

Superseded version.
Archive!



Archaeological Services & Consultancy Ltd

AN ARCHAEOLOGICAL ASSESSMENT OF DINTON HALL, DINTON, BUCKINGHAMSHIRE

Bob Zeepvat BA MIFA and Nicola King BA MPhil



October 2000

ASC/M/DHD00/2

© Archaeological Services and Consultancy Ltd.

Letchworth House
Chesney Wold, Bleak Hall,
Milton Keynes MK6 1NE
Tel: 01908 608989 Fax: 01908 605700
Email: mka@archaeological-services.co.uk
Web site: www.archaeological-services.co.uk



SITE DATA

ASC site code:	DHD00	Project number:	230
County:	Buckinghamshire		
District:	Aylesbury Vale DC		
Village/Town:	Dinton		
Parish:	Dinton-with-Ford and Upton CP		
NGR:	SP 766 110		
Total extent of site:	4 hectares approx		
Extent of development:	House and gardens		
Planning proposal:	Refurbishment and additions to house, landscaping		
Planning application refs:	00/01085/APP: 00/01427/ALB: 00/01428/APP: 00/01432/APP: 00/01437/ALB: 00/01439/ALB: 00/01441/ALB		
Client:	Richard van Bergen Basement Flat 8 Ladbroke Road Notting Hill Gate London W11 3NG		
Contact name:	Milan Varmuza (architect)		
Telephone	01844 355263	Fax:	01844 355264

CONTENTS

Summary.....	4
1 Introduction.....	4
2 Setting.....	7
3 Aims & Objectives.....	8
4 Methods.....	9
5 Archaeological & Historical Evidence.....	11
6 Conclusions.....	218
7 Acknowledgements.....	299
8 References.....	30
9 Cartographic Sources.....	30
10 Aerial Photographs.....	31
11 Other Sources.....	31
12 Published Descriptions of Dinton Hall.....	34
13 Copies of Monitoring Sheets.....	36

Figures:

1. General location.....	3
2. Dinton Hall location.....	6
3. Extract from inclosure award 1803.....	12
4. 1 st edition Ordnance Survey 6" map 1885.....	12
5. 2 nd edition Ordnance Survey 6" map 1920.....	13
6. 3 rd edition Ordnance Survey 6" map 1922.....	13
7. Ground floor plan of Dinton Hall.....	26
8. The Hall and surrounding gardens.....	27

Plates:

Cover: Dinton Hall from the south

1. Dinton Hall, south frontage.....	5
2. Dinton Hall, north frontage.....	21
3. Stone corbelling in cellar.....	22
4. Dinton Hall, west wing.....	22
5. The dovecote, from the south.....	23
6. Damp-proofing trench, south side of west wing.....	23
7. Excavation for new swimming pool, from south.....	24
8. Watching brief: large pit/ditch adjacent to west wing.....	24
9. Watching brief: wall footing.....	25
10. Watching brief: small pit/ditch.....	25



Based upon the 1994 Ordnance Survey 1:25,000 map, with the permission of the Controller of Her Majesty's Stationery Office.
© Crown Copyright ASC Ltd - Licence No. AL52133A0001

Figure 1: General location (scale 1:25,000)

Summary

In September and October 2000 archaeological works were undertaken in connection with an archaeological assessment of Dinton Hall, Dinton, near Aylesbury, carried out during ongoing refurbishment and improvement works. A desk-based assessment confirmed that the present house was of 16th-century origin, and that an earlier house had stood on the same site, but its remains had probably been obliterated by the later building. It also showed that the present house, and its landscaped gardens, had been subject to changes, many of a major nature, throughout the 18th and 19th centuries. Following on from this, an examination of the grounds and the fabric of the house in the light of construction works that were either in progress or completed revealed that no significant archaeological remains had probably been disturbed, or were likely to be present in areas not yet affected by construction works.

1 Introduction

- 1.1 In October 2000 *Archaeological Services and Consultancy Ltd* (ASC) carried out an archaeological assessment of Dinton Hall, Dinton, Buckinghamshire (NGR SP 766 110: Fig. 1). The project was commissioned by Mr Richard van Bergen, and was carried out according to a brief (dated 24th August 2000 prepared by Julia Wise of the County Archaeological Service, and a written scheme of investigation prepared by ASC (Zeepvat 2000).
- 1.2 Dinton Hall is a Grade II* listed building, dating in part from c.1500. The brief notes that it probably stands on the site of an earlier medieval manorial complex, recorded in the Buckinghamshire Sites & Monuments Record as SMR 0636. To the south-east of the house, the 17th-century walled garden may occupy part of the site of the medieval settlement of Dinton. The extensive gardens and parkland to the south and south-west of the hall are believed to date from the 18th century. They include a dovecote and two ponds, one with a central island, the other possibly part of a moat (SMR 0330).
- 1.3 The assessment was considered necessary for this site because of an extensive ongoing programme of refurbishment works and additions to Dinton Hall, which was purchased by its present owner in a state of neglect. Works undertaken or in progress to date include the following (this list is compiled from the writer's own observations, and is probably not exhaustive):

House

- Repairs to roof structure, and re-tiling
- Repairs to walls and stonework
- Excavation of a damp-proofing trench around exterior walls
- Underpinning of exterior walls
- Removal and replacement of some interior floors
- Renewals and additions to internal services

Walled Garden

- Removal of greenhouses/sheds at north end, and construction of garage/workshop
- Landscaping, comprising new paths and associated features

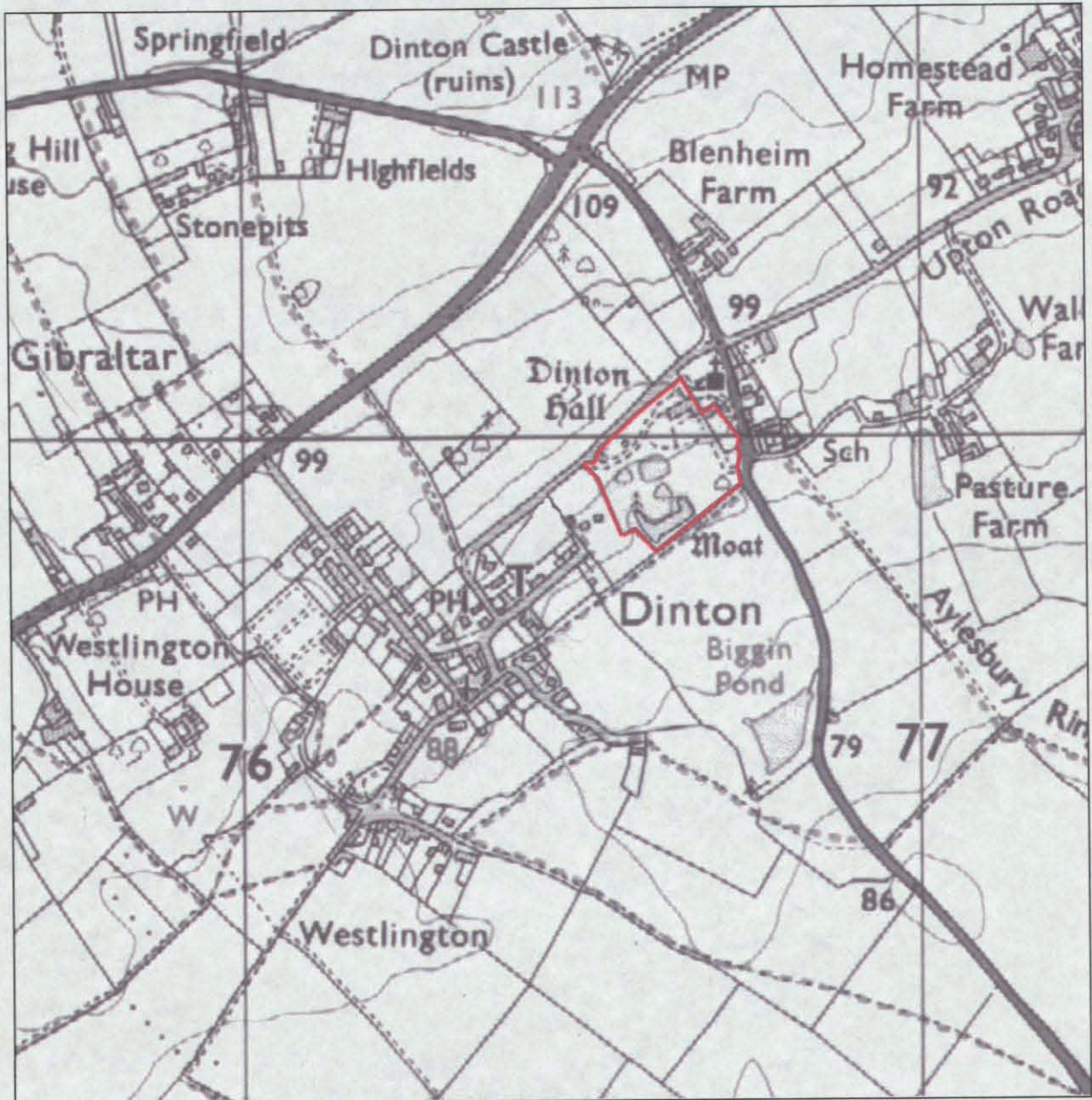
Gardens

- Construction of swimming pool adjacent to east corner of house
- Trenches for new service runs
- Extension of island in north pond, and construction of gazebo on it
- Construction of bridge to island

- 1.4 The above works have been carried out under seven discrete planning applications. Despite the age and archaeological potential of the site, none have been subject to any conditions relating to archaeological investigation or recording.
- 1.5 As far as can be ascertained, most of the major refurbishment works proposed for Dinton Hall are now in progress. From the plans, the major works remaining appear to comprise the construction of a terrace and fishpond on the south side of the house, the restoration of the Dovecote and the small summer house set into the northern boundary wall, the installation of outdoor lighting, and landscaping of garden areas to the north, south and west of the house.



Plate 1: Dinton Hall, south frontage.



Based upon the 1994 Ordnance Survey 1:25,000 map, with the permission of the Controller of Her Majesty's Stationery Office.
© Crown Copyright ASC Ltd - Licence No. AL52133A0001

Figure 2: Dinton Hall location (scale 1:10,000)

2 Setting

- 2.1 Dinton Hall is located north-east of the village of Dinton, adjacent to the parish church, at NGR SP 766 110 (Fig. 2). The house and surrounding gardens and parkland, covering an area of some 4 hectares, stand on a south-east facing slope, falling from c.92 – 85m OD. The site is roughly rectangular, bounded to the north-west by the lane linking Dinton and Upton, to the north-east by the churchyard, and to the south-west and south-east by open land.
- 2.2 Soils in the site area belong to the Hanslope association (Soil Survey 1983, 411d, described as 'slowly permeable calcareous clayey soils', overlying chalky till. Geographically, the site lies within the clay lands of the Vale of Aylesbury.
- 2.3 Dinton Hall is a Grade II* listed building, dating in part from c.1500. The brief notes that it probably stands on the site of an earlier medieval manorial complex. To the south-east of the house, the 17th-century walled garden is thought to occupy part of the site of the medieval settlement of Dinton. On the south-east side of the hall is a garden, bordered to the south by a ha-ha. To the south and south-west of the hall is a large rectangular area known as *The Wilderness*, part of which was formerly an orchard. It includes a dovecote (Grade II listed) on its northern side, on its north-east side a large circular pond with a central island, and on its southern boundary two linear ponds or moats. To the south is an area of parkland, extending as far as Biggin Pond, 0.5km from the house. There are two points of access to the site. From the lane on the north side of the site, a drive enters the west corner of the Wilderness and swings north-eastwards to the north side of the Hall. A second entrance to the site is located on the lane to Ford, south of the walled garden. A trackway following the ha-ha links this to the northern access, west of the Hall.

3 Aims & Objectives

According to the requirements of the brief, the aims of the assessment are to:

- 3.1 summarise the documented archaeology of the study area, including the history of previous archaeological research in the area
- 3.2 identify and describe any standing buildings/structures of potential historical interest to RCHME Level 1 standard (RCHME 1996)
- 3.3 identify relevant designated legal and planning constraints, such as scheduled ancient monuments, listed buildings, registered historic parks and historically 'important' hedgerows
- 3.4 summarise the topography, geology and current/last land use of the study area
- 3.5 identify and map the extent and depth of areas of recent ground disturbance (including raising of ground levels) within the site, including the known extent of services**
- 3.6 assess the likely state of preservation and depth of burial of any surviving in-situ archaeological remains or deposits across the site**
- 3.7 analyse the landscape history of the study area to provide an interim predictive model to guide further evaluation work**
- 3.8 make an initial assessment of the relevant historical documentation which may be available for the site
- 3.9 assess the reliability of the currently available information, and the potential for new discoveries
- 3.10 assess the likely archaeological impact of the unimplemented elements of the development covered by the specific planning applications**
- 3.11 include appropriate mapping of the above, normally on an appropriate Ordnance Survey base
- 3.12 record revealed stratigraphy and archaeological remains on site**

NB: those aims shown in bold were similarly highlighted in the project brief. It is presumed that they were the primary aims of the assessment.

4 Methods

4.1 Requirements

In order to achieve the aims and objectives listed above, the assessment methodology comprised:

- Desk-Based Assessment (*Aims 2.1, 2.3, 2.4, 2.7, 2.8, 2.9, 2.10, 2.11*)
- Historic Building Survey (*Aim 2.2*)
- Site Inspection (*Aims 2.5, 2.6, 2.12*)

With reference to the site inspection, ASC undertook a watching brief on groundworks on the site since becoming involved with the project on 21st August. A note on the methodology employed for this is included below for completeness' sake.

4.2 Standards

The assessment was carried out in accordance with the Brief and project design, the by-laws of the Institute of Field Archaeologists, the IFA's *Standard and Guidance* documents for watching briefs and historic building survey (IFA 1999), the Royal Commission guidelines for recording historic buildings (RCHME 1996), and the relevant sections of ASC's *Operations Manual*.

4.3 Methodology: Desk-Based Assessment

An archaeological desk-based assessment is an assessment of the known or potential archaeological resource within a given area, consisting of a collation of existing archaeological, historical and topographical information in order to identify the likely extent, character and quality of the known or potential archaeological resource, in order that appropriate measures might be considered. The following readily available sources of information were consulted for the desk-based assessment:

4.3.1 Archaeological Databases

Archaeological databases represent the standard references to the known archaeology of an area. The principal source consulted was the Buckinghamshire Sites & Monuments Record (SMR), County Hall, Aylesbury. The study area employed in the SMR search included the site and its immediate environs.

4.3.2 Historic Documents

Documentary research provides an overview of the history of a site and its environs, suggesting the effects of settlement and land-use patterns. The principal source consulted was the Buckinghamshire County Records Office (CRO), Aylesbury.

4.3.3 Cartographic & Pictorial Documents

Old maps and illustrations are normally a very productive area of research. The principal sources consulted were the CRO and the Bucks County Council web site..

4.3.4 *Aerial Photographs*

Given favourable light and crop conditions, aerial photographs can reveal buried features in the form of crop and soil marks. They can also provide an overview of and more specific information about land use at a given time. The principal source consulted was the SMR.

4.3.5 *Geotechnical Information*

A description of the topography and solid and surface geology of the site and its environs was compiled, so as to appreciate the potential condition of any archaeological remains, to assess the hydrological conditions, and to appraise the potential for the survival of buried waterlogged archaeological and palæo-environmental deposits. In the absence of a site-specific geotechnical survey, standard reference works were used.

4.3.6 *Secondary & Statutory Sources*

The principal sources consulted were the CRO and Milton Keynes Library.

5 Archaeological & Historical Evidence

5.1 Archaeological & Historical Background

- 5.1.1 Dinton-with-Ford and Upton is a large parish in the Vale of Aylesbury. The archaeological evidence from the parish as a whole is limited, and the area has not been subject to any systematic field survey. Surveyors from the Ordnance Survey and the Royal Commission on Historical Monuments have visited the area, and their observations have been supplemented by occasional finds.
- 5.1.2 The main published sources for Dinton Hall and its associated buildings are Lipscomb (1847), Sheahan (1862), RCHM (1912), Page (1927) and Pevsner (1994). There is a considerable degree of repetition between all of these sources, and whilst each writer assessed Dinton in terms of his own knowledge, little seems to have been done to firmly establish the dates and phases of the structures.
- 5.1.4 There is limited cartographic evidence for Dinton Hall. The parish was surveyed for the Inclosure award in 1803 (CRO ref IR/63A.R): a tracing of the relevant section of this plan is shown in Fig. 3. Three land parcels are of interest: 137 was the *Mansion House, Gardens etc.*, total area 4 acres, 1 rod, 32 poles; 138 was *Calves Close*, total area 3 acres and 3 rods, and 139 was *Long Close inc. ponds*, area 24 acres and 6 poles. There is no Tithe map for the main part of Dinton parish, although one is extant for Upton hamlet. The next mapped evidence is thus the 1st edition of the Ordnance Survey 6" map, which was surveyed in 1877 and published in 1885 (Fig. 4). The 2nd edition is also of some interest (Fig. 5).
- 5.1.5 A further relevant source is the undated typescript made from an old notebook given by Carter Jonas, Oxford. This is held in the SMR and is assumed to have been generated from a commonplace book or other notebook(s), which in turn may have been a compilation of estate papers or notes. It covers the period from the mid 1750s to the late 19th century and describes many 'occurrences' including alterations to the buildings, garden and park of Dinton Hall. Also included are periods of particularly bad weather; storms, heavy snow, great winds, periods of drought, and earthquakes, births, deaths and other significant events. This document appears in edited form in Section 11.
- 5.1.6 Dinton as a place-name enters the historical record in the Domesday survey of 1086, and the meaning is thought to be 'Dunna's farm' (Mawer & Stenton 1925, 159). In 1086 Helto held Dinton from the Bishop of Bayeux. There was land for 13 ploughs and a mill, and altogether the manor was valued at £15 (Morris 1978 4,2). The Victoria County History for Buckinghamshire lists the subsequent families who have held ownership or tenancy of the manor (Page 1927, 271ff).

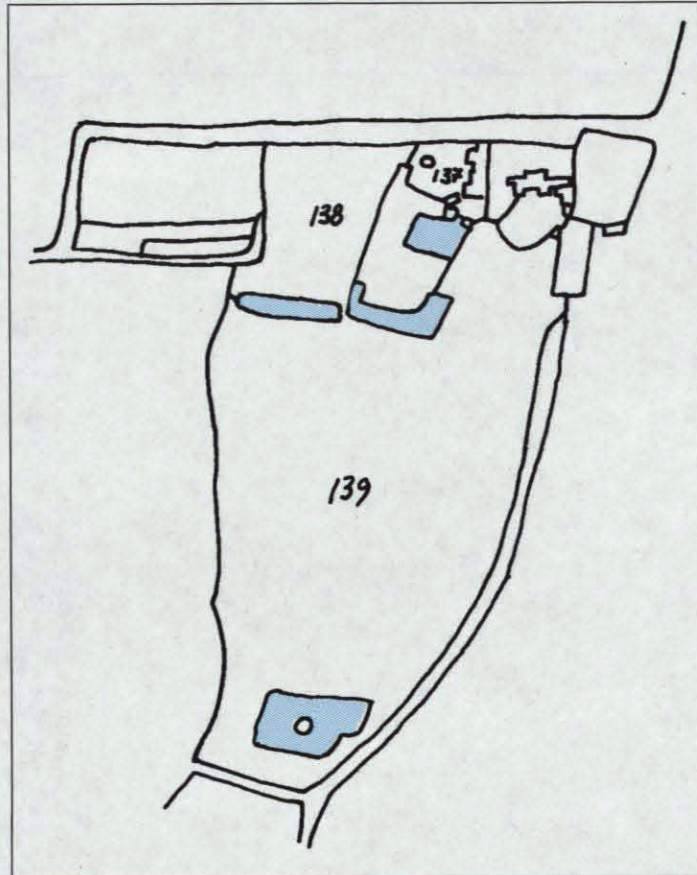


Figure 3: Extract from enclosure award 1803 (CRO ref: IR/63 A.R.)

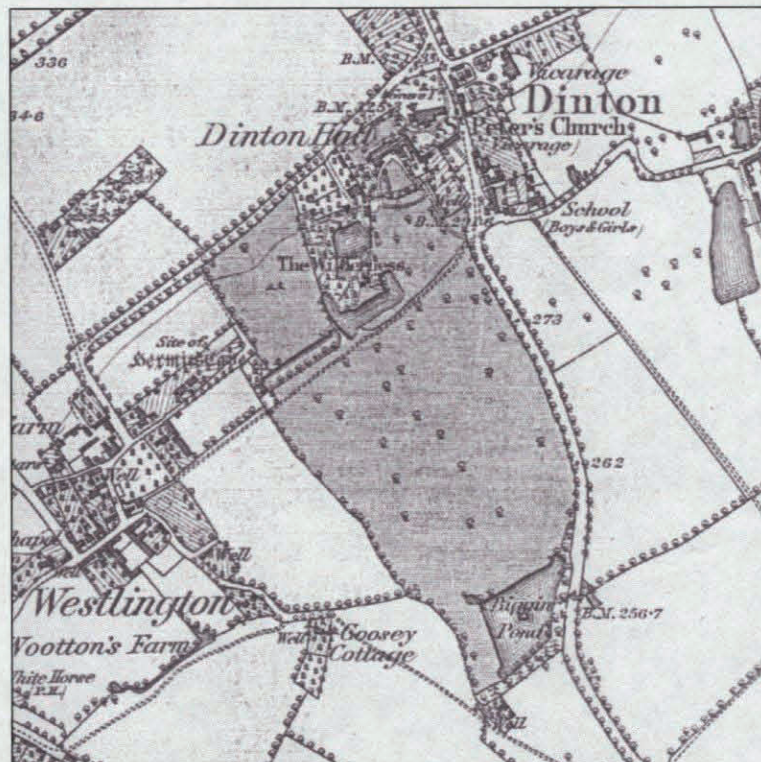


Figure 4: Extract 1st edition Ordnance Survey 6'' map 1885

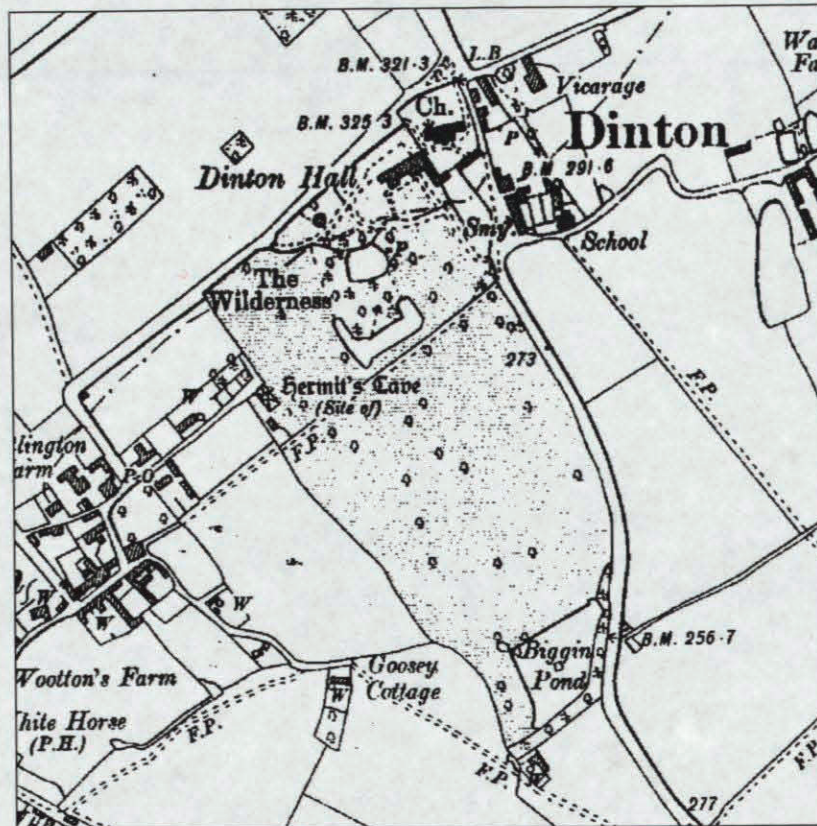


Figure 5: Extract 2nd edition Ordnance Survey 6" map 1920



Figure 6: Extract 3rd edition Ordnance Survey 6" map 1922

5.2 *The Known Archaeology & History of the Site*

5.2.1 The SMR has ten records relating to the Dinton Hall area:

SMR No.	NGR (SP)	Description	Date
0330	7663 1086	Moated site	Medieval?
0636	7665 1103	Manor / Mansion – Dinton Hall	Medieval / post-medieval
0703	7665 1098	Dovecote	post-medieval
0704	7650 1080	Cave	?
1746	7654 1155	Folly – ‘Dinton Castle’	post-medieval
1747	7668 1107	Church Cross	Late medieval?
4093	7670 1103	Almshouses	post-medieval
5138	not known	Watermill	Saxon/medieval?
5502	7672 1100	Stocks	post-medieval
5531	766 109	Lead ampulla	Medieval

Of these, only the first four are within the grounds of the Hall, and have any direct relevance to this study. No archaeological sites or finds of Roman or earlier periods are recorded in the study area.

- 5.2.2 As has already been noted, the village of Dinton is probably of Saxon origin. During the construction of the folly known as ‘Dinton Castle’ 0.5km north of Dinton Hall, which started in 1769, several skeletons and accompanying grave goods, including an iron spear head, a knife and a conical glass vessel, were found (Lipscomb 1847, 154). During 1991 an excavation on adjoining land revealed 20 poorly preserved inhumations. The accompanying grave goods included brooches, beads, knives and a drinking bucket. The material was dated to the mid 6th century (Farley 1991, 151). However, no evidence has yet been found of Saxon settlement at Dinton. The Domesday survey of 1086 states that the manor of Danitone had a mill worth 4 shillings. The location of this mill is not known, although somewhere on the Thame might seem likely.
- 5.2.3 Little is known of the history of Dinton during the medieval period, excepting the descent of the manor, which is well documented by Sheahan, Page and others. In the background information provided in the brief for this project, it is stated that ‘The 17th century walled garden [at the Hall] may occupy part of the site of the medieval settlement of Dinton’. This statement is unattributed, and no evidence to support it has been unearthed during the desk-based assessment.
- 5.2.4 In contrast, there is evidence to suggest that Dinton Hall occupies the site of the medieval manor. The ‘Occurrences’ document records the discovery in 1793 of ‘the foundation of a wall . . . extending from the corner of the drawing room to the little parlour’, during the lowering of ground levels in ‘the Court’. From the available evidence it has not been possible to locate this discovery precisely.

- 5.2.5 The moats forming the southern boundary of *The Wilderness* are generally thought to be medieval in origin, and are described by the Ordnance Survey as follows:

“Probably homestead moat, 3 arms of which are water filled and up to c.210m (*sic*) deep and 18m wide. A central mound rises 2.8m above water level and the ground is disturbed but no trace of a building was found. To the north the ground level rises and it is unlikely that the water could have extended right round the mound.” OS antiquity no SP 71 SE 15.

- 5.2.6 The 1803 inclosure map (Fig. 3) shows three areas of water to the south and south-west of the Hall, one to the south of *Calves Close* and two within the *Mansion House and Gardens*. From later entries in the ‘Occurrences’ document, names can be assigned to these features. The pond in the orchard, later known as *The Wilderness*, may have been called the *Ivy Pond*, the linear features are called the *Upper* and *Lower* moats. The fourth water feature on the 1803 plan was at the south of *Long Close*. This pond is now known as *Biggin Pond*. ‘Occurrences’ also includes several references to moats and ponds for the period before 1803. The locations of the other ponds mentioned in this are not known, but one seems to have been in the kitchen garden.
- 5.2.7 Between 1803 and 1877, when the when the First Edition Ordnance Survey map was surveyed, there were few changes in the arrangement of the ponds (Fig. 4). Throughout this period there are also numerous references in ‘Occurrences’ to the cleaning and restocking of the ponds and moats with fish, worthy of note because they were an integral part of the economy of the estate. The latter part of the 19th century saw more changes in the water features in this area. The Lower Moat was filled in at this time, and it is not shown on the 2nd edition of the Ordnance Survey map in 1920 (Fig. 5).
- 5.2.8 The above information indicates that the moats were part of a system of fish ponds that was used over a period of at least two hundred years, if not longer. Their shape was determined by the continuing maintenance cycle, combined with the aesthetic ambitions of the 18th and 19th century owners. Their original forms are not known: it is possible that they do not represent the remains of a homestead moat at all, but were originally constructed as fish ponds at some point in the medieval period, in which use they remained until the 20th century.
- 5.2.9 There is some doubt regarding the date of origin of the present Dinton Hall. Page (1927, ii, 272) and Pevsner (1994, 276) state that its core seems to date from c.1500 and that it was built for Archbishop Warham, though this cleric does not appear to in any of the published accounts of the descent of the manor. The Royal Commission dates the Hall to the late 16th century (RCHM 1912, 125). Lipscomb (1847, ii, 153) and Sheahan (1862, 114) state that it dates from the time of King James I (1603-1625). In the west wall of the cellar is a curious arrangement of stone corbelling (Plate 3), apparently intended to support the fireplace in the room above, which includes moulded corbels described by Pevsner and the RCHM as reminiscent of 14th-century work.

- 5.2.10 The present Dinton Hall is an impressive three-storey house, constructed largely of brick with stone and cement facings, under a tiled roof. Its plan is of modified half-H shape, facing north, with the wings extending to the south. The Royal Commission (*op. cit.*) suggest that the west wing (Plate 4) is the earliest part of the house, and that the eastern part, and the third storey on the main part of the house, are of 19th-century origin. Perhaps the principal external feature of the house is its profusion of tall brick chimney stacks. Although at first sight these are all of 16th-century type, they range in date from the late 16th to the 19th century.
- 5.2.11 Most authorities agree that Dinton Hall has undergone a great degree of alteration and 'restoration' during its existence. For example, although the brickwork in the north frontage appears mostly of 16th or 17th-century date, many of the details are unconvincing for that date (Pevsner 1994, 277). Page (1927, ii, 272) notes that the south front was largely rebuilt in the late 18th century, and was fitted with sash windows by Revd W Goodall by the early 19th. The sash windows were later removed, probably in the late 19th or early 20th century, and the frontage was 'restored' to its original appearance with stone mullioned casements. The interior of the house has undergone similar changes: Pevsner (*ibid.*) notes that the interior is almost entirely Victorian, with some Jacobean and 18th-century woodwork reused.
- 5.2.12 When the house was examined in the course of preparing this assessment, detailed observations of the interior were not possible because of the scale of building work that was underway in some rooms. Apart from the two panelled rooms in the centre of the south front, which were largely obscured by stored building materials, little architectural detail or decoration of significance was observed. The general impression obtained was of a largely Victorian interior with a few earlier features, as described above.
- 5.2.13 Beyond the house, the earliest layout of the grounds is not known. To the west of the house is a circular stone dovecote, also Grade II listed, which dates from the 16th century (Plate 5). It still contains its potence and nesting boxes. The dovecote was another element of production to maintain the food supply for the Hall. It was in sufficient need to require re-roofing in 1832, and was a garden feature beside which lay the 'favourite animals cemetery' in 1892. To the south-east of the house is a 17th-century walled garden, terraced internally. The ha-ha to the south of the house is probably contemporary. The wall separating the Hall grounds from the churchyard is also listed: this has been dismantled during the construction of the new pool room on the south-east corner of the house, but will be reinstated.
- 5.2.14 Despite its size and imposing appearance, Dinton Hall appears to have escaped pictorial or cartographic recording until the 19th century. The inclosure plan of 1803 (Fig. 3) provides the earliest depiction of this structure and its surroundings. Two buildings are shown. The manor house, aligned east-west, has a similar plan to the present structure. To the west, on a north-south alignment extending from the north boundary of the site across the present drive, is a second structure (or complex of structures) covering a similar area.

This is probably the 'old stables and coaches [sic] houses' mentioned in the 'Occurrences' as having been pulled down in 1890. To the west and south of this is 'The Wilderness', a rectangular area between the moats and the road to the north. The west half of this area was open and presumably grassed: the east part is known to have been partly wooded, and partly an orchard. In the wooded area, the *Ivy Pond*, now circular, is shown as a roughly square feature with no central island. The dovecote, walled garden and ha-ha are shown.

- 5.2.15 Subsequent evidence of changes to the landscape of Dinton Hall are shown on the 6" editions of the Ordnance Survey. On the First Edition of 1885 (Fig. 4) the Hall and its environs are shown in greater detail than on the inclosure map, though little appears to have changed. Access to the Hall is shown only from the entrance to the south of the church: a footpath crosses the park south of the 'moats'. The large structure identified as the stables and coach house has been replaced by a number of discrete smaller buildings, though according to 'Occurrences' it was not demolished until 1890.
- 5.2.16 One feature which appears for the first time on the First Edition map is the site of the cave of the *Hermit of Dinton*, John Bigg. This is located in the Hall grounds, adjacent to the *Lower Moat*. As there are no published sources that describe the location of the cave, the reason for this choice of location is uncertain.
- 5.2.17 John Bigg, also known as the "Dinton Hermit", was clerk or secretary to Simon Mayne, holder of Dinton Manor in the 17th century and one of the signatories to Charles I's death warrant. According to local tradition, Bigg was Charles' executioner. He died in 1696. One of his shoes was kept at Dinton Hall, the other was in the Ashmolean Museum in Oxford. John Biggs was something of a local celebrity and the antiquarian Thomas Hearne, Keeper of the Anatomy School and Sub-librarian of the Bodleian Library, spoke with people who knew him and sent a description to Dinton Hall in 1712-3 (published in Lowndes 1870, 103-4). This description was preserved at Dinton in an album of memorabilia, and is probably the basis of subsequent references in Lipscomb (1847, 155) and Sheahan (1862, 115):

"... the shoe is vastly large, made up of about a thousand patches of leather. It belong'd to John Bigg, who was clerk to Judge Mayne, one of the Judges that gave sentence on King Cha. I. He lived in a cave underground, had been a man of tolerable wealth, was look'd upon as a pretty good scholar, and of no contemptible parts. Upon the Restoration, he grew melancholy, betook himself to a recluse life; made all other cloths in the same manner as the shoe, lived by begging, but never ask'd for anything but leather, which he would immediately nail to his cloaths. He kept three bottles that hung to his girdle, one for strong beer, another for small beer, and the third for milk, which liquors used to be given, and sometimes brought to him, as was his other sustenance, notwithstanding he never ask'd for them".

"I have heard several accts. of this man, from those who well knew him; some persons in the neighbourhood of Dinton have his picture drawn. He put off all his cloths at once, they being all fastened together, and so in like manner put them on. He was by relation very lewd, if he could entice women into his cave. (Mr Grubb, of Horsington, tells me now that he well remembers him, and Sir Thomas Lee, of Hartwell, told me had often been frighted by him when he was a little boy). In the

summer time he dwelt some months in Kimbell woods, as I have been told. He was buried at Dinton, as I saw in that church register, Ap: 4, 1696. He was born Aprill 22, 1629, and buried Aprill 4, 1696.”

- 5.2.18 The ‘Occurrences’ manuscript makes it clear that a great deal of changes were made to the house and grounds between 1751 and 1892. A picture of the Hall at an early stage in these changes is provided by Buckler’s view of 1837, described by Pevsner (1994, 277). The north front is shown as having lower windows with arched lights of more convincing type than the present ones, and upper windows with single mullions and straight heads. The existing framing is shown as very broad flat pilasters with waist bands around a very low waist, a framing motif that is Elizabethan or Jacobean in character. Two niches are shown over the porch instead of windows: this was altered in 1888-91, in connection with changes to the north garden area.
- 5.2.19 In the grounds, perhaps the most significant change took place in 1889 and 1890. In the former, the Lower Moat was infilled. In the latter year, the stables and coach house west of the Hall were demolished, the area north of the house was lowered ‘from 4 to 5 and a half feet’, and the material removed was used to build up line of the present drive to the north-west gate. These changes are illustrated on the Second Edition Ordnance Survey map of 1920 (Fig. 5). It should also be noted on this map that many of the stone walls subdividing the grounds had been removed by this time, a process which is documented in ‘Occurrences’.
- 5.2.20 The Bucks County Council web-site contains six photographs of Dinton Hall, dated to the late 19th or early 20th centuries. They show the house and gardens much as they must have been until the commencement of the present refurbishment scheme. Ivy covers much of the exterior of the house, obscuring architectural detail. The area north of the house appears as a large rectangular courtyard, much the same as it is now, but with the remains of the original higher garden level present against the wall of the house. The garden to the south of the house is laid mostly to grass, with flower beds down its east side and a single isolated bed in the centre, towards the ha-ha.
- 5.2.21 In the early 1900s, when the Victoria County History for Buckinghamshire was compiled (Page 1924), Dinton Hall was occupied by Lieut.-Colonel Goodall, a descendant of Revd William Goodall, who was responsible for many of the ‘improvements’ to the house in the 19th century. In 1920 an attempt was made to let the house, in 1920 it was put up for sale, and in 1921 it was leased to Col Stuart Hay. The western part of *The Wilderness* was sold off, presumably in the mid 20th century, and is now occupied by a private house and gardens. From available maps and plans, it appears that *Ivy Pond* was remodelled in a more circular shape sometime in the 20th century, and an island was created at its centre. Although the site’s more recent history has not been examined in detail, it is apparent that it followed a familiar pattern of gradual decay to the fabric of the house and associated structures, until its purchase by the present owner.

5.3 *The Archaeological Impact of the Present Building Works*

5.3.1 During the course of the assessment (*i.e.* between early September and late October) the site was examined by the writer on two occasions, with a view to:

- ascertaining the impact on the buried archaeology and the historic fabric of the site of works already undertaken or in progress;
- determining the likelihood of any archaeology surviving on the site, and its location, extent and nature.

The works undertaken or in progress to date are listed in Section 1.3 of this report. In addition, a watching brief was maintained by ASC staff at the client's request on a service trench leading westward from the west end of the house along the drive, to record any archaeological features that may be present. The recording sheets from this are reproduced in Section 12.

5.3.2 *The Hall*

Existing solid interior floors had already been lifted and replaced with concrete incorporating damp-proof membranes by the time the assessment was requested. As most floor levels are to remain unaltered, this apparently involved excavation of no more than *c.*150mm below existing levels. Solid floors are present only in the hall and the east end of the house, all other rooms having wood floors on joists. In the cellar the existing brick floor has been lifted, but will be replaced over a damp-proof membrane.

As has already been noted, building works in the Hall are already well advanced, making assessment of the effect of alterations to the historic fabric a difficult process. One of the most obvious alterations to the fabric is external, in the form of a trench dug against the foundations of the west end of the house (Fig. 7: Plate 6) to combat damp. This trench, the outer edge of which has a brick retaining wall, was cut below the depth of the wall footings in places, requiring some concrete underpinning to be carried out. A trench in such a location will invariably destroy any stratigraphic relationships between the building wall and external archaeological deposits or structural remains. That having been said, the assessment revealed no evidence that any such deposits or structures existed.

The one part of the Hall refurbishment scheme with the greatest potential for disturbing potential archaeology has been the construction of the pool room and conservatory. Construction of this necessitated the dismantling of the original south-east wing of 19th-century date and the churchyard wall, and excavation of significant proportions to accommodate the swimming pool (Plate 7). The new structures on the site have a similar footprint to the buildings they are replacing. Observation of the excavation for the swimming pool after it had been dug revealed that it was cut throughout into undisturbed chalky till, to a maximum depth of over 2 metres (northern end). No features or evidence of earlier structures could be seen in section. On the east side of the pool room the edge of the churchyard, which is at a higher level, was cut back prior to this assessment to allow the construction of a reinforced concrete retaining wall.

The site was visited on this occasion by BCAS: one feature, possibly a grave cut, was observed in the section (pers. comm. Julia Wise).

5.3.3 *The Dovecote*

Restoration work on this structure has not yet commenced. The main work involved here will comprise replacement of the roof, and presumably remedial works (*i.e.* re-pointing) to the walls.

5.3.4 *The Walled Garden*

At the north end of the walled garden, the original greenhouses (19th/20th-century) at the north end have been demolished, and a row of garages built in their place, on the same concrete base. The terrace to the south of them has been retained, and resurfaced with stone setts. The lower garden area, which was in an unkempt state, has been cleared, and is being laid out with a series of paths and flower beds. No significant excavation has been carried out in this area, or is planned.

5.3.5 *The Ivy Pond*

Prior to the assessment, an area about one metre square on the south-east edge of the pond was excavated to a depth of about one metre for the construction of a concrete pad to carry one end of a wooden arched bridge to the central island. No archaeology is known or suspected in this area, and it is unlikely that a disturbance of this size would have caused significant damage to any archaeology that was present. No further disturbances are envisaged in this area.

5.3.6 *The Grounds*

During the assessment, every opportunity has been taken to examine excavations for service runs, etc., to ascertain ground conditions, and the presence or absence of archaeology. Open service trenches to the north and south of the house were examined. Neither revealed any archaeological features or deposits: the former was cut wholly into chalky till, and in the latter, the chalky till was covered by a thin layer (100 – 150mm) of clayey subsoil. Topsoil had been previously cleared from the area south of the house at the commencement of building operations.

Between 6th and 14th September, a watching brief was maintained on the excavation of a service trench to the west of the Hall, commencing about 4.0m from the drawing room, and following the south side of the drive to the gate (Fig. 8). Features were observed only in the first 35m of its length, and were as follows:

- a. Immediately west of the house was a large pit or broad ditch, at least 5m wide and 1.2m deep (Plate 8). Its east side was not located. Its lowest fill was orange gravelly soil about 0.5m thick, below a layer of light to medium brown soil 0.6m deep. There were no finds in section or in the spoil heaps. This feature had already been disturbed by an earlier service trench on a north-south alignment.

- b. About 26m west of the drawing room wall was a limestone wall footing aligned north-south (Plate 9). It was about 0.6m below the present ground level, and was 0.5m wide. It was aligned with the surviving wall to the south, and is probably the remains of the east wall of the old coach house and stables (para 5.2.14).
- c. About 5.0m west of the wall footing was a pit or ditch (more likely the latter). It measured 1.7m wide, 0.9m deep with sloping sides, and was filled with a light brown loose soil (Plate 10). It contained no finds.



Plate 2: Dinton Hall, north frontage

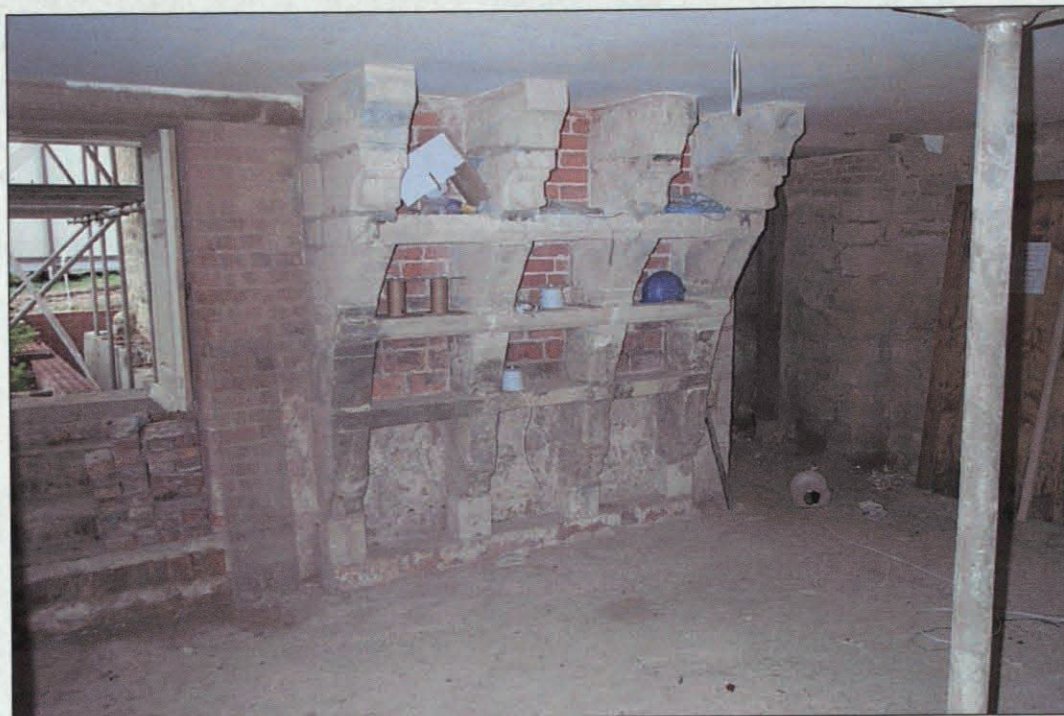


Plate 3: Stone corbelling in cellar



Plate 4: Dinton Hall, west wing from south-west



Plate 5: The dovecote, from south.

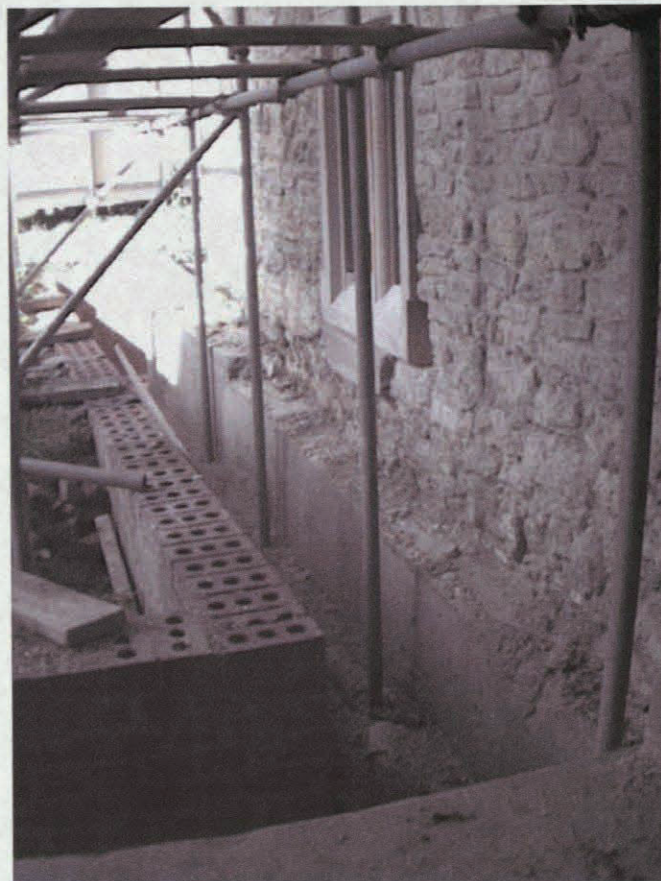


Plate 6: Damp-proofing trench, south side of west wing.



Plate 7: Excavation for swimming pool, from south.



Plate 8: Watching brief: large pit or ditch near house



Plate 9: Watching brief: Wall footing



Plate 10: Watching brief: small pit or ditch.

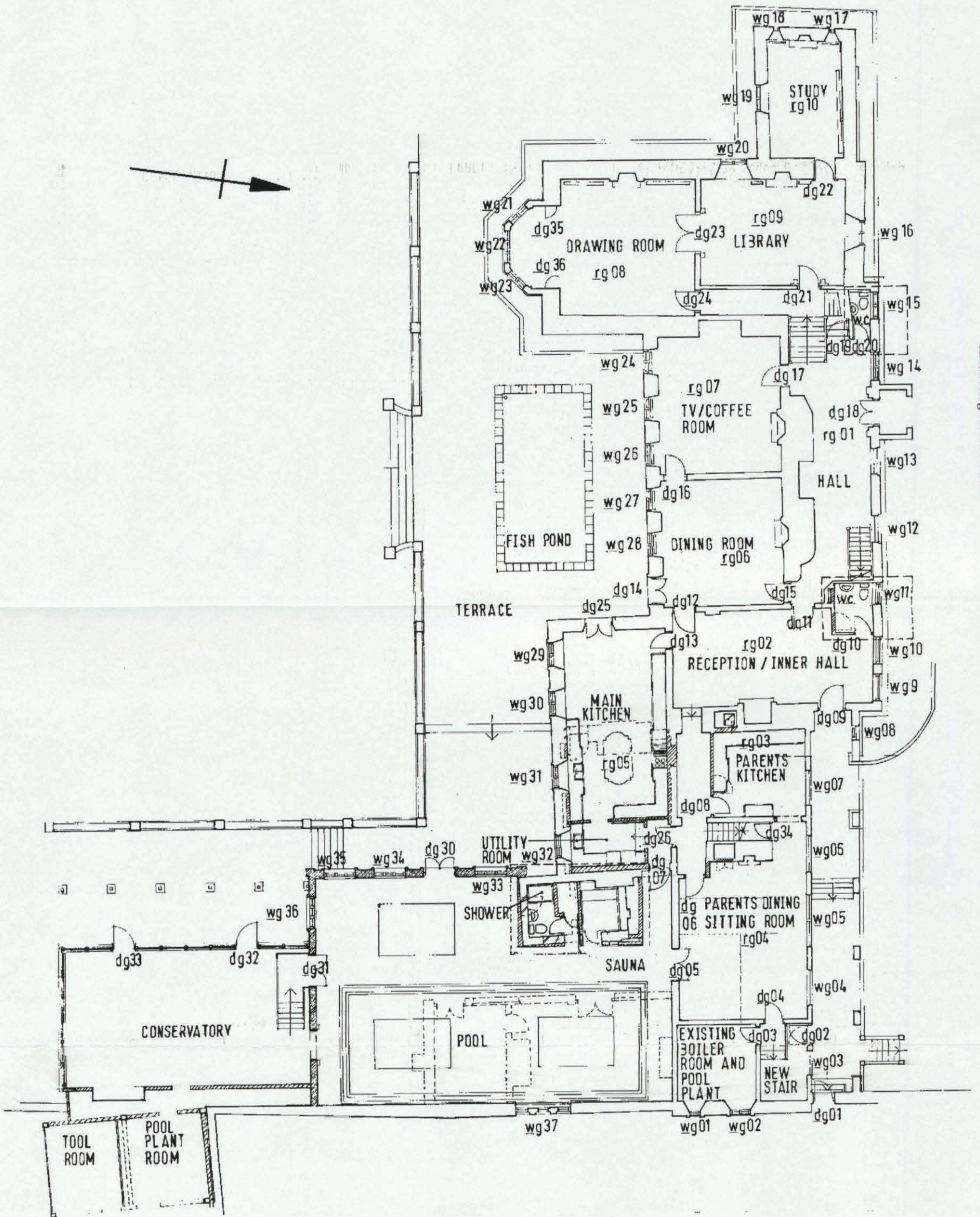


Figure 7: Ground floor plan of Dinton Hall (scale 1:200)

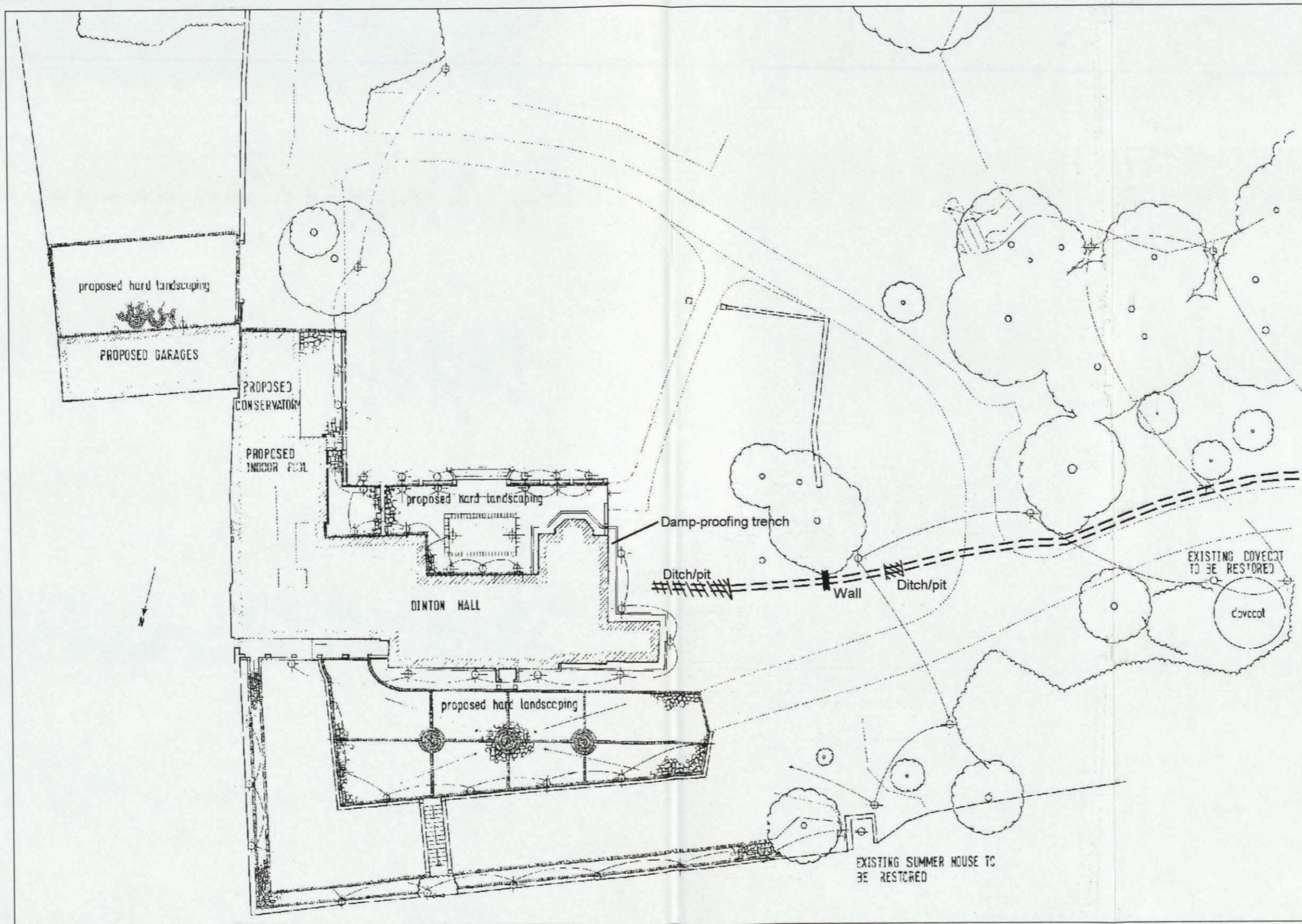


Figure 8: The Hall and surrounding gardens (scale 1:500)

6 Conclusions

- 6.1 No archaeological sites or finds of prehistoric, Roman or Saxon date have been found within the assessment area at Dinton. Given the nature, scale and extent of the remaining works connected with the refurbishment of the Hall and grounds, it seems unlikely that evidence for these periods will be encountered.
- 6.2 There is evidence to suggest that the present Dinton Hall stands on the site of an earlier manor house, presumably of medieval date. The exact location of this evidence beneath the present house could not be ascertained. As the installation of concrete floor bases incorporating damp-proof membranes within the house has already been completed, and no other excavation within the house is proposed, it seems unlikely that further evidence of earlier structures is likely to be revealed.
- 6.3 No evidence has been found to support the claim in the brief that the 17th-century walled garden contains evidence of medieval occupation relating to the village. Disturbance caused by the refurbishment in this area has been limited to clearance followed by surface landscaping, so even if archaeology was present in this area, it is unlikely that it would have been significantly disturbed.
- 6.4 Although at first sight Dinton Hall appears to be a good, relatively original example of a late 16th to 17th-century house, there is ample evidence from the 'Occurrences' manuscript to show that it has undergone many changes during the 18th and 19th centuries. Stone mullioned windows were replaced with sashes, which were subsequently replaced with reproduction mullioned windows in artificial stone. Many of the chimneys are later additions, built in the same style as earlier ones. Areas of external wall were refaced in a similar style to the original. Much of the interior was of 19th-century date prior to the present refurbishment, incorporating materials from earlier periods, possibly not in their original locations.
- 6.5 In the gardens there have also been significant changes to the landscape before the present refurbishment. On the north side of the house, levels were reduced by 4 to 5½ feet (1.2 – 1.65m) in the late 19th century. Inevitably, this would have removed any evidence for earlier activity that was present in that area. The material from this operation was used to level up the line of the present northern drive: the change in levels is visible on the south side of the drive. From early photographs, the gardens to the south of the house appear to have been mainly grass. The presence of the stone-revetted ha-ha suggests that the area has been terraced, probably in the 17th century.
- 6.6 To the west of the house there is good evidence for earlier buildings, namely the stables and coach house, demolished in the 19th century prior to the creation of the drive. From the section of wall footing located (para. 5.3.6, b) it is evident that these structures were very thoroughly dismantled, the materials presumably being re-used elsewhere.
- 6.7 The refurbishment works that remain to be started at Dinton Hall appear to be of potentially low archaeological impact. It is presumed that the terrace area will be built up to some extent: disturbances in this area will be connected with the footings for the

terrace wall, and the creation of the fish pond. Installation of outdoor lighting will require a considerable length of trenching, but such trenches are normally narrow and shallow, causing little disturbance and being difficult and uninformative to monitor. No details are available yet for reinstating the gardens, but such work is unlikely to involve significant earthmoving.

7 Acknowledgements

The writers are grateful to Richard van Bergen for commissioning and funding this assessment. Thanks are also due to the architect, Milan Varmuza, and the contractors, for their willing assistance and interest. The assistance of staff at the County Archaeological Service, the County Records Office, and Milton Keynes Library is also acknowledged. This report was written by Bob Zeepvat and Nicola King, who also undertook the historical and archaeological research. The watching brief was carried out by Bob Zeepvat, David Fell and Nigel Wilson.

8 References

The following reference works were consulted in the course of this assessment:

- Farley M 1991 'Archaeological Notes From Buckinghamshire County Museum', *Records of Buckinghamshire*, **33**, 148-153.
- Lipscomb G 1847 *The History and Antiquities of the County of Buckingham II* (London).
- Lowndes, C 1870 'Dinton Hall and Church', *Records of Buckinghamshire* **4**, 97-105.
- Mawer A & Stenton F M 1925 *The Place-Names of Buckinghamshire* (Cambridge).
- Morris J (ed.) 1978 *Domesday Book. Buckinghamshire* (Chichester).
- Page W (ed.) 1927 *The Victoria History for the Counties of England. Buckinghamshire 2* (London).
- Pevsner N, Williamson E, Brandwood G 1994 *The Buildings of England. Buckinghamshire* (London).
- RCHM(E) 1912 *An Inventory of the Historical Monuments in Buckinghamshire I* (London).
- Sheahan J J 1862 *History and Topography of Buckinghamshire*. reprinted 1971 (London).
- Zeevat B 2000 *A Project Design for An Archaeological Assessment: Dinton Hall, Dinton, Buckinghamshire*. Ref. ASC/M/DHD00/1.

9 Cartographic Sources

The following maps and plans were consulted in the course of this assessment:

Date	Reference	Description
1803	CRO IR/63 A.R	Inclosure award map
1885	6" OS	1 st edition
1920	6" OS	2 nd edition
1922	6" OS	3 rd edition

10 Aerial Photographs

The following photographs were examined in the course of this assessment:

Identification	Date	Type (O/V)	Description/comments
A14/4/16A-17A	1/8/1989	O	North facing, possible parch marks leading S from oriel window in SW side. Ditch in field to S showing very clearly.
A14/4/15A & 18A	1/8/1989	O	18A shows possible parch mark again. Ditch in field to S also very clear.

11 Other Sources

A The 'Occurrences' manuscript held by BCC SMR

Year	'Occurrence' – Moat and pond related
1753	Removed the bank to the other side of the Biggin Pond
1757	Filled up the bog in the orchard and planted it. Made a pond in the orchard. Made the head of the short moat.
1765	Emptied the short moat and found the head of a spear.
1766	Dug a pond in Farm Close and sowed it with grass seed.
1789	Firmed and deepened the little pond in the Wilderness
1790	Put in a new waste pipe to the Horse Pond and raised the water 16 inches Laid a new waste pipe to the Stone Pond and raised the water 18 inches Laid a new waste pipe to the Upper Moat, repaired the banks, widened the water and raised it 15 inches Repaired the sluices of the Stone Pond and Upper Moat.
1791	Repaired the banks of the Lower Moat Altered the gates at Long Close, made a stone wall... and took in the pond at the bottom of the kitchen garden
1792	Raised the Lower Moat and new waste pipes.
1805	Formed the pond at Watkins.
1806	New Waste pipe to the Horse Pond
1831	Totally renewed the wall, sluice and pipe to the Stone Pond
1837	Farmed the Upper Moat, new wall at the bottoms of the Upper and Lower Moats
1853	Made rustic gate and mounds going into Wilderness. Put sand on Ivy Walk. Lopped ivy trees, threw all into little pond by Calf's Close as drainage.
1854	The mud in what was the old Horse Pond was found to be 7 or 8 feet deep. Disposed of it by filling up Little Pond and raising the banks all round.
1855	Made Lime Kiln by Ivy Pond. Also having partially let down the Ivy Pond, took out all over it the Upper Stratum of Stone, deepening the Pond by say 10 inches.
1887	Let off the water and cleaned out the Ivy Pond and filling up the Stone Pond with the mud, laying a 6" pipe from the sluice of the Ivy Pond to the corner of the Upper Moat towards Calves Close, raised water in pond about 4" and made out-flow at SE corner running into Upper Moat.
1889	Cut down the steep high bank on S side of the upper moat Cleaned Upper Moat, put mud into Lower Moat and made a drain from old mouth of moat to Ditch. Levelled the high banks of the Lower Moat and took off several mounds from the Calves Close near the Upper moat, putting all the stuff over the mud to help fill up the Lower Moat.
1890	Took down the old mud wall between the Wilderness and Calves Close; put it into the Lower Moat

Year	'Occurrence' – House and garden related
1757	Began the road behind the house.
1788	Began the first Serpentine Walk from the great gates in the Wilderness. (<i>This was formerly the orchard, but had for years been so neglected that it was become an impenetrable thicket</i>).
1789	Began laying out and planting the pleasure garden Repaired the roof of the house thoroughly Made a wall between the Farm Yard and Wilderness to the West of the Farm Yard New sashed and fitted up the Library Bed Chamber
1790	Made new gates to the Wilderness from Long Close and the Farm Yard New sashed and repaired the best great Bed Chamber Built a new wall between the Wilderness and Farm Yard on the S of the Farm Yard
1791	Made a new door from the Wilderness onto Calvis Close New sashed and repaired the Little Parlour Made a new swing gate from Long Close to the Farm Filled up the ruined bath in the Wilderness, made a walk over it round by the Cow House.
1792	New floored and sashed and totally took down the wainscott of the brown parlour and repaired it Raised the west end of the Pleasure Garden Wall to the Summer House next the road
1793	Lowered the Court gradually from the House 1 foot, took down the nailed fence, enlarged the court from the wall to Hanger... (<i>In lowering the ground, the foundation of a wall was discovered extending from the corner of the drawing room to the little parlour</i>) Raised NE corner of Kitchen Garden Wall New sashed the dressing and powdering rooms Repaired and straightened the Wilderness Wall
1794	New Gravel'd the Court and Pleasure Garden New sashed the East room and Closet, raised the doors etc ...
1795	Fitted up the little Back Bed Chamber. Closet, new window work, marble hearths, chimney piece.
1804	New roofed the offices except the Chaise Chamber. Pulled down the Laundry Chimney and new roofed it, plaisted the inside. Began pulling down the drawing room. In new roofing the offices, discovered a private door in the chimney of the Maids Room, leading to a space between the ceilings and roofs, which was lined with blankets. This was probably the place where Mayne concealed himself upon the Restoration before he surrendered himself. One entrance to this hiding place was through an elevated cupboard upon the Maids Stair Case, the other in the Chimney of the Maids Bed Chamber.
1805	Cont. repairing the Drawing Room, repaired the East Wall, levelled the windows, totally new flooring etc., to the ceiling and new latted, stuccoed and wainscot it. Disc. The drawing room wall apparently 4 ft thick to be only a case. The drawing room and cellar underneath were originally one room, probably a chapel, as 2 gothic windows were discovered. Intersected by the floor and reaching into both rooms. These were only cased on each side and another old fashioned window, apparently about the time of James placed between them. 2 more similar opened at that time in the S front. The room opening only in to the inner Court inclosed by a wall from wing to wing. The foundation of which was discovered in 1793.
1806	New pump to Kitchen Garden Completed fitting up the Drawing room
1808	New sashed and painted the library
1809	New roofed the front centre of the Hall New built the Petit Refitted the library, bedroom and painted HD and the hall. (<i>There had been a fire in the library.</i>)
1815	Rebuilt the alcove in the Pleasure Garden
1824	Fitted up the Tapestry Attic
1826	New Gates to the Court and Wilderness from Long Close and Door from Wood Yard to Court
1836	A new pump at the house
1849	New frames for Drawing Room windows. New pipe to kitchen range, much painting and whitewashing below stairs and offices, opened window back of best room and new-floored passage to servants room and plate closet.
1850	Tiling over scullery pantries all repaired, two windows toward Church Yard bricked up. New sashed in dining-room and dressing room.

Year	'Occurrence' – House and garden related
1855	Commenced preparations for restoring the Hall by putting Skylight in and dividing the Hay Loft for Carpenters Shops etc.
1856	Restoration of home going on
1857	Restoration of home finished
1868	Continued the course of Restoration
1886	Made lawn tennis ground in Milking Plat in front of the House, about 50 yards square – had to move the road from Stables towards the Kitchen Garden nearer the sunk fence of the court – put in glazed pipes under the S T ground from the Cesspools instead of the old Stone Drain. Found the foundation of an old Stone Wall in line with the Southern Kitchen Garden Wall running across towards the Wilderness. Took down the old Stone wall from the Coach House along the East side of Ivy Pond to Wilderness Gate and removed Gate.
1887	Removed pigstyes and took down wall between the orchard and wilderness
1888	Made opening between drawing room and library throwing the 2 rooms into 1, repaper, etc. Cut down and grubbed the hedge between the Milking Plat and Long Close, began making an ornamental mound to hide the footpath.
1890	Pulled down the old stables and coaches houses which were in a very bad state and full of rats and rebuilt the new stables and coachman's house etc between the road to ford and Vicarage Garden. Made great alterations in the Servants end of the Hall. Converted the old Brew house and Bake House into Kitchen and scullery and made housekeeper's room, Servants' hall and butler's pantry and a passage from the kitchen etc. Altered the arrangements of the servants bedrooms, built out a downstairs w.c. and lavatory, outdoor w.c. on ground floor and wc and bathroom over, also a servants wc and washing place at east end over cloisters. Dug out garden at north of house from 4 to 5 and a half feet to make new entrance at north door. Lowered the door adding on to the porch to allow for the three steps outside and the three steps inside the house to be taken away. The earth excavated made up the drive between the old stable road and new entrance beyond pigeon house. Made a foundation for drive of about 9 inches of broken stone from old stables and walls ...
1891	Completed alterations to house and stables, also completed digging out drive on north of house. Pulled down old wall and offices between back yard and the court from the old Acacia to the pillar, enc. New offices and putting up a new wall with the old materials about 24 feet further east.
1892	Laid out the court and garden on a different system put margin of turf under the houses on the south side, turfed up the old drive and made the new walks straight and regular, turfed over some of the old beds and enlarged other made them better shapes. Took away iron fence and a gate across drive between alcove and old stable wall – iron fence with rabbit netting instead. Took away the remainder of the old wall from road to drive west of pigeon house leaving corner for favourite animals cemetery. Turfed six foot walk through the jungle west and north of pigeon house, making archery and steps up to the mount by the alcove.

B Misc Documents held by the Bucks CRO

Reference	Date	Description
D63 5/1-32	1918-1926	Estate records
D63 6/1-5	1918-1926	Maps & plans
D63 5/30	1920	Particulars of Dinton Hall and grounds for letting
D63 5/30A	1920	Dinton Hall sale particulars
D63 6/3	1921	Plan of Hall and grounds for lease to Col Stuart Hay
D63 5/31	1928	Sale particulars, excluding house
PHX/10/CC 405	-	Various negatives of Dinton: no closeups of house
PHX 214/1 Box 1	1912-1913	RCHM survey photos, including many not used in volume
BH CXXIX-B	-	Photo of south side of Dinton Hall
BH CXXIX-C	-	Photo of south side of Dinton Hall

12 Published Descriptions of Dinton Hall

The first published description of this property was that of Lipscomb (1847, 153):

“The Mansion of the Maynes and Vanhattens, contiguous to the Church-yard on the west, stands on the site of a still more ancient building; and some portions of the present house are of the age of King James I partly modernized at different periods by successive possessors. The south front, into which sashed windows were introduced by Sir John Vanhatten, and the offices on the east side of the house, retain but little of the original style, excepting in the mullioned windows, and heavy stacks of angular chimnies crowded on the roof. The north front, opening into a small court, lately converted into a garden, having a terrace-walk on its northern verge close to a high wall, which excludes the building from view, and the entrance on that side is by a descent of several steps into the house. The apartments have undergone various alterations in their arrangement, and many portions of the building have been demolished. ... There is nothing particularly worthy of minute description in the building, after mentioning the peculiar cluster of angular chimnies, which at once encumber the roof and evince the strength of the original walls and foundations.”

The RCHM survey published in 1912 describes the structure of the house, but does not probe far into its origins.

“The *House* is of three storeys, with brick walls; the dressings are of stone and cement; the roofs are tiled. It was built mainly in the second half of the 16th century, but part of the W. side, including the N.W. wing, is probably of earlier date; the whole house has been much restored, and the third storey of the main part, and an E. extension are additions made in the 19th century. ... In the W. wall of the *cellar* under the saloon, is a curious arrangement of stone corbelling apparently of early date, perhaps 14th century, and probably a support for a fireplace which has disappeared...” (RCHM 1912, 125-6)

The Victoria County History published in 1927 elaborates on the origins of the Hall and some of the features within it.

“The Hall, said to have been built by Archbishop Warham *c.*1500, has been much modernized, but shows a few traces of work as early as the 14th century, though the main part of the building appears to be of 17th century date. In the cellars, under the present drawing-room, is a curious structure apparently designed to support a projecting fireplace above..., and constructed of arched ribs of stone stiffened by horizontal slabs, and springing from corbels carved with the masks characteristic of 13th and 14th century Gothic work. ... It is possible that there were at one time wings extending northwards at either end of the existing house, which runs east and west, and is entered from the north. The north face has been much restored in modern times and little or none of the old masonry, whether stone or brick, remains. ... The south front was largely rebuilt in the 18th century, a contemporary drawing showing it fitted with sash windows. In comparatively recent times, however, this front was restored to what must have been approximately, its original condition, with stone mullioned casements.” (Page 1927 271-2)

Pevsner is more circumspect about the origins of the Hall and the dates of some of its phases.

“The early building history is obscure. The core seems to be of *c.* 1500 and to have been built for Archbishop Warham † 1532, but what appears to be C16 and C17 has been much confused by the alterations made 1789-1891 by the Rev. W Goodall and subsequently by J J Goodall. W Goodall gradually sashed and refitted all the main rooms (1789-1825). Restoration of the house (details unknown) was carried out by J J Goodall in 1855-7 and more work was done in 1888-91, especially on the E service end. How much of what we see is

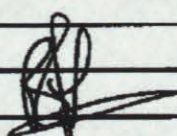
Victorian is debatable. ... The N FRONT is puzzling. The brickwork looks mostly late C16 or early C17, but many of the details are unconvincing for that date. ... The S FRONT, which was sashed by W Goodall, must have received its replacement cross-windows in 1855-7, when it was also probably refaced. Some rainwater heads are dated 1857. In the basement of this wing is a very curious stone support ... The whole piece has been attributed to the C14, but may well be of Warham's time." Pevsner 1994, 278-9).

The earliest published reference to the dovecote is Eland (1923, 92)

"A circular dove-cot built of stone rubble with walls 3ft thick. The internal diameter is 18ft -- 4in. There is a S window and a lantern at the top of the tiled roof. There are 300 cotes, square-mouthed and with a tile in each for an alighting ledge. The potence is in fair working order and the dove-cot was in active use until 9 years ago. It has every appearance of belonging to the late 16th or early 17th C."

13 Monitoring Sheets

A.S.C. LTD **ARCHAEOLOGICAL FIELD MONITORING RECORD**

Project Name: DINTON HALL		Project Code: DH00	Date of visit: 6/9/2000
Location: DINTON, BUCKS			
Client/Developer: RICHARD VAN BELLEN			
Architect:			
Site Manager/ Farmer: FARMER MIKE.		Phone: 01296 747534	
Development Type:			
Foundations	Services <input checked="" type="checkbox"/>	Roads	Levelling
			Quarrying
			Pipelines
			Other (specify):
Site & weather conditions: OVERCAST - RAIN PRIOR TO VISIT.			
Observations:			
SERVICE TRENCH FROM c.5m WEST OF HOUSE, ALONG DRIVEWAY TOWARDS NW GATE. 0.8-0.9m deep, 0.4 wide.			
TOPSOIL 0-0.2m, LIGHT YELLOW-BROWN SOIL, LOOSE, + ODD FRAYS			
BRICK 0.2-0.5m. 0.5m + CHALK.			
① ? DITCH, AT LEAST 5m WIDE, MARKED N-S. 1.2m DEEP			
LOWER FILL ORANGE GRANULY SOIL, BELOW LIGHT/MED. BROWN SOIL 0.6m THICK, BELOW TOPSOIL/TURF. CUT BY MOD. DRAIN.			
② NORTHWARD CONTINUATION OF GARDEN WALL FOOTINGS ON CHALK (0.6m BGL). Limestone, coursed, 0.5m wide.			
③ c.5m WEST OF GARDEN WALL, TRENCH CUTS THROUGH PIT/DITCH (MORE LIKELY LATER) 1.7m wide, 0.9m deep,			
Comments: SLOPING SIDES, FILLED WITH LIGHT BROWN LOOSE SOIL (SUBSOIL). NO FINDS.			
Completed by: 			



A.S.C. LTD

ARCHAEOLOGICAL FIELD MONITORING RECORD

Project Name: DINTON HALL		Project Code:	Date of visit: 8/9/00			
Location:						
Client/Developer						
Architect:						
Site Manager/ Farmer:		Phone:				
Development Type:						
Foundations	Services	Roads	Levelling	Quarrying	Pipelines	Other (specify):
Site & weather conditions: Wet, overcast - but fairly good visibility in trench.						
Observations: Continuation of watching brief, as yesterday. All depths and dimensions the same. Little or no additional cutting along the drive. Meeting with foreman: Will continue to cut along drive to the gate from Monday estimate 3.4 days. We will do visits Mon - about 6 o'clock.						
Comments:						
Completed by: [Signature]						



A.S.C. LTD

ARCHAEOLOGICAL FIELD MONITORING RECORD

Project Name: DINTON HALL	Project Code: DHD00	Date of visit: 14/9/00
---------------------------	---------------------	------------------------

Location: DINTON

Client/Developer

Architect:

Site Manager/ Farmer:	Phone:
--------------------------	--------

Development Type:						
Foundations	Services <input checked="" type="checkbox"/>	Roads	Levelling	Quarrying	Pipelines	Other (specify):

Site & weather conditions:
DRY

Observations:

1 long trench beside the main drive, running from the gate. About 0.8m wide x 0.5m deep. Mack brick hardcore/rubble in first 7.5m from the gate then clay below topsoil. yellowish brown natural clay

2 trenches across the drive, hard core base, got drive. then clear. No features

Comments: No evidence of earlier buildings away from the site of the present house.

Completed by: N S Wilson



Archaeological Services & Consultancy Ltd

**AN ARCHAEOLOGICAL ASSESSMENT
OF DINTON HALL, DINTON,
BUCKINGHAMSHIRE**

Bob Zeepvat BA MIFA and Nicola King BA MPhil



October 2000

ASC/M/DHD00/2

© Archaeological Services and Consultancy Ltd.

Letchworth House
Chesney Wold, Bleak Hall,
Milton Keynes MK6 1NE
Tel: 01908 608989 Fax: 01908 605700
Email: mka@archaeological-services.co.uk
Web site: www.archaeological-services.co.uk



SITE DATA

ASC site code:	DHD00	Project number:	230
County:	Buckinghamshire		
District:	Aylesbury Vale DC		
Village/Town:	Dinton		
Parish:	Dinton-with-Ford and Upton CP		
NGR:	SP 766 110		
Total extent of site:	4 hectares approx		
Extent of development:	House and gardens		
Planning proposal:	Refurbishment and additions to house, landscaping		
Planning application refs:	00/01085/APP: 00/01427/ALB: 00/01428/APP: 00/01432/APP: 00/01437/ALB: 00/01439/ALB: 00/01441/ALB		
Client:	Richard van Bergen Basement Flat 8 Ladbroke Road Notting Hill Gate London W11 3NG		
Contact name:	Milan Varmuza (architect)		
Telephone	01844 355263	Fax:	01844 355264

CONTENTS

Summary	4
1 Introduction.....	4
2 Setting	7
3 Aims & Objectives.....	8
4 Methods	9
5 Archaeological & Historical Evidence	11
6 Conclusions	218
7 Acknowledgements.....	299
8 References	30
9 Cartographic Sources.....	30
10 Aerial Photographs	31
11 Other Sources.....	31
12 Published Descriptions of Dinton Hall.....	34
13 Copies of Monitoring Sheets.....	36

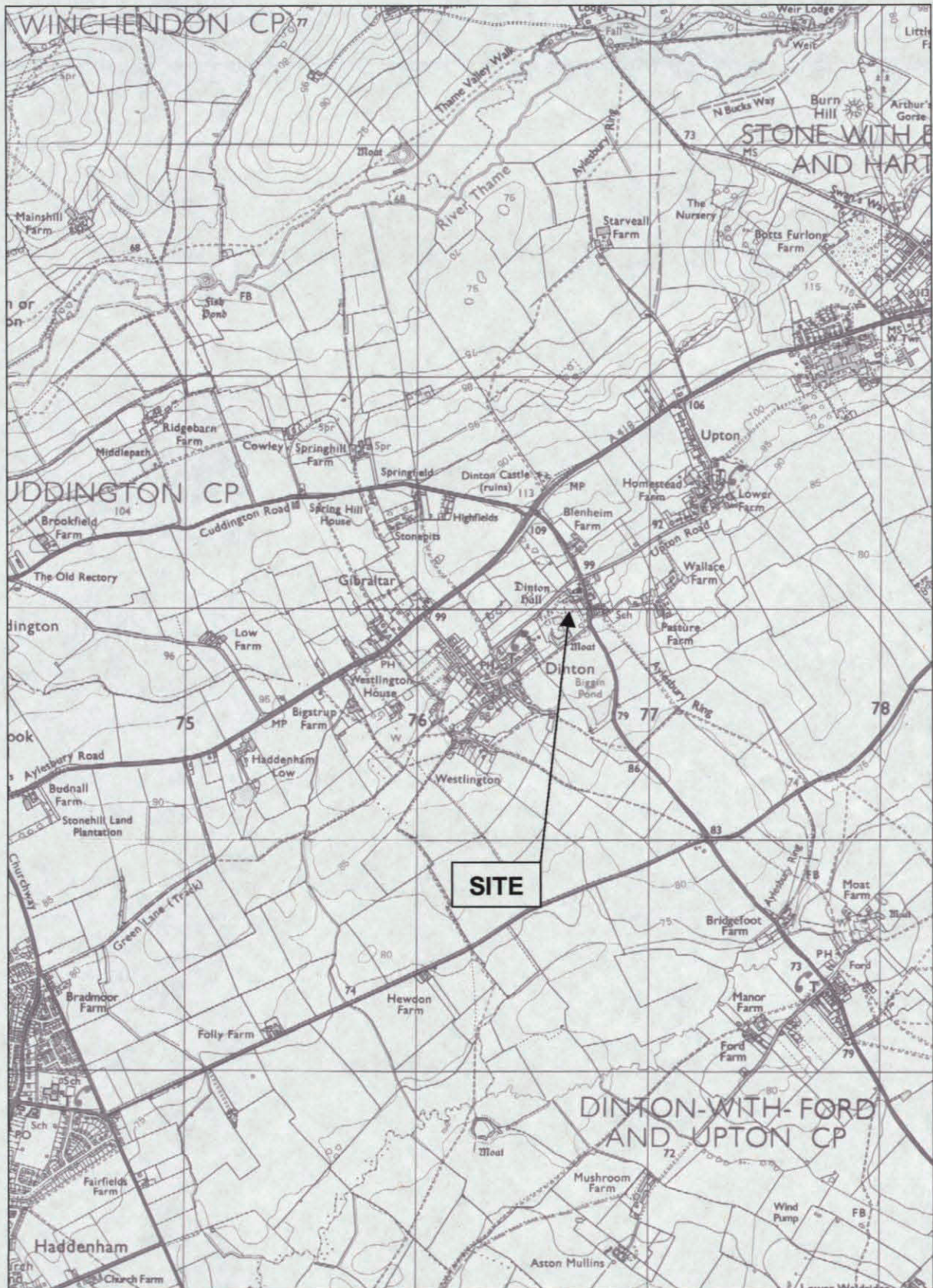
Figures:

1. General location	3
2. Dinton Hall location.....	6
3. Extract from inclosure award 1803	12
4. 1 st edition Ordnance Survey 6" map 1885.....	12
5. 2 nd edition Ordnance Survey 6" map 1920.....	13
6. 3 rd edition Ordnance Survey 6" map 1922	13
7. Ground floor plan of Dinton Hall	26
8. The Hall and surrounding gardens.....	27

Plates:

Cover: Dinton Hall from the south

1. Dinton Hall, south frontage.....	5
2. Dinton Hall, north frontage.....	21
3. Stone corbelling in cellar.....	22
4. Dinton Hall, west wing.....	22
5. The dovecote, from the south.....	23
6. Damp-proofing trench, south side of west wing.....	23
7. Excavation for new swimming pool, from south.....	24
8. Watching brief: large pit/ditch adjacent to west wing.....	24
9. Watching brief: wall footing.....	25
10. Watching brief: small pit/ditch.....	25



Based upon the 1994 Ordnance Survey 1:25,000 map, with the permission of the Controller of Her Majesty's Stationery Office.
© Crown Copyright ASC Ltd - Licence No. AL52133A0001

Figure 1: General location (scale 1:25,000)

Summary

In September and October 2000 archaeological works were undertaken in connection with an archaeological assessment of Dinton Hall, Dinton, near Aylesbury, carried out during ongoing refurbishment and improvement works. A desk-based assessment confirmed that the present house was of 16th-century origin, and that an earlier house had stood on the same site, but its remains had probably been obliterated by the later building. It also showed that the present house, and its landscaped gardens, had been subject to changes, many of a major nature, throughout the 18th and 19th centuries. Following on from this, an examination of the grounds and the fabric of the house in the light of construction works that were either in progress or completed revealed that no significant archaeological remains had probably been disturbed, or were likely to be present in areas not yet affected by construction works.

1 Introduction

- 1.1 In October 2000 *Archaeological Services and Consultancy Ltd* (ASC) carried out an archaeological assessment of Dinton Hall, Dinton, Buckinghamshire (NGR SP 766 110: Fig. 1). The project was commissioned by Mr Richard van Bergen, and was carried out according to a brief (dated 24th August 2000 prepared by Julia Wise of the County Archaeological Service, and a written scheme of investigation prepared by ASC (Zeepvat 2000).
- 1.2 Dinton Hall is a Grade II* listed building, dating in part from c.1500. The brief notes that it probably stands on the site of an earlier medieval manorial complex, recorded in the Buckinghamshire Sites & Monuments Record as SMR 0636. To the south-east of the house, the 17th-century walled garden may occupy part of the site of the medieval settlement of Dinton. The extensive gardens and parkland to the south and south-west of the hall are believed to date from the 18th century. They include a dovecote and two ponds, one with a central island, the other possibly part of a moat (SMR 0330).
- 1.3 The assessment was considered necessary for this site because of an extensive ongoing programme of refurbishment works and additions to Dinton Hall, which was purchased by its present owner in a state of neglect. Works undertaken or in progress to date include the following (this list is compiled from the writer's own observations, and is probably not exhaustive):

House

- Repairs to roof structure, and re-tiling
- Repairs to walls and stonework
- Excavation of a damp-proofing trench around exterior walls
- Underpinning of exterior walls
- Removal and replacement of some interior floors
- Renewals and additions to internal services

Walled Garden

- Removal of greenhouses/sheds at north end, and construction of garage/workshop
- Landscaping, comprising new paths and associated features

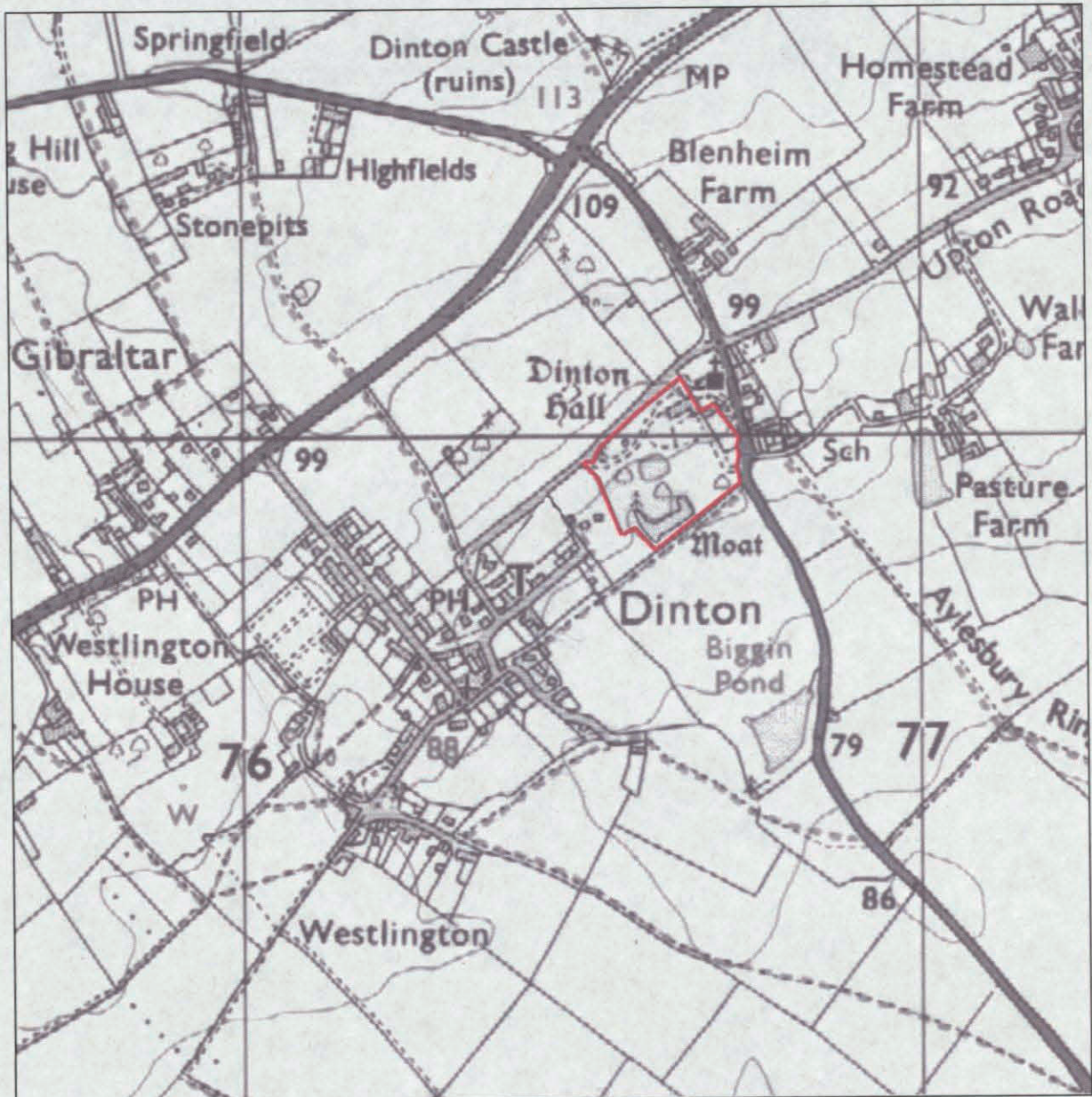
Gardens

- Construction of swimming pool adjacent to east corner of house
- Trenches for new service runs
- Extension of island in north pond, and construction of gazebo on it
- Construction of bridge to island

- 1.4 The above works have been carried out under seven discrete planning applications. Despite the age and archaeological potential of the site, none have been subject to any conditions relating to archaeological investigation or recording.
- 1.5 As far as can be ascertained, most of the major refurbishment works proposed for Dinton Hall are now in progress. From the plans, the major works remaining appear to comprise the construction of a terrace and fishpond on the south side of the house, the restoration of the Dovecote and the small summer house set into the northern boundary wall, the installation of outdoor lighting, and landscaping of garden areas to the north, south and west of the house.



Plate 1: Dinton Hall, south frontage.



Based upon the 1994 Ordnance Survey 1:25,000 map, with the permission of the Controller of Her Majesty's Stationery Office.
© Crown Copyright ASC Ltd - Licence No. AL52133A0001

Figure 2: Dinton Hall location (scale 1:10,000)

2 Setting

- 2.1 Dinton Hall is located north-east of the village of Dinton, adjacent to the parish church, at NGR SP 766 110 (Fig. 2). The house and surrounding gardens and parkland, covering an area of some 4 hectares, stand on a south-east facing slope, falling from c.92 – 85m OD. The site is roughly rectangular, bounded to the north-west by the lane linking Dinton and Upton, to the north-east by the churchyard, and to the south-west and south-east by open land.
- 2.2 Soils in the site area belong to the Hanslope association (Soil Survey 1983, 411d, described as 'slowly permeable calcareous clayey soils', overlying chalky till. Geographically, the site lies within the clay lands of the Vale of Aylesbury.
- 2.3 Dinton Hall is a Grade II* listed building, dating in part from c.1500. The brief notes that it probably stands on the site of an earlier medieval manorial complex. To the south-east of the house, the 17th-century walled garden is thought to occupy part of the site of the medieval settlement of Dinton. On the south-east side of the hall is a garden, bordered to the south by a ha-ha. To the south and south-west of the hall is a large rectangular area known as *The Wilderness*, part of which was formerly an orchard. It includes a dovecote (Grade II listed) on its northern side, on its north-east side a large circular pond with a central island, and on its southern boundary two linear ponds or moats. To the south is an area of parkland, extending as far as Biggin Pond, 0.5km from the house. There are two points of access to the site. From the lane on the north side of the site, a drive enters the west corner of the Wilderness and swings north-eastwards to the north side of the Hall. A second entrance to the site is located on the lane to Ford, south of the walled garden. A trackway following the ha-ha links this to the northern access, west of the Hall.

3 Aims & Objectives

According to the requirements of the brief, the aims of the assessment are to:

- 3.1 summarise the documented archaeology of the study area, including the history of previous archaeological research in the area
- 3.2 identify and describe any standing buildings/structures of potential historical interest to RCHME Level 1 standard (RCHME 1996)
- 3.3 identify relevant designated legal and planning constraints, such as scheduled ancient monuments, listed buildings, registered historic parks and historically 'important' hedgerows
- 3.4 summarise the topography, geology and current/last land use of the study area
- 3.5 identify and map the extent and depth of areas of recent ground disturbance (including raising of ground levels) within the site, including the known extent of services**
- 3.6 assess the likely state of preservation and depth of burial of any surviving in-situ archaeological remains or deposits across the site**
- 3.7 analyse the landscape history of the study area to provide an interim predictive model to guide further evaluation work**
- 3.8 make an initial assessment of the relevant historical documentation which may be available for the site
- 3.9 assess the reliability of the currently available information, and the potential for new discoveries
- 3.10 assess the likely archaeological impact of the unimplemented elements of the development covered by the specific planning applications**
- 3.11 include appropriate mapping of the above, normally on an appropriate Ordnance Survey base
- 3.12 record revealed stratigraphy and archaeological remains on site**

NB: those aims shown in bold were similarly highlighted in the project brief. It is presumed that they were the primary aims of the assessment.

4 Methods

4.1 Requirements

In order to achieve the aims and objectives listed above, the assessment methodology comprised:

- Desk-Based Assessment (*Aims 2.1, 2.3, 2.4, 2.7, 2.8, 2.9, 2.10, 2.11*)
- Historic Building Survey (*Aim 2.2*)
- Site Inspection (*Aims 2.5, 2.6, 2.12*)

With reference to the site inspection, ASC undertook a watching brief on groundworks on the site since becoming involved with the project on 21st August. A note on the methodology employed for this is included below for completeness' sake.

4.2 Standards

The assessment was carried out in accordance with the Brief and project design, the by-laws of the Institute of Field Archaeologists, the IFA's *Standard and Guidance* documents for watching briefs and historic building survey (IFA 1999), the Royal Commission guidelines for recording historic buildings (RCHME 1996), and the relevant sections of ASC's *Operations Manual*.

4.3 Methodology: Desk-Based Assessment

An archaeological desk-based assessment is an assessment of the known or potential archaeological resource within a given area, consisting of a collation of existing archaeological, historical and topographical information in order to identify the likely extent, character and quality of the known or potential archaeological resource, in order that appropriate measures might be considered. The following readily available sources of information were consulted for the desk-based assessment:

4.3.1 Archaeological Databases

Archaeological databases represent the standard references to the known archaeology of an area. The principal source consulted was the Buckinghamshire Sites & Monuments Record (SMR), County Hall, Aylesbury. The study area employed in the SMR search included the site and its immediate environs.

4.3.2 Historic Documents

Documentary research provides an overview of the history of a site and its environs, suggesting the effects of settlement and land-use patterns. The principal source consulted was the Buckinghamshire County Records Office (CRO), Aylesbury.

4.3.3 Cartographic & Pictorial Documents

Old maps and illustrations are normally a very productive area of research. The principal sources consulted were the CRO and the Bucks County Council web site..

4.3.4 *Aerial Photographs*

Given favourable light and crop conditions, aerial photographs can reveal buried features in the form of crop and soil marks. They can also provide an overview of and more specific information about land use at a given time. The principal source consulted was the SMR.

4.3.5 *Geotechnical Information*

A description of the topography and solid and surface geology of the site and its environs was compiled, so as to appreciate the potential condition of any archaeological remains, to assess the hydrological conditions, and to appraise the potential for the survival of buried waterlogged archaeological and palæo-environmental deposits. In the absence of a site-specific geotechnical survey, standard reference works were used.

4.3.6 *Secondary & Statutory Sources*

The principal sources consulted were the CRO and Milton Keynes Library.

5 Archaeological & Historical Evidence

5.1 Archaeological & Historical Background

- 5.1.1 Dinton-with-Ford and Upton is a large parish in the Vale of Aylesbury. The archaeological evidence from the parish as a whole is limited, and the area has not been subject to any systematic field survey. Surveyors from the Ordnance Survey and the Royal Commission on Historical Monuments have visited the area, and their observations have been supplemented by occasional finds.
- 5.1.2 The main published sources for Dinton Hall and its associated buildings are Lipscomb (1847), Sheahan (1862), RCHM (1912), Page (1927) and Pevsner (1994). There is a considerable degree of repetition between all of these sources, and whilst each writer assessed Dinton in terms of his own knowledge, little seems to have been done to firmly establish the dates and phases of the structures.
- 5.1.4 There is limited cartographic evidence for Dinton Hall. The parish was surveyed for the Inclosure award in 1803 (CRO ref IR/63A.R): a tracing of the relevant section of this plan is shown in Fig. 3. Three land parcels are of interest: 137 was the *Mansion House, Gardens etc.*, total area 4 acres, 1 rod, 32 poles; 138 was *Calves Close*, total area 3 acres and 3 rods, and 139 was *Long Close inc. ponds*, area 24 acres and 6 poles. There is no Tithe map for the main part of Dinton parish, although one is extant for Upton hamlet. The next mapped evidence is thus the 1st edition of the Ordnance Survey 6" map, which was surveyed in 1877 and published in 1885 (Fig. 4). The 2nd edition is also of some interest (Fig. 5).
- 5.1.5 A further relevant source is the undated typescript made from an old notebook given by Carter Jonas, Oxford. This is held in the SMR and is assumed to have been generated from a commonplace book or other notebook(s), which in turn may have been a compilation of estate papers or notes. It covers the period from the mid 1750s to the late 19th century and describes many 'occurrences' including alterations to the buildings, garden and park of Dinton Hall. Also included are periods of particularly bad weather; storms, heavy snow, great winds, periods of drought, and earthquakes, births, deaths and other significant events. This document appears in edited form in Section 11.
- 5.1.6 Dinton as a place-name enters the historical record in the Domesday survey of 1086, and the meaning is thought to be 'Dunna's farm' (Mawer & Stenton 1925, 159). In 1086 Helto held Dinton from the Bishop of Bayeux. There was land for 13 ploughs and a mill, and altogether the manor was valued at £15 (Morris 1978 4,2). The Victoria County History for Buckinghamshire lists the subsequent families who have held ownership or tenancy of the manor (Page 1927, 271ff).

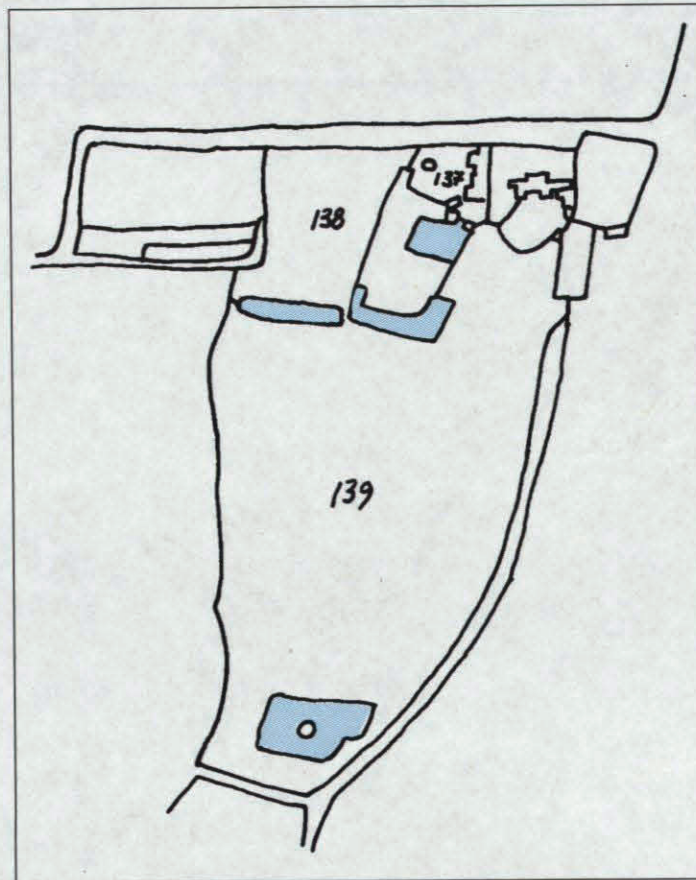


Figure 3: Extract from enclosure award 1803 (CRO ref: IR/63 A.R.)

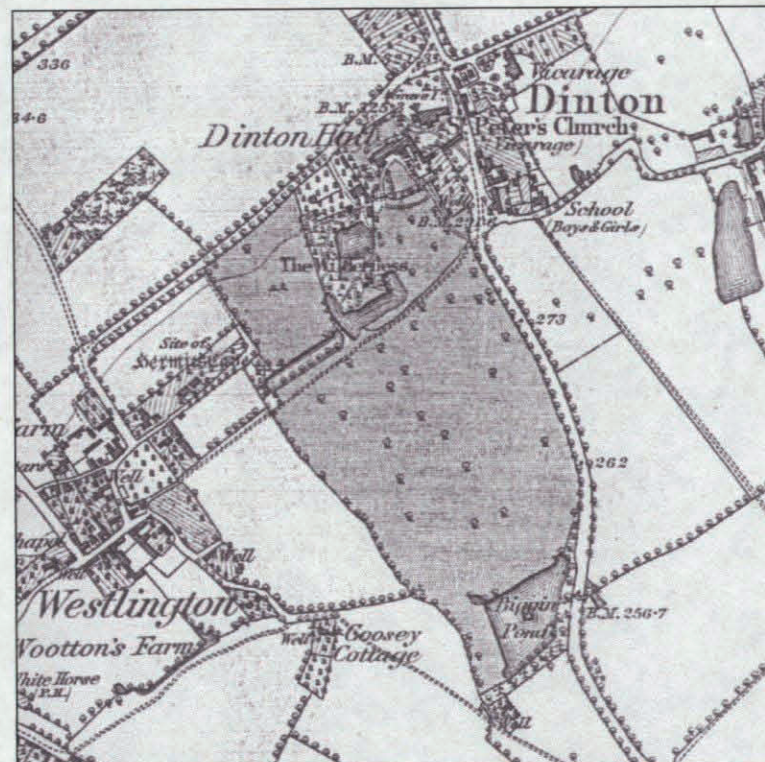


Figure 4: Extract 1st edition Ordnance Survey 6'' map 1885

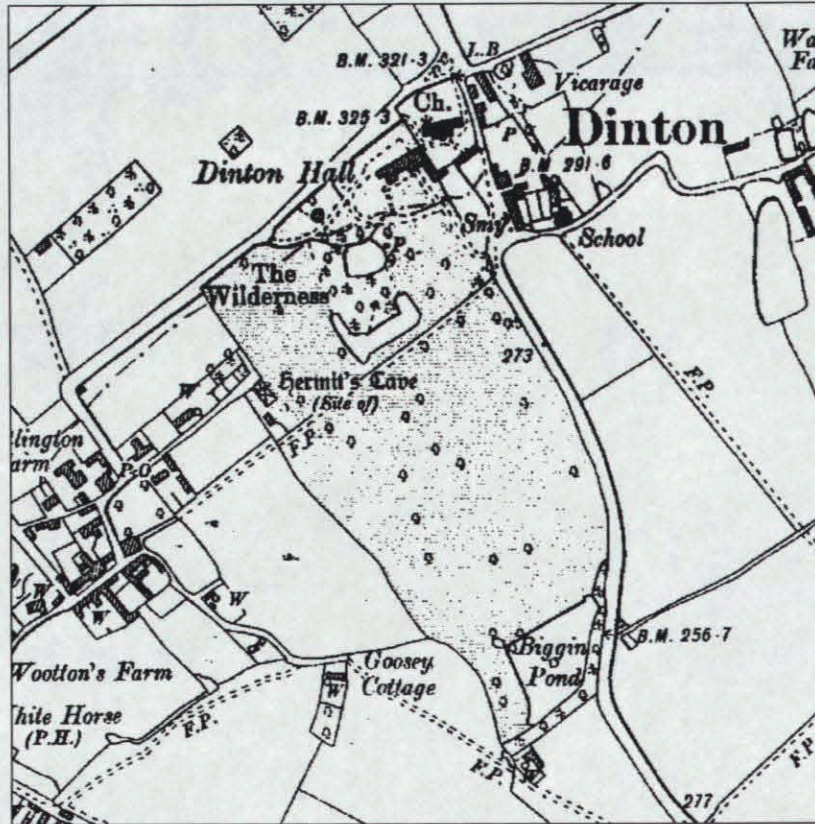


Figure 5: Extract 2nd edition Ordnance Survey 6" map 1920



Figure 6: Extract 3rd edition Ordnance Survey 6" map 1922

5.2 *The Known Archaeology & History of the Site*

5.2.1 The SMR has ten records relating to the Dinton Hall area:

SMR No.	NGR (SP)	Description	Date
0330	7663 1086	Moated site	Medieval?
0636	7665 1103	Manor / Mansion – Dinton Hall	Medieval / post-medieval
0703	7665 1098	Dovecote	post-medieval
0704	7650 1080	Cave	?
1746	7654 1155	Folly – ‘Dinton Castle’	post-medieval
1747	7668 1107	Church Cross	Late medieval?
4093	7670 1103	Almshouses	post-medieval
5138	not known	Watermill	Saxon/medieval?
5502	7672 1100	Stocks	post-medieval
5531	766 109	Lead ampulla	Medieval

Of these, only the first four are within the grounds of the Hall, and have any direct relevance to this study. No archaeological sites or finds of Roman or earlier periods are recorded in the study area.

5.2.2 As has already been noted, the village of Dinton is probably of Saxon origin. During the construction of the folly known as ‘Dinton Castle’ 0.5km north of Dinton Hall, which started in 1769, several skeletons and accompanying grave goods, including an iron spear head, a knife and a conical glass vessel, were found (Lipscomb 1847, 154). During 1991 an excavation on adjoining land revealed 20 poorly preserved inhumations. The accompanying grave goods included brooches, beads, knives and a drinking bucket. The material was dated to the mid 6th century (Farley 1991, 151). However, no evidence has yet been found of Saxon settlement at Dinton. The Domesday survey of 1086 states that the manor of Danitone had a mill worth 4 shillings. The location of this mill is not known, although somewhere on the Thames might seem likely.

5.2.3 Little is known of the history of Dinton during the medieval period, excepting the descent of the manor, which is well documented by Sheahan, Page and others. In the background information provided in the brief for this project, it is stated that ‘The 17th century walled garden [at the Hall] may occupy part of the site of the medieval settlement of Dinton’. This statement is unattributed, and no evidence to support it has been unearthed during the desk-based assessment.

5.2.4 In contrast, there is evidence to suggest that Dinton Hall occupies the site of the medieval manor. The ‘Occurrences’ document records the discovery in 1793 of ‘the foundation of a wall . . . extending from the corner of the drawing room to the little parlour’, during the lowering of ground levels in ‘the Court’. From the available evidence it has not been possible to locate this discovery precisely.

- 5.2.5 The moats forming the southern boundary of *The Wilderness* are generally thought to be medieval in origin, and are described by the Ordnance Survey as follows:

“Probably homestead moat, 3 arms of which are water filled and up to c.210m (*sic*) deep and 18m wide. A central mound rises 2.8m above water level and the ground is disturbed but no trace of a building was found. To the north the ground level rises and it is unlikely that the water could have extended right round the mound.” OS antiquity no SP 71 SE 15.

- 5.2.6 The 1803 inclosure map (Fig. 3) shows three areas of water to the south and south-west of the Hall, one to the south of *Calves Close* and two within the *Mansion House and Gardens*. From later entries in the ‘Occurrences’ document, names can be assigned to these features. The pond in the orchard, later known as *The Wilderness*, may have been called the *Ivy Pond*, the linear features are called the *Upper* and *Lower* moats. The fourth water feature on the 1803 plan was at the south of *Long Close*. This pond is now known as *Biggin Pond*. ‘Occurrences’ also includes several references to moats and ponds for the period before 1803. The locations of the other ponds mentioned in this are not known, but one seems to have been in the kitchen garden.
- 5.2.7 Between 1803 and 1877, when the when the First Edition Ordnance Survey map was surveyed, there were few changes in the arrangement of the ponds (Fig. 4). Throughout this period there are also numerous references in ‘Occurrences’ to the cleaning and restocking of the ponds and moats with fish, worthy of note because they were an integral part of the economy of the estate. The latter part of the 19th century saw more changes in the water features in this area. The Lower Moat was filled in at this time, and it is not shown on the 2nd edition of the Ordnance Survey map in 1920 (Fig. 5).
- 5.2.8 The above information indicates that the moats were part of a system of fish ponds that was used over a period of at least two hundred years, if not longer. Their shape was determined by the continuing maintenance cycle, combined with the aesthetic ambitions of the 18th and 19th century owners. Their original forms are not known: it is possible that they do not represent the remains of a homestead moat at all, but were originally constructed as fish ponds at some point in the medieval period, in which use they remained until the 20th century.
- 5.2.9 There is some doubt regarding the date of origin of the present Dinton Hall. Page (1927, ii, 272) and Pevsner (1994, 276) state that its core seems to date from c.1500 and that it was built for Archbishop Warham, though this cleric does not appear to in any of the published accounts of the descent of the manor. The Royal Commission dates the Hall to the late 16th century (RCHM 1912, 125). Lipscomb (1847, ii, 153) and Sheahan (1862, 114) state that it dates from the time of King James I (1603-1625). In the west wall of the cellar is a curious arrangement of stone corbelling (Plate 3), apparently intended to support the fireplace in the room above, which includes moulded corbels described by Pevsner and the RCHM as reminiscent of 14th-century work.

- 5.2.10 The present Dinton Hall is an impressive three-storey house, constructed largely of brick with stone and cement facings, under a tiled roof. Its plan is of modified half-H shape, facing north, with the wings extending to the south. The Royal Commission (*op. cit.*) suggest that the west wing (Plate 4) is the earliest part of the house, and that the eastern part, and the third storey on the main part of the house, are of 19th-century origin. Perhaps the principal external feature of the house is its profusion of tall brick chimney stacks. Although at first sight these are all of 16th-century type, they range in date from the late 16th to the 19th century.
- 5.2.11 Most authorities agree that Dinton Hall has undergone a great degree of alteration and 'restoration' during its existence. For example, although the brickwork in the north frontage appears mostly of 16th or 17th-century date, many of the details are unconvincing for that date (Pevsner 1994, 277). Page (1927, ii, 272) notes that the south front was largely rebuilt in the late 18th century, and was fitted with sash windows by Revd W Goodall by the early 19th. The sash windows were later removed, probably in the late 19th or early 20th century, and the frontage was 'restored' to its original appearance with stone mullioned casements. The interior of the house has undergone similar changes: Pevsner (*ibid.*) notes that the interior is almost entirely Victorian, with some Jacobean and 18th-century woodwork reused.
- 5.2.12 When the house was examined in the course of preparing this assessment, detailed observations of the interior were not possible because of the scale of building work that was underway in some rooms. Apart from the two panelled rooms in the centre of the south front, which were largely obscured by stored building materials, little architectural detail or decoration of significance was observed. The general impression obtained was of a largely Victorian interior with a few earlier features, as described above.
- 5.2.13 Beyond the house, the earliest layout of the grounds is not known. To the west of the house is a circular stone dovecote, also Grade II listed, which dates from the 16th century (Plate 5). It still contains its potence and nesting boxes. The dovecote was another element of production to maintain the food supply for the Hall. It was in sufficient need to require re-roofing in 1832, and was a garden feature beside which lay the 'favourite animals cemetery' in 1892. To the south-east of the house is a 17th-century walled garden, terraced internally. The ha-ha to the south of the house is probably contemporary. The wall separating the Hall grounds from the churchyard is also listed: this has been dismantled during the construction of the new pool room on the south-east corner of the house, but will be reinstated.
- 5.2.14 Despite its size and imposing appearance, Dinton Hall appears to have escaped pictorial or cartographic recording until the 19th century. The inclosure plan of 1803 (Fig. 3) provides the earliest depiction of this structure and its surroundings. Two buildings are shown. The manor house, aligned east-west, has a similar plan to the present structure. To the west, on a north-south alignment extending from the north boundary of the site across the present drive, is a second structure (or complex of structures) covering a similar area.

This is probably the 'old stables and coaches [sic] houses' mentioned in the 'Occurrences' as having been pulled down in 1890. To the west and south of this is 'The Wilderness', a rectangular area between the moats and the road to the north. The west half of this area was open and presumably grassed: the east part is known to have been partly wooded, and partly an orchard. In the wooded area, the *Ivy Pond*, now circular, is shown as a roughly square feature with no central island. The dovecote, walled garden and ha-ha are shown.

- 5.2.15 Subsequent evidence of changes to the landscape of Dinton Hall are shown on the 6" editions of the Ordnance Survey. On the First Edition of 1885 (Fig. 4) the Hall and its environs are shown in greater detail than on the inclosure map, though little appears to have changed. Access to the Hall is shown only from the entrance to the south of the church: a footpath crosses the park south of the 'moats'. The large structure identified as the stables and coach house has been replaced by a number of discrete smaller buildings, though according to 'Occurrences' it was not demolished until 1890.
- 5.2.16 One feature which appears for the first time on the First Edition map is the site of the cave of the *Hermit of Dinton*, John Bigg. This is located in the Hall grounds, adjacent to the *Lower Moat*. As there are no published sources that describe the location of the cave, the reason for this choice of location is uncertain.
- 5.2.17 John Bigg, also known as the "Dinton Hermit", was clerk or secretary to Simon Mayne, holder of Dinton Manor in the 17th century and one of the signatories to Charles I's death warrant. According to local tradition, Bigg was Charles' executioner. He died in 1696. One of his shoes was kept at Dinton Hall, the other was in the Ashmolean Museum in Oxford. John Biggs was something of a local celebrity and the antiquarian Thomas Hearne, Keeper of the Anatomy School and Sub-librarian of the Bodleian Library, spoke with people who knew him and sent a description to Dinton Hall in 1712-3 (published in Lowndes 1870, 103-4). This description was preserved at Dinton in an album of memorabilia, and is probably the basis of subsequent references in Lipscomb (1847, 155) and Sheahan (1862, 115):

"... the shoe is vastly large, made up of about a thousand patches of leather. It belong'd to John Bigg, who was clerk to Judge Mayne, one of the Judges that gave sentence on King Cha. I. He lived in a cave underground, had been a man of tolerable wealth, was look'd upon as a pretty good scholar, and of no contemptible parts. Upon the Restoration, he grew melancholy, betook himself to a recluse life; made all other cloths in the same manner as the shoe, lived by begging, but never ask'd for anything but leather, which he would immediately nail to his cloaths. He kept three bottles that hung to his girdle, one for strong beer, another for small beer, and the third for milk, which liquors used to be given, and sometimes brought to him, as was his other sustenance, notwithstanding he never ask'd for them".

"I have heard several accts. of this man, from those who well knew him; some persons in the neighbourhood of Dinton have his picture drawn. He put off all his cloths at once, they being all fastened together, and so in like manner put them on. He was by relation very lewd, if he could entice women into his cave. (Mr Grubb, of Horsington, tells me now that he well remembers him, and Sir Thomas Lee, of Hartwell, told me had often been frighted by him when he was a little boy). In the

summer time he dwelt some months in Kimbell woods, as I have been told. He was buried at Dinton, as I saw in that church register, Ap: 4, 1696. He was born Aprill 22, 1629, and buried Aprill 4, 1696."

- 5.2.18 The 'Occurrences' manuscript makes it clear that a great deal of changes were made to the house and grounds between 1751 and 1892. A picture of the Hall at an early stage in these changes is provided by Buckler's view of 1837, described by Pevsner (1994, 277). The north front is shown as having lower windows with arched lights of more convincing type than the present ones, and upper windows with single mullions and straight heads. The existing framing is shown as very broad flat pilasters with waist bands around a very low waist, a framing motif that is Elizabethan or Jacobean in character. Two niches are shown over the porch instead of windows: this was altered in 1888-91, in connection with changes to the north garden area.
- 5.2.19 In the grounds, perhaps the most significant change took place in 1889 and 1890. In the former, the Lower Moat was infilled. In the latter year, the stables and coach house west of the Hall were demolished, the area north of the house was lowered 'from 4 to 5 and a half feet', and the material removed was used to build up line of the present drive to the north-west gate. These changes are illustrated on the Second Edition Ordnance Survey map of 1920 (Fig. 5). It should also be noted on this map that many of the stone walls subdividing the grounds had been removed by this time, a process which is documented in 'Occurrences'.
- 5.2.20 The Bucks County Council web-site contains six photographs of Dinton Hall, dated to the late 19th or early 20th centuries. They show the house and gardens much as they must have been until the commencement of the present refurbishment scheme. Ivy covers much of the exterior of the house, obscuring architectural detail. The area north of the house appears as a large rectangular courtyard, much the same as it is now, but with the remains of the original higher garden level present against the wall of the house. The garden to the south of the house is laid mostly to grass, with flower beds down its east side and a single isolated bed in the centre, towards the ha-ha.
- 5.2.21 In the early 1900s, when the Victoria County History for Buckinghamshire was compiled (Page 1924), Dinton Hall was occupied by Lieut.-Colonel Goodall, a descendant of Revd William Goodall, who was responsible for many of the 'improvements' to the house in the 19th century. In 1920 an attempt was made to let the house, in 1920 it was put up for sale, and in 1921 it was leased to Col Stuart Hay. The western part of *The Wilderness* was sold off, presumably in the mid 20th century, and is now occupied by a private house and gardens. From available maps and plans, it appears that *Ivy Pond* was remodelled in a more circular shape sometime in the 20th century, and an island was created at its centre. Although the site's more recent history has not been examined in detail, it is apparent that it followed a familiar pattern of gradual decay to the fabric of the house and associated structures, until its purchase by the present owner.

5.3 *The Archaeological Impact of the Present Building Works*

5.3.1 During the course of the assessment (*i.e.* between early September and late October) the site was examined by the writer on two occasions, with a view to:

- ascertaining the impact on the buried archaeology and the historic fabric of the site of works already undertaken or in progress;
- determining the likelihood of any archaeology surviving on the site, and its location, extent and nature.

The works undertaken or in progress to date are listed in Section 1.3 of this report. In addition, a watching brief was maintained by ASC staff at the client's request on a service trench leading westward from the west end of the house along the drive, to record any archaeological features that may be present. The recording sheets from this are reproduced in Section 12.

5.3.2 *The Hall*

Existing solid interior floors had already been lifted and replaced with concrete incorporating damp-proof membranes by the time the assessment was requested. As most floor levels are to remain unaltered, this apparently involved excavation of no more than c.150mm below existing levels. Solid floors are present only in the hall and the east end of the house, all other rooms having wood floors on joists. In the cellar the existing brick floor has been lifted, but will be replaced over a damp-proof membrane.

As has already been noted, building works in the Hall are already well advanced, making assessment of the effect of alterations to the historic fabric a difficult process. One of the most obvious alterations to the fabric is external, in the form of a trench dug against the foundations of the west end of the house (Fig. 7: Plate 6) to combat damp. This trench, the outer edge of which has a brick retaining wall, was cut below the depth of the wall footings in places, requiring some concrete underpinning to be carried out. A trench in such a location will invariably destroy any stratigraphic relationships between the building wall and external archaeological deposits or structural remains. That having been said, the assessment revealed no evidence that any such deposits or structures existed.

The one part of the Hall refurbishment scheme with the greatest potential for disturbing potential archaeology has been the construction of the pool room and conservatory. Construction of this necessitated the dismantling of the original south-east wing of 19th-century date and the churchyard wall, and excavation of significant proportions to accommodate the swimming pool (Plate 7). The new structures on the site have a similar footprint to the buildings they are replacing. Observation of the excavation for the swimming pool after it had been dug revealed that it was cut throughout into undisturbed chalky till, to a maximum depth of over 2 metres (northern end). No features or evidence of earlier structures could be seen in section. On the east side of the pool room the edge of the churchyard, which is at a higher level, was cut back prior to this assessment to allow the construction of a reinforced concrete retaining wall.

The site was visited on this occasion by BCAS: one feature, possibly a grave cut, was observed in the section (pers. comm. Julia Wise).

5.3.3 *The Dovecote*

Restoration work on this structure has not yet commenced. The main work involved here will comprise replacement of the roof, and presumably remedial works (*i.e.* re-pointing) to the walls.

5.3.4 *The Walled Garden*

At the north end of the walled garden, the original greenhouses (19th/20th-century) at the north end have been demolished, and a row of garages built in their place, on the same concrete base. The terrace to the south of them has been retained, and resurfaced with stone setts. The lower garden area, which was in an unkempt state, has been cleared, and is being laid out with a series of paths and flower beds. No significant excavation has been carried out in this area, or is planned.

5.3.5 *The Ivy Pond*

Prior to the assessment, an area about one metre square on the south-east edge of the pond was excavated to a depth of about one metre for the construction of a concrete pad to carry one end of a wooden arched bridge to the central island. No archaeology is known or suspected in this area, and it is unlikely that a disturbance of this size would have caused significant damage to any archaeology that was present. No further disturbances are envisaged in this area.

5.3.6 *The Grounds*

During the assessment, every opportunity has been taken to examine excavations for service runs, etc., to ascertain ground conditions, and the presence or absence of archaeology. Open service trenches to the north and south of the house were examined. Neither revealed any archaeological features or deposits: the former was cut wholly into chalky till, and in the latter, the chalky till was covered by a thin layer (100 – 150mm) of clayey subsoil. Topsoil had been previously cleared from the area south of the house at the commencement of building operations.

Between 6th and 14th September, a watching brief was maintained on the excavation of a service trench to the west of the Hall, commencing about 4.0m from the drawing room, and following the south side of the drive to the gate (Fig. 8). Features were observed only in the first 35m of its length, and were as follows:

- a. Immediately west of the house was a large pit or broad ditch, at least 5m wide and 1.2m deep (Plate 8). Its east side was not located. Its lowest fill was orange gravelly soil about 0.5m thick, below a layer of light to medium brown soil 0.6m deep. There were no finds in section or in the spoil heaps. This feature had already been disturbed by an earlier service trench on a north-south alignment.

- b. About 26m west of the drawing room wall was a limestone wall footing aligned north-south (Plate 9). It was about 0.6m below the present ground level, and was 0.5m wide. It was aligned with the surviving wall to the south, and is probably the remains of the east wall of the old coach house and stables (para 5.2.14).
- c. About 5.0m west of the wall footing was a pit or ditch (more likely the latter). It measured 1.7m wide, 0.9m deep with sloping sides, and was filled with a light brown loose soil (Plate 10). It contained no finds.



Plate 2: Dinton Hall, north frontage



Plate 3: Stone corbelling in cellar



Plate 4: Dinton Hall, west wing from south-west



Plate 5: The dovecote, from south.

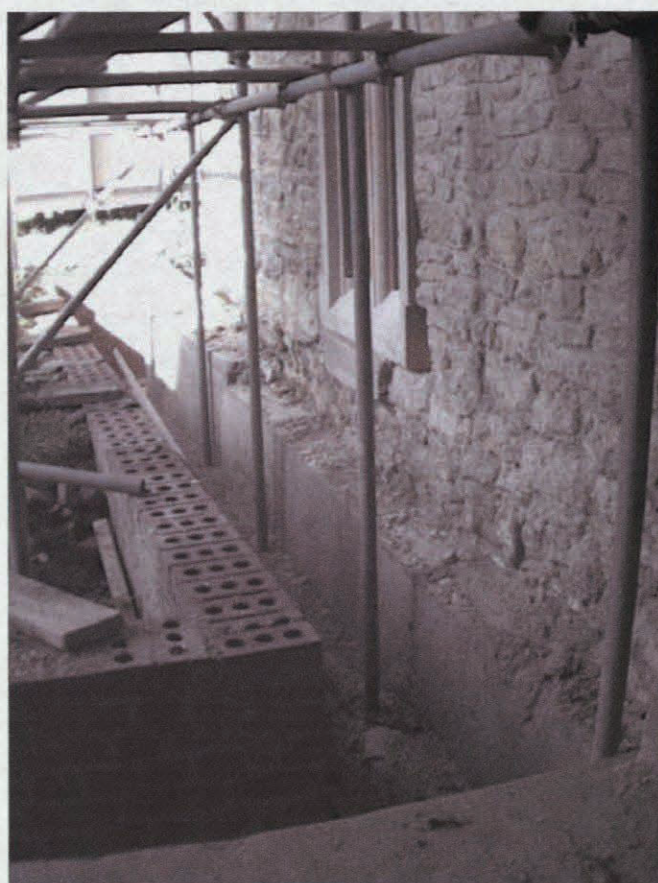


Plate 6: Damp-proofing trench, south side of west wing.



Plate 7: Excavation for swimming pool, from south.



Plate 8: Watching brief: large pit or ditch near house



Plate 9: Watching brief: Wall footing



Plate 10: Watching brief: small pit or ditch.

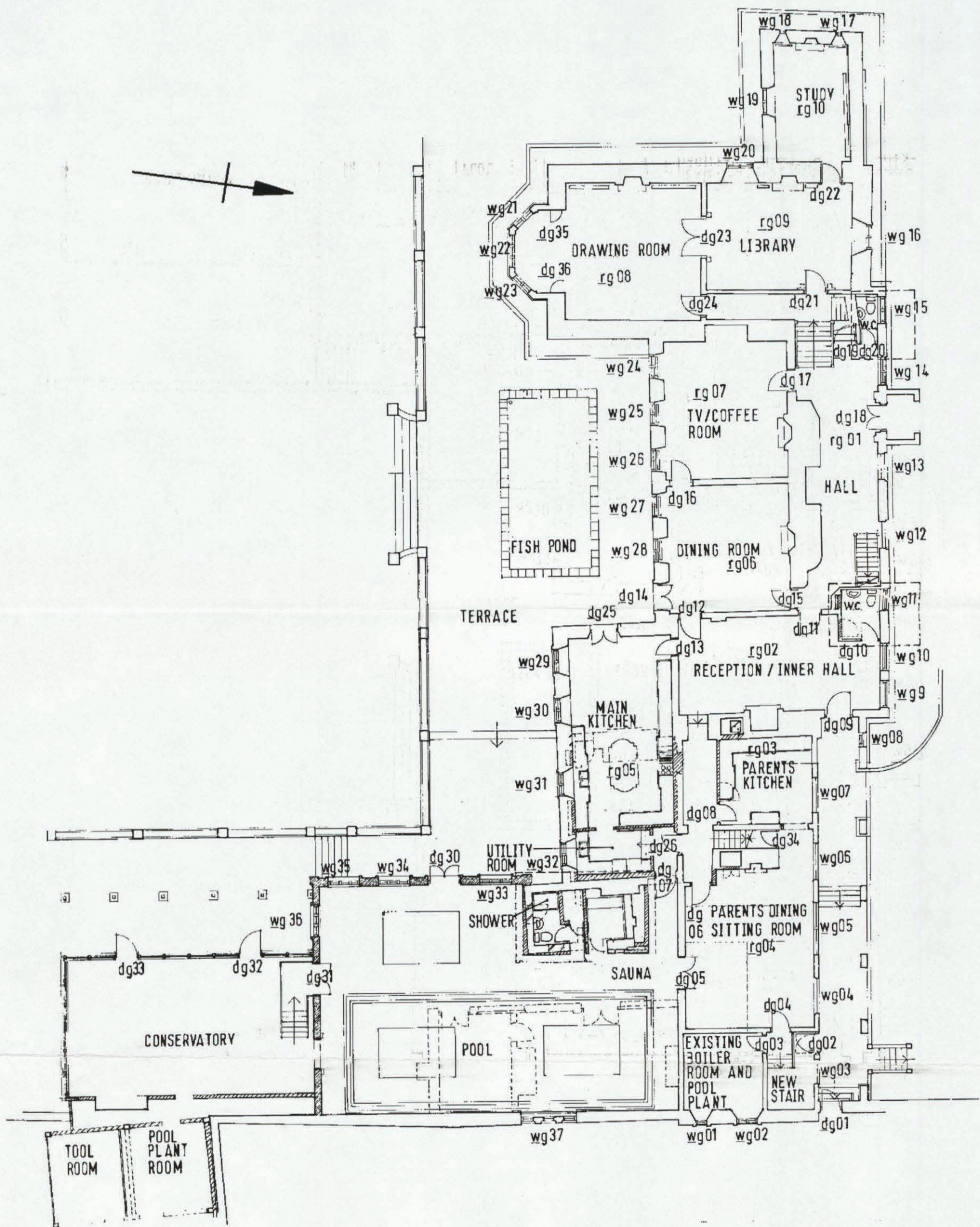


Figure 7: Ground floor plan of Dinton Hall (scale 1:200)

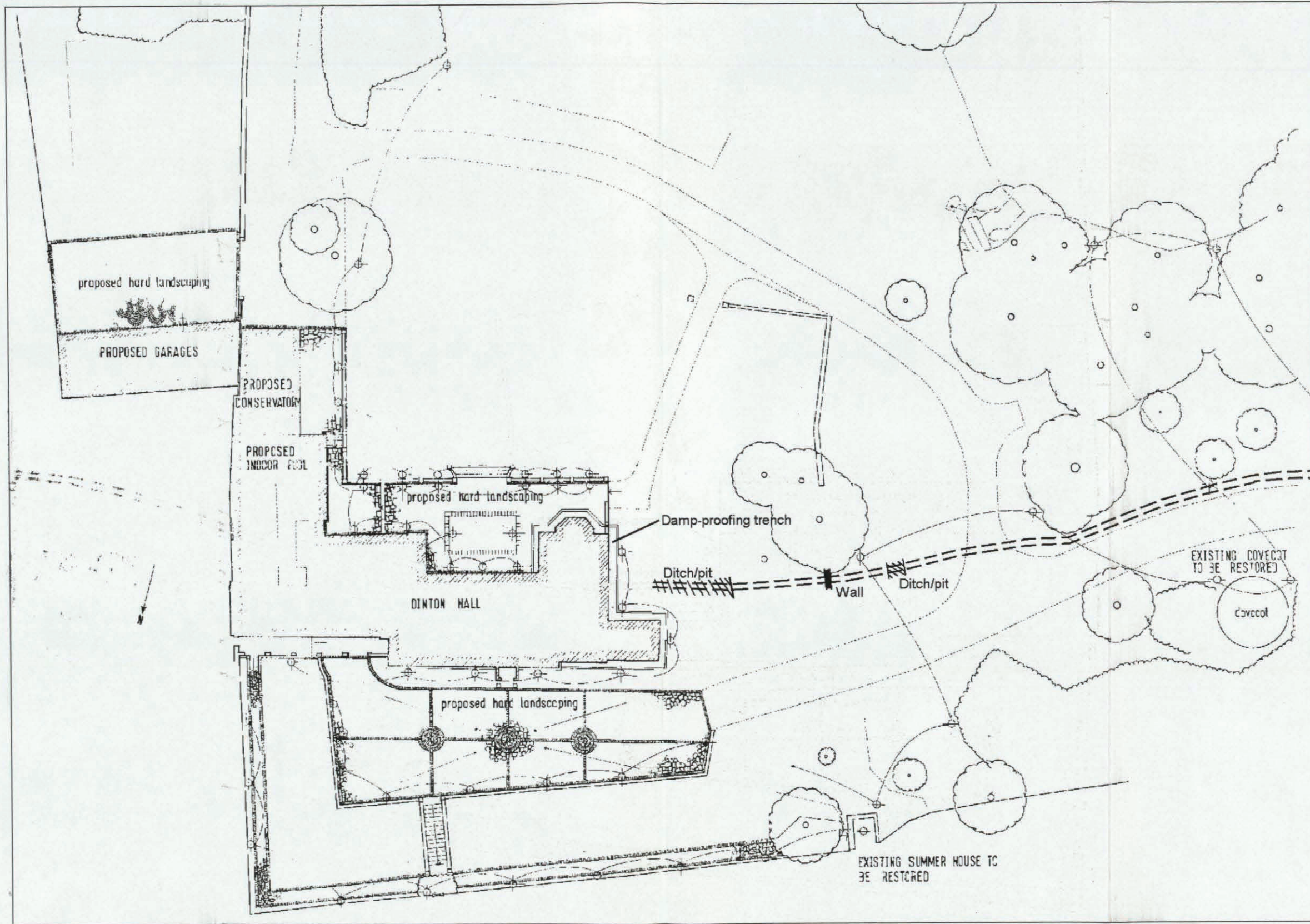


Figure 8: The Hall and surrounding gardens (scale 1:500)

6 Conclusions

- 6.1 No archaeological sites or finds of prehistoric, Roman or Saxon date have been found within the assessment area at Dinton. Given the nature, scale and extent of the remaining works connected with the refurbishment of the Hall and grounds, it seems unlikely that evidence for these periods will be encountered.
- 6.2 There is evidence to suggest that the present Dinton Hall stands on the site of an earlier manor house, presumably of medieval date. The exact location of this evidence beneath the present house could not be ascertained. As the installation of concrete floor bases incorporating damp-proof membranes within the house has already been completed, and no other excavation within the house is proposed, it seems unlikely that further evidence of earlier structures is likely to be revealed.
- 6.3 No evidence has been found to support the claim in the brief that the 17th-century walled garden contains evidence of medieval occupation relating to the village. Disturbance caused by the refurbishment in this area has been limited to clearance followed by surface landscaping, so even if archaeology was present in this area, it is unlikely that it would have been significantly disturbed.
- 6.4 Although at first sight Dinton Hall appears to be a good, relatively original example of a late 16th to 17th-century house, there is ample evidence from the 'Occurrences' manuscript to show that it has undergone many changes during the 18th and 19th centuries. Stone mullioned windows were replaced with sashes, which were subsequently replaced with reproduction mullioned windows in artificial stone. Many of the chimneys are later additions, built in the same style as earlier ones. Areas of external wall were refaced in a similar style to the original. Much of the interior was of 19th-century date prior to the present refurbishment, incorporating materials from earlier periods, possibly not in their original locations.
- 6.5 In the gardens there have also been significant changes to the landscape before the present refurbishment. On the north side of the house, levels were reduced by 4 to 5½ feet (1.2 – 1.65m) in the late 19th century. Inevitably, this would have removed any evidence for earlier activity that was present in that area. The material from this operation was used to level up the line of the present northern drive: the change in levels is visible on the south side of the drive. From early photographs, the gardens to the south of the house appear to have been mainly grass. The presence of the stone-revetted ha-ha suggests that the area has been terraced, probably in the 17th century.
- 6.6 To the west of the house there is good evidence for earlier buildings, namely the stables and coach house, demolished in the 19th century prior to the creation of the drive. From the section of wall footing located (para. 5.3.6, b) it is evident that these structures were very thoroughly dismantled, the materials presumably being re-used elsewhere.
- 6.7 The refurbishment works that remain to be started at Dinton Hall appear to be of potentially low archaeological impact. It is presumed that the terrace area will be built up to some extent: disturbances in this area will be connected with the footings for the

terrace wall, and the creation of the fish pond. Installation of outdoor lighting will require a considerable length of trenching, but such trenches are normally narrow and shallow, causing little disturbance and being difficult and uninformative to monitor. No details are available yet for reinstating the gardens, but such work is unlikely to involve significant earthmoving.

7 Acknowledgements

The writers are grateful to Richard van Bergen for commissioning and funding this assessment. Thanks are also due to the architect, Milan Varmuza, and the contractors, for their willing assistance and interest. The assistance of staff at the County Archaeological Service, the County Records Office, and Milton Keynes Library is also acknowledged. This report was written by Bob Zeepvat and Nicola King, who also undertook the historical and archaeological research. The watching brief was carried out by Bob Zeepvat, David Fell and Nigel Wilson.

8 References

The following reference works were consulted in the course of this assessment:

- Farley M 1991 'Archaeological Notes From Buckinghamshire County Museum', *Records of Buckinghamshire*, **33**, 148-153.
- Lipscomb G 1847 *The History and Antiquities of the County of Buckingham II* (London).
- Lowndes, C 1870 'Dinton Hall and Church', *Records of Buckinghamshire* **4**, 97-105.
- Mawer A & Stenton F M 1925 *The Place-Names of Buckinghamshire* (Cambridge).
- Morris J (ed.) 1978 *Domesday Book. Buckinghamshire* (Chichester).
- Page W (ed.) 1927 *The Victoria History for the Counties of England. Buckinghamshire 2* (London).
- Pevsner N, Williamson E, Brandwood G 1994 *The Buildings of England. Buckinghamshire* (London).
- RCHM(E) 1912 *An Inventory of the Historical Monuments in Buckinghamshire I* (London).
- Sheahan J J 1862 *History and Topography of Buckinghamshire*. reprinted 1971 (London).
- Zeevat B 2000 *A Project Design for An Archaeological Assessment: Dinton Hall, Dinton, Buckinghamshire*. Ref. ASC/M/DHD00/1.

9 Cartographic Sources

The following maps and plans were consulted in the course of this assessment:

Date	Reference	Description
1803	CRO IR/63 A.R	Inclousure award map
1885	6" OS	1 st edition
1920	6" OS	2 nd edition
1922	6" OS	3 rd edition

10 Aerial Photographs

The following photographs were examined in the course of this assessment:

Identification	Date	Type (O/V)	Description/comments
A14/4/16A-17A	1/8/1989	O	North facing, possible parch marks leading S from oriel window in SW side. Ditch in field to S showing very clearly.
A14/4/15A & 18A	1/8/1989	O	18A shows possible parch mark again. Ditch in field to S also very clear.

11 Other Sources

A The 'Occurrences' manuscript held by BCC SMR

Year	'Occurrence' – Moat and pond related
1753	Removed the bank to the other side of the Biggin Pond
1757	Filled up the bog in the orchard and planted it. Made a pond in the orchard. Made the head of the short moat.
1765	Emptied the short moat and found the head of a spear.
1766	Dug a pond in Farm Close and sowed it with grass seed.
1789	Firmed and deepened the little pond in the Wilderness
1790	Put in a new waste pipe to the Horse Pond and raised the water 16 inches Laid a new waste pipe to the Stone Pond and raised the water 18 inches Laid a new waste pipe to the Upper Moat, repaired the banks, widened the water and raised it 15 inches Repaired the sluices of the Stone Pond and Upper Moat.
1791	Repaired the banks of the Lower Moat Altered the gates at Long Close, made a stone wall... and took in the pond at the bottom of the kitchen garden
1792	Raised the Lower Moat and new waste pipes.
1805	Formed the pond at Watkins.
1806	New Waste pipe to the Horse Pond
1831	Totally renewed the wall, sluice and pipe to the Stone Pond
1837	Farmed the Upper Moat, new wall at the bottoms of the Upper and Lower Moats
1853	Made rustic gate and mounds going into Wilderness. Put sand on Ivy Walk. Lopped ivy trees, threw all into little pond by Calf's Close as drainage.
1854	The mud in what was the old Horse Pond was found to be 7 or 8 feet deep. Disposed of it by filling up Little Pond and raising the banks all round.
1855	Made Lime Kiln by Ivy Pond. Also having partially let down the Ivy Pond, took out all over it the Upper Stratum of Stone, deepening the Pond by say 10 inches.
1887	Let off the water and cleaned out the Ivy Pond and filling up the Stone Pond with the mud, laying a 6" pipe from the sluice of the Ivy Pond to the corner of the Upper Moat towards Calves Close, raised water in pond about 4" and made out-flow at SE corner running into Upper Moat.
1889	Cut down the steep high bank on S side of the upper moat Cleaned Upper Moat, put mud into Lower Moat and made a drain from old mouth of moat to Ditch. Levelled the high banks of the Lower Moat and took off several mounds from the Calves Close near the Upper moat, putting all the stuff over the mud to help fill up the Lower Moat.
1890	Took down the old mud wall between the Wilderness and Calves Close; put it into the Lower Moat

Year	'Occurrence' – House and garden related
1757	Began the road behind the house.
1788	Began the first Serpentine Walk from the great gates in the Wilderness. <i>(This was formerly the orchard, but had for years been so neglected that it was become an impenetrable thicket).</i>
1789	Began laying out and planting the pleasure garden Repaired the roof of the house thoroughly Made a wall between the Farm Yard and Wilderness to the West of the Farm Yard New sashed and fitted up the Library Bed Chamber
1790	Made new gates to the Wilderness from Long Close and the Farm Yard New sashed and repaired the best great Bed Chamber Built a new wall between the Wilderness and Farm Yard on the S of the Farm Yard
1791	Made a new door from the Wilderness onto Calvis Close New sashed and repaired the Little Parlour Made a new swing gate from Long Close to the Farm Filled up the ruined bath in the Wilderness, made a walk over it round by the Cow House.
1792	New floored and sashed and totally took down the wainscott of the brown parlour and repaired it Raised the west end of the Pleasure Garden Wall to the Summer House next the road
1793	Lowered the Court gradually from the House 1 foot, took down the nailed fence, enlarged the court from the wall to Hanger... <i>(In lowering the ground, the foundation of a wall was discovered extending from the corner of the drawing room to the little parlour)</i> Raised NE corner of Kitchen Garden Wall New sashed the dressing and powdering rooms Repaired and straightened the Wilderness Wall
1794	New Gravel'd the Court and Pleasure Garden New sashed the East room and Closet, raised the doors etc ...
1795	Fitted up the little Back Bed Chamber. Closet, new window work, marble hearths, chimney piece.
1804	New roofed the offices except the Chaise Chamber. Pulled down the Laundry Chimney and new roofed it, plaisted the inside. Began pulling down the drawing room. In new roofing the offices, discovered a private door in the chimney of the Maids Room, leading to a space between the ceilings and roofs, which was lined with blankets. This was probably the place where Mayne concealed himself upon the Restoration before he surrendered himself. One entrance to this hiding place was through an elevated cupboard upon the Maids Stair Case, the other in the Chimney of the Maids Bed Chamber.
1805	Cont. repairing the Drawing Room, repaired the East Wall, levelled the windows, totally new flooring etc., to the ceiling and new latted, stuccoed and wainscot it. Disc. The drawing room wall apparently 4 ft thick to be only a case. The drawing room and cellar underneath were originally one room, probably a chapel, as 2 gothic windows were discovered. Intersected by the floor and reaching into both rooms. These were only cased on each side and another old fashioned window, apparently about the time of James placed between them. 2 more similar opened at that time in the S front. The room opening only in to the inner Court inclosed by a wall from wing to wing. The foundation of which was discovered in 1793.
1806	New pump to Kitchen Garden Completed fitting up the Drawing room
1808	New sashed and painted the library
1809	New roofed the front centre of the Hall New built the Petit Refitted the library, bedroom and painted HD and the hall. <i>(There had been a fire in the library.)</i>
1815	Rebuilt the alcove in the Pleasure Garden
1824	Fitted up the Tapestry Attic
1826	New Gates to the Court and Wilderness from Long Close and Door from Wood Yard to Court
1836	A new pump at the house
1849	New frames for Drawing Room windows. New pipe to kitchen range, much painting and whitewashing below stairs and offices, opened window back of best room and new-floored passage to servants room and plate closet.
1850	Tiling over scullery pantries all repaired, two windows toward Church Yard bricked up. New sashed in dining-room and dressing room.

Year	'Occurrence' – House and garden related
1855	Commenced preparations for restoring the Hall by putting Skylight in and dividing the Hay Loft for Carpenters Shops etc.
1856	Restoration of home going on
1857	Restoration of home finished
1868	Continued the course of Restoration
1886	Made lawn tennis ground in Milking Plat in front of the House, about 50 yards square – had to move the road from Stables towards the Kitchen Garden nearer the sunk fence of the court – put in glazed pipes under the S T ground from the Cesspools instead of the old Stone Drain. Found the foundation of an old Stone Wall in line with the Southern Kitchen Garden Wall running across towards the Wilderness. Took down the old Stone wall from the Coach House along the East side of Ivy Pond to Wilderness Gate and removed Gate.
1887	Removed pigstyes and took down wall between the orchard and wilderness
1888	Made opening between drawing room and library throwing the 2 rooms into 1, repaper, etc. Cut down and grubbed the hedge between the Milking Plat and Long Close, began making an ornamental mound to hide the footpath.
1890	Pulled down the old stables and coaches houses which were in a very bad state and full of rats and rebuilt the new stables and coachman's house etc between the road to ford and Vicarage Garden. Made great alterations in the Servants end of the Hall. Converted the old Brew house and Bake House into Kitchen and scullery and made housekeeper's room, Servants' hall and butler's pantry and a passage from the kitchen etc. Altered the arrangements of the servants bedrooms, built out a downstairs w.c. and lavatory, outdoor w.c. on ground floor and wc and bathroom over, also a servants wc and washing place at east end over cloisters. Dug out garden at north of house from 4 to 5 and a half feet to make new entrance at north door. Lowered the door adding on to the porch to allow for the three steps outside and the three steps inside the house to be taken away. The earth excavated made up the drive between the old stable road and new entrance beyond pigeon house. Made a foundation for drive of about 9 inches of broken stone from old stables and walls ...
1891	Completed alterations to house and stables, also completed digging out drive on north of house. Pulled down old wall and offices between back yard and the court from the old Acacia to the pillar, enc. New offices and putting up a new wall with the old materials about 24 feet further east.
1892	Laid out the court and garden on a different system put margin of turf under the houses on the south side, turfed up the old drive and made the new walks straight and regular, turfed over some of the old beds and enlarged other made them better shapes. Took away iron fence and a gate across drive between alcove and old stable wall – iron fence with rabbit netting instead. Took away the remainder of the old wall from road to drive west of pigeon house leaving corner for favourite animals cemetery. Turfed six foot walk through the jungle west and north of pigeon house, making archery and steps up to the mount by the alcove.

B Misc Documents held by the Bucks CRO

Reference	Date	Description
D63 5/1-32	1918-1926	Estate records
D63 6/1-5	1918-1926	Maps & plans
D63 5/30	1920	Particulars of Dinton Hall and grounds for letting
D63 5/30A	1920	Dinton Hall sale particulars
D63 6/3	1921	Plan of Hall and grounds for lease to Col Stuart Hay
D63 5/31	1928	Sale particulars, excluding house
PHX/10/CC 405	-	Various negatives of Dinton: no closeups of house
PHX 214/1 Box 1	1912-1913	RCHM survey photos, including many not used in volume
BH CXXIX-B	-	Photo of south side of Dinton Hall
BH CXXIX-C	-	Photo of south side of Dinton Hall

12 Published Descriptions of Dinton Hall

The first published description of this property was that of Lipscomb (1847, 153):

“The Mansion of the Maynes and Vanhattens, contiguous to the Church-yard on the west, stands on the site of a still more ancient building; and some portions of the present house are of the age of King James I partly modernized at different periods by successive possessors. The south front, into which sashed windows were introduced by Sir John Vanhattem, and the offices on the east side of the house, retain but little of the original style, excepting in the mullioned windows, and heavy stacks of angular chimnies crowded on the roof. The north front, opening into a small court, lately converted into a garden, having a terrace-walk on its northern verge close to a high wall, which excludes the building from view, and the entrance on that side is by a descent of several steps into the house. The apartments have undergone various alterations in their arrangement, and many portions of the building have been demolished. ... There is nothing particularly worthy of minute description in the building, after mentioning the peculiar cluster of angular chimnies, which at once encumber the roof and evince the strength of the original walls and foundations.”

The RCHM survey published in 1912 describes the structure of the house, but does not probe far into its origins.

“The *House* is of three storeys, with brick walls; the dressings are of stone and cement; the roofs are tiled. It was built mainly in the second half of the 16th century, but part of the W. side, including the N.W. wing, is probably of earlier date; the whole house has been much restored, and the third storey of the main part, and an E. extension are additions made in the 19th century. ... In the W. wall of the *cellar* under the saloon, is a curious arrangement of stone corbelling apparently of early date, perhaps 14th century, and probably a support for a fireplace which has disappeared...” (RCHM 1912, 125-6)

The Victoria County History published in 1927 elaborates on the origins of the Hall and some of the features within it.

“The Hall, said to have been built by Archbishop Warham *c.*1500, has been much modernized, but shows a few traces of work as early as the 14th century, though the main part of the building appears to be of 17th century date. In the cellars, under the present drawing-room, is a curious structure apparently designed to support a projecting fireplace above..., and constructed of arched ribs of stone stiffened by horizontal slabs, and springing from corbels carved with the masks characteristic of 13th and 14th century Gothic work. ... It is possible that there were at one time wings extending northwards at either end of the existing house, which runs east and west, and is entered from the north. The north face has been much restored in modern times and little or none of the old masonry, whether stone or brick, remains. ... The south front was largely rebuilt in the 18th century, a contemporary drawing showing it fitted with sash windows. In comparatively recent times, however, this front was restored to what must have been approximately, its original condition, with stone mullioned casements.” (Page 1927 271-2)

Pevsner is more circumspect about the origins of the Hall and the dates of some of its phases.

“The early building history is obscure. The core seems to be of *c.* 1500 and to have been built for Archbishop Warham † 1532, but what appears to be C16 and C17 has been much confused by the alterations made 1789-1891 by the Rev. W Goodall and subsequently by J J Goodall. W Goodall gradually sashed and refitted all the main rooms (1789-1825). Restoration of the house (details unknown) was carried out by J J Goodall in 1855-7 and more work was done in 1888-91, especially on the E service end. How much of what we see is

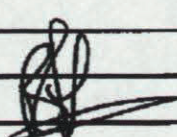
Victorian is debatable. ... The N FRONT is puzzling. The brickwork looks mostly late C16 or early C17, but many of the details are unconvincing for that date. ... The S FRONT, which was sashed by W Goodall, must have received its replacement cross-windows in 1855-7, when it was also probably refaced. Some rainwater heads are dated 1857. In the basement of this wing is a very curious stone support ... The whole piece has been attributed to the C14, but may well be of Warham's time." Pevsner 1994, 278-9).

The earliest published reference to the dovecote is Eland (1923, 92)

"A circular dove-cot built of stone rubble with walls 3ft thick. The internal diameter is 18ft -- 4in. There is a S window and a lantern at the top of the tiled roof. There are 300 cotes, square-mouthed and with a tile in each for an alighting ledge. The potence is in fair working order and the dove-cot was in active use until 9 years ago. It has every appearance of belonging to the late 16th or early 17th C."

13 Monitoring Sheets

A.S.C. LTD **ARCHAEOLOGICAL FIELD MONITORING RECORD**

Project Name: DINTON HALL		Project Code: DH00	Date of visit: 6/9/2000
Location: DINTON, BUCKS			
Client/Developer: RICHARD VAN BALEN			
Architect:			
Site Manager/ Farmer: FARMER MIKE.		Phone: 01296 74753+	
Development Type:			
Foundations	Services <input checked="" type="checkbox"/>	Roads	Levelling
			Quarrying
			Pipelines
			Other (specify):
Site & weather conditions: OVERCAST - RAIN PRIOR TO VISIT.			
Observations:			
SERVICE TRENCH FROM c.5m WEST OF HOUSE, ALONG DRIVEWAY TOWARDS NW GATE. 0.8-0.9m deep, 0.4 wide.			
TOPSOIL 0-0.2m, ^{LIGHT} YELLOW-BROWN SOIL, LOOSE, + ODD FRAGS			
BLK 0.2-0.5m. 0.5m + CHALK.			
① ? DITCH, AT LEAST 5m WIDE, MARKED N-S, 1.2m DEEP			
LOWER FILL ORANGE GRANULATED SOIL, BELOW LIGHT/MED. BROWN			
SOIL 0.6m THICK, BELOW TOPSOIL/TURF. CUT BY MOD. DRAW.			
② NORTHWARD CONTINUATION OF GARDEN WALL FOOTINGS			
ON CHALK (0.6m BGL). Limestone, coursed, 0.5m wide.			
③ c.5m WEST OF GARDEN WALL, TRENCH CUTS THROUGH			
PIT/DITCH (MORE LIKELY LATTER) 1.7m wide, 0.9m deep,			
Comments: SLOPING SIDES, FILLED WITH LIGHT BROWN LOOSE			
SOIL (SUBSOIL). NO FINDS.			
Completed by: 			



A.S.C. LTD

ARCHAEOLOGICAL FIELD MONITORING RECORD

Project Name: DINTON HALL	Project Code:	Date of visit: 8/9/00
-------------------------------------	---------------	---------------------------------

Location:

Client/Developer

Architect:

Site Manager/ Farmer:	Phone:
--------------------------	--------

Development Type:						
Foundations	Services	Roads	Levelling	Quarrying	Pipelines	Other (specify):

Site & weather conditions:
Wet, overcast - but fairly good visibility in trench.

Observations:

Continuation of watching brief, as yesterday. All depths and dimensions the same.

Little or no additional cutting along the drive.

Meeting with farmer: Will continue to cut along drive

to the gate from Monday estimate 3-4 days. We will do visits Mon - about 6 o'clock.

Comments:

Completed by: **DF**



A.S.C. LTD

ARCHAEOLOGICAL FIELD MONITORING RECORD

Project Name: DINTON HALL	Project Code: DHDOO	Date of visit: 14/9/00
----------------------------------	----------------------------	-------------------------------

Location: **DINTON**

Client/Developer

Architect:

Site Manager/ Farmer:	Phone:
--------------------------	--------

Development Type:						
Foundations	Services <input checked="" type="checkbox"/>	Roads	Levelling	Quarrying	Pipelines	Other (specify):

Site & weather conditions:
DRY

Observations:

1 Long trench beside the main drive, running from the gate. About 0.8m wide x 0.5 m deep. Much brick hardcore/rubble in first 7.5m from the gate then clay below topsoil. Yellowish brown natural clay

2 Trenches across the drive, hard core base, get drive. then clear. No features.

Comments: **No evidence of earlier buildings away from the site of the present house.**

Completed by: **N S Wilson**