

## THE B.H.S. BREWING INDUSTRY SURVEY: METHODOLOGY AND ANALYSIS

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### Introduction

The Brewery History Society's Brewing Industry Survey originated from a series of discussions that took place with English Heritage (E.H.) beginning in 2003. A project outline, concerned with producing a strategy for conserving the buildings, processes and archives of the brewing industry, was eventually submitted to E.H. and was granted funding. The project went ahead in summer 2007. The B.H.S. project team comprised Jeff Sechiari, Ray Anderson, Ken Smith and Mike Bone, with Lynn Pearson as project consultant.

### Project Aims

The survey had four major aims:

1) To produce a comprehensive list of historic brewing industry buildings, identifying any plant of particular interest. This included both currently operating and former brewing sites.

2) To provide up to date information on all currently operating pre-1940 breweries. A brewery was defined as an operating pre-1940 brewery if it either operated on a given site before 1940 and continued to operate on that site at the time of the survey, or used significant equipment manufactured before 1940.

3) To give guidance on the deposition of brewing industry archives, and suggest a strategy for dealing with archival problems resulting from plant closures.

4) The Brewing Industry: Strategy for the Historic Industrial Environment report (S.H.I.E.R.). This is a national assessment of the industry, in the format required by E.H., which characterises the industry and

assesses the significance of surviving operating breweries and of other historic brewing buildings.

In brief, these four aims can be summarised as creating a buildings database, reporting on operating breweries and on archives, and producing the S.H.I.E.R.

### Methodology

The project activities fell into three phases: an initial assessment carried out by the consultant (July-August 2007), followed by a second phase involving B.H.S. members (September 2007-March 2009), and the final phase in which the findings from members were collated and reports produced by the consultant (April-September 2009).

In the first phase, an initial list of all historic brewing buildings was compiled, following a trawl of information sources including E.H. lists of buildings of special architectural and historic interest (Listed Buildings System, L.B.S.), the B.H.S. county surveys, annual gazetteers published by the Association for Industrial Archaeology (A.I.A.) and the *Buildings of England* series.<sup>1</sup> This initial list focussed strongly on brewery sites but also included buildings such as stables, bottling stores and offices which might be found away from breweries themselves (Fig. 1). The list was divided into geographical sections corresponding to the 48 'ceremonial counties' used by E.H. and stored on computer as a Microsoft Access database (the B.H.S. Breweries Database). When the initial list was complete, reports on each county were provided to the project team. These noted the locations of brewing industry buildings in



*Figure 1. Detail of the former G. & T. Spencer's Brewery Stores (1884) at 25 Silver Street, Bradford-on-Avon, Wiltshire. Unusually for a brewery building, it was described and illustrated in a contemporary architectural journal, The Architect of 12 April 1884.*

each county, and as much information on them as was available.

For the second phase, the project team asked members of the B.H.S with suitable expertise on particular areas of the country to expand on these county reports, adding (and correcting) information on buildings, plant and archives. The response of B.H.S. members when asked to become involved in the project was excellent. A substantial quantity of relevant written and photographic material was produced by members in this 18 month period, mostly in digital form, and this has been stored on disk as part of the project's archive. The project team and consultant worked together to ensure that coverage of the whole country was reasonably thorough. Although the project was largely intended as a desk study, it is clear that many members undertook much fieldwork, for which the project team was very grateful. In addition, where particularly complex sites merited

further investigation, the consultant also made occasional field trips, and liaised with organisations such as the A.I.A.

During the second phase of the project a specialist seminar was held on 11 July 2008 at E.H. in Swindon, where a group of invited experts discussed progress with the project team, advised on strategies for dealing with operating brewing sites, equipment and archival material, and looked at the expected outputs from the project.

In spring 2009 the final phase began, with the consultant pulling together the information gathered by B.H.S. members, integrating it into the breweries database, analysing the data, and producing three written reports. These were presented as drafts (in pdf format) to E.H. in September 2009 and finalised in February 2010.

## Project outputs

### 1) *B.H.S. Breweries Database*

This digital resource provides a comprehensive annotated list of historic brewing industry buildings as at February 2010, to be used and updated by the B.H.S.

### 2) *Gazetteer of operating pre-1940 breweries in England*

The illustrated gazetteer (text by Lynn Pearson and Ray Anderson) summarises the history of each remaining historic brewery, describes in more detail the buildings and any notable equipment present, gives published references and the location of related archive material. It includes appendices on major operating post-1940 breweries, and on operating microbreweries occupying pre-1940 brewery premises.

### 3) *The Brewing Industry: Archive Report*

The report (text by Lynn Pearson) gives guidance on the deposition of brewing industry archives, and suggests a strategy for dealing with archival problems resulting from plant closures. It takes account of depositions which have taken place since the publication of the guide to the records of the brewing industry, particularly the new locations of former Whitbread Archive material.<sup>2</sup> The report summarises the location of major archives and explores avenues to provide a secure future for photographic, drawn and other archives of the industry.

### 4) *The Brewing Industry S.H.I.E.R.*

The report (text by Lynn Pearson) comprises three parts:

#### a) Understanding the resource

An outline history of the English brewing industry, including an estimate of the number and scale of original sites. This is followed by a discussion of the brewing process and plant, and the development of the Victorian brewery.

#### b) A list of historic brewing buildings

An illustrated gazetteer of existing historic brewery buildings, by county, derived from the breweries database.

#### c) Proposed strategy for managing the resource

Includes a discussion of designation (listing), with analysis of the present national and county position, and a framework for site assessment. This illustrates significant features of brewery buildings, plant and sites. Finally there is some consideration of management and conservation issues.

The three reports were first publicly presented at the conference *The Last Drop: England's Surviving Brewery Heritage*, organised by the Brewery History Society with English Heritage, on 12 March 2011 at the National Brewery Centre, Burton upon Trent. The S.H.I.E.R. was amended at the request of E.H. in early March 2011 to exclude items considered confidential. Three documents - operating pre-1940 breweries, archives and the S.H.I.E.R. - are now available as pdf downloads from the E.H. website ([www.english-heritage.org.uk/professional/research/buildings/historic-breweries/](http://www.english-heritage.org.uk/professional/research/buildings/historic-breweries/)).

## Analysing the Results

A total of 897 sites were located, but of these, 66 were country house or similar breweries, for instance the Royal William naval brewhouse in Plymouth. In terms of the national portfolio of preserved sites, major country house breweries are particularly important as these are often locations where visitors may see brewing equipment in the course of their visit, for instance in the former brewhouse, now tea room, at the National Trust property Knole, near Sevenoaks (Kent). Country house breweries also form a significant part of the historical context of industrial-scale brewing. However, as the project was focussed on the industry's buildings, the inclusion of country house breweries in the numerical analysis would have been misleading, due to their overwhelmingly listed status. Thus they were included in county gazetteer entries, but omitted from the overall analysis, along with the seven (as at September 2009) operating post-1940 major breweries which occupied completely modern sites. This left a total of 824 sites.

These 824 sites may be classified by designation status and E.H. region (see Table 1).<sup>3</sup> Overall, 48% of sites are listed, the vast majority at grade II (Fig. 2). In fact 96% of the 397 listed sites are grade II. Total numbers of sites in the nine regions range from 21 in the North East to 175 in the South East; in addition, the North East has the highest percentage (71%) of its sites listed, and the North West the lowest (34%).

The survey found 43 major operating pre-1940 breweries, excluding those now in use only to house modern microbreweries. There were also four pre-1940 operating pub brewhouses and one pre-1940

Region	I	II*	II	unlisted	total sites	% sites listed
East of England	0	1	71	80	152	47
East Midlands	0	2	16	34	52	35
London	0	3	35	17	55	69
North East	0	0	15	6	21	71
North West	0	0	19	37	56	34
South East	0	6	78	91	175	48
South West	0	2	74	82	158	48
West Midlands	0	1	44	37	82	55
Yorkshire	0	0	30	43	73	41
Totals	0	15	382	427	824	48

Table 1. Designation status of brewery industry buildings by region.

operating brewery now producing fruit beers, thus there is a grand total of 48 pre-1940 operating sites. 16 of the 43 major operating sites are listed: 15 grade II and one grade II\*, Harvey's Bridge Wharf Brewery, Lewes, East Sussex (listed in 1985). In all, there are 15 grade II\* brewery industry buildings, including one operating brewery (Harvey's), one brewery listed when operational but now ceased (Young's) and one former brewery (Anglo-Bavarian, listed in 1984). There are two former pub brewhouses, one sculpture and nine former brewery houses/offices (Fig. 3).



Figure 2. One of the grade II listed sites is the former office building of Nottingham's Home Brewery, which was completed in the early 1950s. This detail shows a cast iron relief panel by the Nottingham architectural sculptor Charles Doman (1884-1944), made by the Lion Foundry at Kirkinilloch.

A few sites were found where listed breweries had been demolished, including Shaw's Leigh Brewery, which was the largest brewery in Leigh, Greater Manchester. It was built soon after 1900 and was an early example of a steel-framed structure. The brewery was listed grade II in 1988 but has recently been demolished. There were also a few mis-identified photographs on the Images of England website ([www.imagesofengland.org.uk](http://www.imagesofengland.org.uk)), including the photograph of the Market Tavern on Walsall's High Street, named as Highgate Brewery (grade II, LBS 219143). The pub still bears large-scale lettering reading 'Highgate Brewery Stores'.

The 824 brewery industry sites in the database ranged from small single buildings to substantial sites comprising several large buildings. In order to understand the impact of the industry's buildings on the townscape, an estimated count was made of breweries which were significant sites in terms of the number and size of their buildings. Information from the database suggested that over 60 of the remaining large-scale brewery sites retained their brewhouses (see Table 2). Adding this figure to the 44 pre-1940 operating breweries, it appears that the total number of surviving large-scale brewhouses, former and operating, is a little over 100. The North East has the fewest brewhouses - only the still-operational Camerons Lion Brewery at Hartlepool - while the North West and South West both have 20 or more surviving brewhouses.



*Figure 3. The Coade stone lion (1837) originally decorated the river frontage of Lambeth's Lion Brewery (demolished 1949). Now listed grade II\*, it stands at the east end of Westminster Bridge in Lambeth.*

Of the 63 large-scale surviving former brewhouses, almost all are now converted to other uses, while 30 have listed status. Four of the unlisted brewhouses are of particular interest as they are at more or less intact integrated sites (those with a brewhouse, maltings and other related buildings at a single location); all lie within conservation areas. These are:

Hardys & Hansons Kimberley Brewery, Kimberley, Nottinghamshire (Kimberley Conservation Area; the maltings was listed grade II in November 2008 but the brewhouse was refused listing) (Fig. 4)

Shipstone's Star Brewery, Nottingham, Nottinghamshire (Star Buildings Conservation Area) (Fig. 5)

Hancock's Wiveliscombe Brewery, Wiveliscombe, Somerset (Wiveliscombe Conservation Area)

Darley's Brewery, Thorne, South Yorkshire (Thorne Central Conservation Area)

### **Surviving historic brewing equipment**

Several 19<sup>th</sup> century coppers survive at operating breweries, although mostly not in normal use. At Wadworth's Northgate Brewery, Devizes (Wiltshire), the 1885 open copper was taken out of regular service in 2009, although it will still be used for seasonal brews. The 1893 copper at the St. Austell Brewery (Cornwall) is still in situ but not in use. The original 1899 copper at Hall & Woodhouse's Badger Brewery, Blandford St. Mary (Dorset), still appears to be in regular use, although the firm plans to build a new brewery. At Bateman's Salem Bridge Brewery, Wainfleet (Lincolnshire) the 1923 riveted concave-bottom copper is in use for seasonal brews only. The Sarah Hughes Brewery, Dudley (West Midlands) uses an open-topped copper dating from around 1930. A copper brewing vessel dating from before 1746 survives at the Cliff Quay Brewery in Ipswich (Suffolk), part of which is

<b>Region</b>	<b>Former brewhouses</b>	<b>Operating brewhouses</b>	<b>Total brewhouses surviving</b>
East	9	4	13
East Midlands	7	2	9
London	6	2	8
North East	0	1	1
North West	10	10	20
South East	8	4	12
South West	15	6	21
West Midlands	3	7	10
Yorkshire	5	8	13
Totals	63	44	107

*Table 2. Former and operating surviving major sites with brewhouses by region.*

currently being used by a microbrewery. The copper is amongst several items of older but now unused remaining kit.

The oldest mash tun in regular use is at Melbourn Brothers All Saints Brewery in Stamford (Lincolnshire); the 1876 mash tun is used in the production of fruit beers. At the St Austell Brewery, a mash vessel dating from 1893 is still in use for infusion of cone hops in hot water to produce ‘hop tea’ (not its original purpose), while their 1913 mash tun is still in normal brewing use. Bateman’s 1898 mash tun is used only for seasonal brews. The 1914 mash tun at Hall & Woodhouse is in regular use, as are the two mash tuns made of gunmetal and English oak at the Shepherd Neame Brewery, Faversham (Kent); they date from 1914 and 1916.

As to other equipment, Elgood’s North Brink Brewery, Wisbech (Cambridgeshire) has what is believed to be the hop back from the 1795 brewery, as well as (dis-used) open copper wort cooling trays, a grist case (1910) and a Steel’s masher (1910). The St Austell Brewery still uses its 1887 malt mill, and Hall & Woodhouse have a Steel’s masher dating from around 1900 in normal use. The White Shield Brewery, Burton upon Trent (Staffordshire) has two rarely used copper fermenting vessels of 1853 vintage. The Highgate Brewery, Walsall (West Midlands) retains many traditional vessels including hot liquor tanks (1930s), malt

hopper (1920), malt screen (1899), and fermenting vessels (1905-62). The Hook Norton Brewery (Oxfordshire) is rich in older equipment, much of which is on display in the brewery’s own museum. Their 1899 steam engine is still in daily use, as are the original water pumps. There is also a Steel’s masher of around 1900.

### **Recommendations**

Nearly half the known historic brewing industry sites are already listed, and many more lie within conservation areas. Overall, 96% of the listed sites have grade II status and 4% have grade II\* status. There are no grade I listed brewery sites, although there appears to be no reason why a brewing industry site should not be able to meet the basic grade I criteria as being ‘of exceptional interest, sometimes considered to be internationally important’. For comparison, in the national building stock 92% of all listed buildings are grade II, 5.5% grade II\* and 2.5% grade I. Two recommendations were made in respect of consideration for upgrading already listed and currently operating integrated brewery complexes:

1) Hook Norton Brewery, Hook Norton, Oxfordshire  
The brewery was established around 1850 and is listed grade II in four sections: brewhouse (LBS 244021), stables, offices and malthouse. The classic six-storey brewhouse tower was built in 1898-9 and designed by



*Figure 4. Hardy's & Hansons Kimberley Brewery, acquired by Greene King in 2006; brewing ceased in the same year. The majority of this significant site lies within Kimberley Conservation Area, and the 1861 maltings was listed grade II in November 2008.*



*Figure 5. Shipstone's Star Brewery (1900) in Nottingham, designed by William Bradford, closed in 1990 and continues in use as a business centre and auction rooms. It lies inside the Star Buildings Conservation Area.*



*Figure 6. The Old Brewery in Lancaster is an unusual example of a brewhouse and associated buildings surviving on a town centre site. The Old Brewery belonged to Yates & Jackson until 1984, when it was acquired by Mitchell's; brewing ceased in 1999.*



*Figure 7. The residential development Burton Village, built from 2006 in Burton upon Trent, includes the former Everard's Brewery (1881), later the Heritage Brewery. The main brewing tower and chimney were retained, while a copper occupies centre stage.*

William Bradford; it is a typical example of his ornate decorative style. Given the almost unchanged nature of the brewhouse, making it unique amongst surviving English breweries, it was suggested that serious consideration be given to raising its status to grade I. It would appear to be at least on a par with what is at present the only grade II\* listed operational brewhouse, at Harvey's Bridge Wharf Brewery in Lewes, East Sussex.

2) Palmers Old Brewery, Bridport, Dorset  
The brewery is listed grade II in four sections, and perhaps the Old Brewery itself (LBS 403409) merits a higher (II\*) grading. It still contains old equipment including a waterwheel, made by Helyear's Bridport foundry in 1879, and a vertical steam engine.

Eight recommendations were made as to buildings which could be considered for listing according to current guidelines:

- 1) St. Austell Brewery, Trevarthian Road, St Austell, Cornwall
- 2) Stag Brewery, Lower Richmond Road, Mortlake: 1903 malt house and 1869 building on Mortlake High Street boundary; Richmond upon Thames, Greater London
- 3) Lees Greengate Brewery, Oldham Road, Middleton Junction, Greater Manchester
- 4) Old Brewery, Brewery Lane, Lancaster, Lancashire (Fig. 6)
- 5) Samuel Smith Old Brewery, High Street, Tadcaster, North Yorkshire
- 6) Carlsberg Brewery (1973 brewhouse), Bridge Street, Northampton, Northamptonshire
- 7) Former Shipstone's Star Brewery, Radford Road, New Basford, Nottingham, Nottinghamshire
- 8) Tetley's Brewery, Hunslet Road, Leeds, West Yorkshire.

It should also be noted that only one post-Victorian brewhouse is currently listed, although several quite substantial brewhouses were built between the wars. Consideration might therefore be given, for example, to listing Frederic Robinson's Unicorn Brewery in Stockport; the present 6-7 storey brewhouse was built in 1925-9.

Another brewery site urgently requires further investigation, as it may shortly be threatened with redevelop-

ment. Carlsberg Tetley's Brewery site in Leeds closed in 2011. Much of the brewery's central block of 1864-74 survives, with barrel-vaulted cellars about 200 metres long supported by cast iron columns. A full survey is needed to determine exactly what else remains.

There is already a good deal of legal protection for the national resource of extant brewing industry buildings. Protected operational sites can be modified, as the successful upgrading in 2004 of the brewhouse at Marston's Brewery, Burton upon Trent, shows; this was carried out after consultation with English Heritage. Another example of sympathetic change at a listed operational brewery was the installation of a new copper house at Wadworth's Northgate Brewery, Devizes in 2009. The new plant - which can be seen by visitors - occupies a modified interwar building, while the old copper house and its vessels are to be refurbished and used for occasional seasonal brews.

Where unprotected former brewing industry buildings are being considered for conversion and adaptive re-use, those concerned should be encouraged to retain significant structures, detailing and, where possible, plant. Inappropriate alterations should be discouraged. Where plant is retained as an external feature in redevelopment schemes (for example the copper at Burton Village on the site of Everard's Brewery, Burton upon Trent), it would be helpful if some explanation could be given nearby as to the nature, function and context of the plant, otherwise it becomes part of the landscaping rather than a small-scale heritage asset (Fig. 7). Adaptive re-use should generally be encouraged, as empty buildings are wasted heritage assets and often have a detrimental effect on their surroundings. In addition, where site redevelopment does take place, this may provide a potential opportunity for archaeological investigation.

Finally, this article is a very brief summary of three long and complex documents. Please consult the actual reports, now available on the E.H. website, for further detail, particularly on the historic sites surviving in specific counties, and on operating breweries and archives. In addition, it should be noted that these reports provided what might be called a snapshot of the industry's operating breweries and historic sites in early 2010. Change in the industry is inevitable.

## References

1. Sources used included B.H.S. publications such as Barber, N. (2005) *A Century of British Brewers plus, 1890 to 2004*. New Ash Green: B.H.S. and the county surveys starting with Davison, A.P. (1991) *Justly Celebrated Ales: A Directory of Norfolk Brewers, 1850-1990*. New Ash Green: B.H.S. Also useful were the Association for Industrial Archaeology's series of guides to county sites such as Eve, D. (1999) *A Guide to the Industrial Archaeology of Kent*. A.I.A.; books such as Pearson, L. (2000) *British Breweries: An Architectural History*. London: Hambledon Press; and Whitaker, A. (2006) *Brewers in Hertfordshire: A Historical Gazetteer*. Hatfield: University of Hertfordshire Press; and the *Buildings of England* series, now published by Yale University Press.

2. Richmond, L. and Turton, A. (eds) (1990) *The Brewing*

*Industry: A Guide to Historical Records*. Manchester: Manchester University Press.

3. The nine E.H. regions include the following ceremonial counties: East of England (Bedfordshire, Cambridgeshire, Essex, Hertfordshire, Norfolk, Suffolk); East Midlands (Derbyshire, Leicestershire, Lincolnshire, Northamptonshire, Nottinghamshire, Rutland); London (Greater London); North East (Durham, Northumberland, Tyne and Wear); North West (Cheshire, Cumbria, Greater Manchester, Lancashire, Merseyside); South East (Berkshire, Buckinghamshire, East Sussex, Hampshire, Isle of Wight, Kent, Oxfordshire, Surrey, West Sussex); South West (Bristol, Cornwall, Devon, Dorset, Gloucestershire, Isles of Scilly, Somerset, Wiltshire); West Midlands (Herefordshire, Shropshire, Staffordshire, Warwickshire, West Midlands, Worcestershire); Yorkshire (East Yorkshire, North Yorkshire, South Yorkshire, West Yorkshire).