-2025 - 28-Nov-2025

Location Land at the Former Bell Inn Public House, 33 Church Street, Pinchbeck, Spalding, South Holland, Lincolnshire, PE11 3UB

NGR: TF 24215 25716

LL: 52.814685437273795, -0.158386184513434

12 Fig: 524215,325716

Administrative Areas Country: England

County/Local Authority: Lincolnshire

Local Authority District: South Holland

Parish: Pinchbeck

Project Methodology The evaluation involved the investigation of four trenches positioned across the paddock and to the rear of the extant building. All trenches measured 30m x 2m and avoided known services and trees where rooting will have impacted on the archaeological horizon. This constituted 240m² of trenching, roughly 5% of the available space within the site boundary.

Project Results Overall, the results of the evaluation demonstrate limited archaeological significance within the investigated areas, with the recorded remains reflecting low-level post-medieval and modern activity and the redeposition of earlier material. No further archaeological mitigation is considered necessary on the basis of the evidence recovered.

Keywords

Funder Private or public corporation Dixon Dawson Architects

HER Lincolnshire HER - unRev - STANDARD

Person Responsible for work Leigh Brocklehurst

HER Identifiers

Archives Physical Archive, Documentary Archive, Digital Archive - to be deposited with Lincolnshire Archives;