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PANT-GLAS (Stable B), YSBYTY IFAN, CONWY

[NPRN 414931]

Architectural Record



FINAL REPORT

October 2011



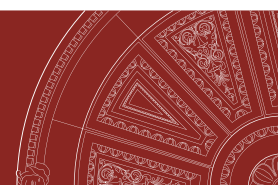
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PANT-GLAS (STABLE B)

Ysbyty Ifan, Conwy

[NPRN: 414931]

Architectural Record

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PANT-GLAS (Stable B)

Ysbyty Ifan, Conwy

[NPRN: 414931]

Architectural Record

Summary

Pant-glas comprises a farmhouse/stables range and associated 19th-century courtyard complex of agricultural buildings and is located 7.5km south-east of the town of Betws-y-Coed in County Borough of Conwy; it is centred on NGR SH 8454 5114. The complex is in an isolated location occupying an elevated site on rising ground to the southern side of the upper Conwy valley. The farmhouse and stable block range is a Grade II listed building and is included on the National Monuments Record of Wales. The stable block (Stable B), which forms the east end of the farmhouse range, was recorded in September 2011 as part of the North-West Wales Dendrochronology Project, undertaken in partnership with the Royal Commission on the Ancient and Historical Monuments of Wales.

Stable B represents an in-line continuation of farmhouse range with which it appears to form a single build, rectangular in plan and stone-built beneath a pitched, slate-clad roof, half-hipped to the east. The building was refurbished in 2000/1 to residential use, before which it was used as a garage and general store; down to the late 1950s it is understood to have provided stabling for five draught horses with hay loft over.

The origins and development of the farmhouse/stables range are difficult to ascertain from what is only a partial survey of a much altered building, though the current survey has served to identify a number of significant alterations that have been undertaken in the past. It has been previously suggested that the range, together with the farmhouse to the west, may have originally functioned as a stables range for Pant-glas manor house, an interpretation perhaps given some weight by the high quality of some of the ceiling carpentry within parts of the recorded section, by the lofty ceiling of the ground floor and the wide doors of the south elevation. In this respect, it is unfortunate that dendrochronological samples failed to date, negating the assignation of a definite construction date for the range, which could in turn provide a firm context for the original building.

It is concluded that any meaningful and reasoned interpretation of the stable must be based upon a full survey and examination of the farmhouse range as a whole.

1 INTRODUCTION

1.1 Background to the Project

- 1.1.1 The former stables, forming an in-line continuation of the farmhouse range at Pant-glas, Ysbyty Ifan, Conwy was recorded in September 2011 as part of the North-West Wales Dendrochronology Project,¹ undertaken in partnership with the Royal Commission on the Ancient and Historic Monuments of Wales (RCAHMW).

¹ <http://www.datinggoldwelshhouses.co.uk/>

- 1.1.2 Pant-glas is located 2.5km north of Ysbyty Ifan and 7.5km south-east of the town of Betws-y-Coed in County Borough of Conwy; it is centred on NGR SH 8454 5114 (Figures 1 and 2). The farmhouse and associated, 19th-century courtyard complex of agricultural outbuildings (Figure 3) are in an isolated location accessed from a steep track opening off the south side of the A5 close to Voelas Hall. The buildings occupy an elevated site on rising ground to the southern side of the upper Conwy valley, at a height of c. 215m AOD; the valley of the Afon Eidda runs south-west to north-east 0.75km to the west, feeding into the Conwy at Padog. It is understood that the original Pant-glas manor house (ruinous by c.1795, demolished by 1882) stood to the north of the farmhouse/stables range currently under consideration (Hughes 1983), on an area of disturbed ground (see Figure 4).
- 1.1.3 The farmhouse/stables range at Pant-glas is a Grade II listed building (CADW Listed Building ID 18329)² and is included on the National Monuments Record of Wales (NMRW), NPRN 414931.³
- 1.1.4 The stable was subject to a major phase of refurbishment in 2000/1 when it was converted to form a holiday cottage, before which time it was in use as a general store and garage having ceased use as a stables in the late 1950s.
- 1.1.5 A programme of dendrochronological sampling, undertaken by the Oxford Dendrochronology Laboratory in 2011, failed to date any timbers from the structure.

1.2 Scope of Report

- 1.2.1 The Historic Building Record was undertaken in accordance with a 'Design Brief for Historic Building Recording' prepared by the Project Director; a copy of the brief is included below as **Appendix A**.
- 1.2.2 This report outlines the results of the building survey, and has been prepared in accordance with English Heritage guidelines as published in *Understanding Historic Buildings: A Guide to Good Recording Practice* (EH, 2006), the Institute for Archaeologists' *Standard and Guidance for the Archaeological Recording of Standing Buildings or Structures* (IfA, 2008) and the Association of Local Government Archaeological Officers' *Analysis and Recording for the Conservation of Works to Historic Buildings* (ALGAO, 1997).
- 1.2.3 This report has been prepared based upon information current and available as of September 2011.

2 AIMS AND OBJECTIVES

- 2.1 The general objective of the architectural record, as outlined in the design brief, was to generate a drawn, photographic and written record of Stable B, Pant-glas.
- 2.2 Specific aims of the recording action are listed at Section 5.5 of the project brief, reproduced at **Appendix A** below.

3 METHODOLOGY

3.1 Documentary Research

- 3.1.1 No programme of documentary research into the buildings has been undertaken as part of the current Historic Building Record, though the survey and historical notes prepared by WR Hughes and A Murphy for

² <http://www.britishlistedbuildings.co.uk/wa-18329-pant-glas-farmhouse-ysbyty-ifan>
³ <http://www.coflein.gov.uk/en/site/414931/details/PANT-GLAS/>

the National Trust Vernacular Building Survey in 1983 have been referred to in the preparation of the present report.

3.2 Historic Building Record

- 3.2.1 The Historic Building Record comprised an exterior and interior examination of the structure of the stable block and the compilation of drawn, photographic and written records as follows:

The Drawn Record

- 3.2.2 Measured plans were generated on site at principal floor levels, marking significant architectural and archaeological detail, together with a representative, transverse cross section. Drawings were prepared on site at a scale of 1:50, using pencil on archival stable drafting film, measurements being captured by a combination of hand tape and hand-held laser measurement. A register of project drawings is included below as **Appendix B**.

The Photographic Record

- 3.2.3 The photographic record comprised high resolution digital photography using a Nikon D3000 digital single lens reflex camera (10MP) and was commensurate with a 'Level 3' record as defined by English Heritage (2006, 14), extending to include both general and detail shots, contextual views and accessible exterior elevations, visible structural and decorative details (interior and exterior), and general interior views of principal rooms and circulation areas. Where possible, photographs included graded photographic scales. All photographs were recorded on *pro-forma* recording sheets detailing subject, orientation, photographer and date. A register of project photographs is included below as **Appendix C**; digital copies of photographs in *.jpg format are included on CD appended to the rear cover of the report.

The Written Record

- 3.2.4 To accompany the drawn and photographic records, a written account of the farmhouse buildings was made as free text; this forms the basis of the following description.

4 BUILDING DESCRIPTION

4.1 Overview

- 4.1.1 **Stable B** represents an in-line continuation of Pant-glas farmhouse range with which it appears to form a single build.⁴ The range is rectangular in plan, aligned approximately east-west, stone-built of random, uncoarsed rubble, rising through 1½ storeys beneath a pitched, slate-clad roof, half-hipped to east and west. Ridge stacks rise to the west and immediately west of the stable block currently under consideration (Plate 1). A boiler house is appended 'corner-to-corner' at the south-west angle of the range and the area to the south of the buildings enclosed by a low stone wall, curving to the south-east corner, the latter feature dating to a phase of refurbishment undertaken in 2000/1.
- 4.1.2 Stable B occupies the eastern third of the range with maximum dimensions of 9m (29½ ft) E/W x 8.1m (26½ ft) N/S, standing 6m (19½ ft) tall to eaves and 7.3m (24 ft) to apex.

⁴ Hughes (1983) noted evidence at the western end of the range for the incorporation of earlier fabric, though this has not been verified during the current study.

4.2 The Exterior

- 4.2.1 The principal **south elevation** (Plate 2) is stone-built, whitewashed, rising through 1½ storeys to a pitched, slate-clad roof, half-hipped to the east; a ridge stack rises immediately west of the stable block section. The roof includes two small, glazed skylights. At ground floor level, two doorways open to the interior. The first, a wide pedestrian door of vertical planks, opens at the west with a shallow four-pane fixed light over, slightly narrower than the doorway opening. To the east, a large (?) carriage doorway opening has been converted to house modern, full length 'French' windows (installed in 2000/1, to replace former timber double-doors). The low upper floor is lit by two windows; that to the east is of eight (4 x 2) fixed-panes over a lower, bottom hinged hopper, that to the west (located directly above the western door) is shorter and wider, with ten fixed-panes (5 x 2) over a vertical slatted vent; both are set hard beneath the eaves.
- 4.2.2 The **north elevation** (Plate 3) is stone-built of exposed, un-coarsed rubble masonry, including a number of large blocks, particularly at the north-east angle, up to 1½ m (5ft) in length. The elevation rises through 1½ storeys to a pitched, slate-clad roof, half-hipped to the east with a ridge stack rising to the west. The roof includes three small, glazed skylights. Ground floor level includes a clear blocked doorway (Plate 4) approximately central to the stable block with a blocked window opening to the east.⁵ To the far west, just beyond the interior extent of the stables, a former doorway has been partly blocked and a two-light timber casement inserted (Plate 5), lighting the 'dairy' internally (see §.4.3.1, fn.6).
- 4.2.3 The **east elevation** (Plate 6) is again of exposed stone rubble construction, rising through 1½ storeys to half-hipped, slate-clad roof. A central doorway at first floor level, with flat head hard beneath the plate, is accessed via a stone built stair (secondary), rising from south to north against the elevation, with a slate-topped parapet wall.

4.3 The Interior

Ground Floor (Figure 5)

- 4.3.1 **Ground floor** level is accessed principally via the wide pedestrian doorway at the west end of the south elevation, opening onto a single, high open space [**GF01**], measuring 3m (10ft) from floor to ceiling and occupying an approximately square plan (6.25m x 7.25m), save at the north-west angle where it is encroached upon by solid masonry walling partitioning off a small room accessed from the west from within the farmhouse itself.⁶ A second wide doorway (former garage/carriage doors) is located to the centre of the south wall; the stone jambs reach to ceiling level though the head is boxed in. The primary form of this opening and whether it represents its original size is unclear.
- 4.3.2 Room [**GF01**] is spanned by three substantial (1ft square), plain-chamfered transverse beams (**A-C** from west to east; Plate 8); beams **B** and **C** are stopped with plain run-outs to the south though not to the north, while beam **A**, which rests to the south on the timber lintel over the pedestrian doorway, is unstopped. The carpentry of the ceiling to either side of beam **A** is of superior quality, with plain-chamfered and stopped common joists (3 x 4 in @ 13 in centres.), while those east of beam **B**, while following the spacing of the western joists, are plain and probably renewed; those in the easternmost bay are new. The soffit of beam **A** displays a longitudinal groove, offset to the west side of the timber (Plate 9) indicating, together with a regular series of peg holes (x 7 total @ 20 in. centres) within the west face, a former partition; the location of a wall in this location, offset only 1ft from the stone-built west wall, is problematic and suggests either that the beam and related joists have been re-set or, more likely, that the western wall of [**GF01**] represents a secondary insertion.⁷ Murphy (1983) argues that the area to the west of beam **B** may formerly have

⁵ This feature is only faintly traceable externally, though it is additionally evidenced by timber lintel internally (see §.4.3.3; Plate 11).

⁶ This space would also have originally have been accessed from the exterior by the partially blocked doorway in the north wall (see §.4.2.2; Plate 5). Hughes (1983) gives its function as the dairy.

⁷ This proposition is difficult to substantiate due to the whitewash finish of all interior walling.

constituted a tack room related to the stables, though the soffit of beam **B** displays no evidence for a former partition at this location.

- 4.3.3 At the centre of the north wall, a modern stair has been inserted (Plate 10), the introduction of which has entailed a certain amount of intervention within the ceiling structure at this point (see Figure 5). Behind the stair, two adjacent timber lintels exposed within the masonry of the wall evidence the former door and window recorded externally (see §.4.2.2; Plate 3). A further relic lintel is exposed at the southern end of the east wall with straight joints within the masonry below (Plate 7), though this is not traceable externally due to the secondary stair; its original function remains unclear.

First Floor (Figures 6)

- 4.3.4 **First floor** level is accessed internally via a modern inserted stair, located centrally against the north wall, rising to a small landing [**1F01**], and externally via a stone straight-flight stair rising against the east wall to a central doorway, opening onto [**1F02**]. In its current form, the first floor level is subdivided by a series of modern inserted stud partitions, presumably related to the 2000/1 refurbishment; walls are whitewashed throughout and the rooms are open to the apex of the roof.
- 4.3.5 The principal room [**1F02**] is located to the east end of the range, lit by a low window in the south wall and by a series of skylights in the northern and southern roof slopes (see Plates 14/15). The central doorway in the eastern end wall of [**1F02**] (Plate 12) opens onto the external stair; it is spanned by a substantial timber lintel, cambered and plain-chamfered to its lower arris, which extends to both north and south of the doorway opening. The lintel displays smoke blackening to its soffit and scorch-marks of candles to its exposed face, suggesting an original function as a fireplace bressumer, though the height of the timber above floor level makes it unlikely that it is *in-situ* (ie. that the doorway has been formed through conversion of a former fireplace), and it most probably represents a reused timber.
- 4.3.6 Opening off the west side of landing [**1F01**] are too small rooms, [**1F03**] and [**1F04**] to north and south respectively. Room [**1F03**] includes a blocked doorway within its western wall (Plate 13), formerly providing through access to the upper floor of the farmhouse proper. The west face of **T1** is exposed in the east wall, where an inserted prop supports the lower collar (see §.4.3.7 below). Room [**1F04**] is lit by a low window within the south wall, of ten, small fixed-panes (5 x 2) over a vertical slatted vent; **T1** is again exposed within the east wall where another inserted prop was noted (see §.4.3.7 below).

Roof (Figure 7)

- 4.3.7 The roof is of three bays (here numbered 1 to 3 from west to east) defined by two trusses (**T1** and **T2**; Plates 14/15) of double-collared form supporting three tiers of side purlins. The carpentry of the trusses is unrefined using roughly converted timber and employing notched lap joints at collar/principal,⁸ secured by square section pegs driven through at divergent angles (Plate 16), though mortice and tenoned at the apex (Plate 17); trusses are numbered 'I' (**T1**) and 'II' (**T2**) on the southern principals and collars with short, chiselled Roman numerals (Plate 16). Purlins are lodged over the outer face of the principals and are scarfed at each truss with simple splayed joints, including at **T1**; here the upper purlin extends only 1m (3ft) east of the truss with the implication that they have been truncated and that the half-hipped roof form has been adapted from an original gable end. This is confirmed by the quality of the hip construction where hip rafters are clearly secondary, being of narrow 'plank' section timber. Both trusses display secondary strengthening in the form of vertical, gently curving struts inserted to support the lower collar / principal; in the case of **T1**, opposing struts have been introduced rising from beam **B** to the lower collar adjacent to the principal to both north and south (Plates 18/19); the head of the props are visible beneath the collar as seen from the east (Plate 20). At **T2**, the curving support takes a variant form, rising transversely from the first floor offset in the stonework of the south wall to prop the lower purlin (Plate 21), and extending

⁸ Collars are lapped over the eastern face of the principals.

vertically to the level of the collar/principal, where it is secured by an iron bolt passing through the full depth of the lap joint.

5 TREE-RING DATING

- 5.1 A programme of tree-ring dating was undertaken by the Oxford Dendrochronology Laboratory prior to the current study. No details were available at the time of the preparation of the current report of which timbers were sampled, though none dated.

6 INTERPRETATION

6.1 Origins and Development

- 6.1.1 The origins and development of the farmhouse/stables range are difficult to ascertain from what is only a partial survey of a much altered building, the survey itself being hindered to an extent by the whitewashed interior and southern exterior walls which mask the underlying masonry. The current survey has served to identify a number of significant alterations that have been undertaken in the past, for example the apparent alteration of the eastern roof line from a presumed gabled elevation to a half-hipped profile (possibly undertaken contemporary with the (?)late 19th-century westwards extension which displays a similar profile) and the introduction of the current west wall dividing the stable from the remainder of the range.

- 6.1.2 It has been suggested (Hughes 1983) that the range, together with the farmhouse to the west, may have originally functioned as a stables range while the manor at Pant-glas still stood (pre-1795), an interpretation perhaps given weight by the high quality of some of the ceiling carpentry within parts of the recorded section, above and beyond what would be required in a purely agricultural context. Certainly, the lofty ceiling of the range and the wide doors of the south elevation are suggestive of use as a carriage house or stables of higher standing. In this respect, it is unfortunate that dendrochronological samples failed to date, negating the assignation of a definite construction date for the range, which could in turn provide a firm context for the original building. An alternative interpretation is that the high quality carpentry represents re-used timbers, perhaps originating from the former manor house.

- 6.1.3 It is understood that the recorded structure functioned down to the late 1950s as stabling for five draught horses with hay-loft over, though no fittings or fixtures (eg. stall partitions, feeding racks, tethering rings etc.) survive from this time, and that between that time and the refurbishment of the building in 2000/1 for residential purposes, it was used as a garage and general store.

6.2 Conclusion

- 6.2.1 The current study has served to make a detailed record of the Stable B element of the farmhouse range, though reasoned interpretation of the origin, function and development of the range is not possible on the basis of a partial survey of what appears a fairly complex range.
- 6.2.2 Any meaningful interpretation of the building should be based upon a study of the range as a whole, including the farmhouse, with which the stables are clearly connected both functionally and physically, and the western extension.

7 ACKNOWLEDGEMENTS

- 7.1 The project was commissioned by Mrs Margaret Dunn, Project Director of the North-West Wales Dendrochronology Project, to whom thanks are given for help and cooperation throughout. Pant-glas is a property of the National Trust, part of their extensive Ysbyty estate; grateful thanks are also extended to the current tenants, Ieuan and Beti Jones, for allowing access to the property and for their understanding during the course of work. Thanks also to Richard Suggett of the RCAHMS for comments on the draft text of the current report.
- 7.2 Site recording and assessment were undertaken by Mr Ric Tyler Alford who also wrote, collated and illustrated the current report.

8 SOURCES

a) Published Sources

ALGAO, 1997. *Analysis and Recording for the Conservation of Works to Historic Buildings*.

English Heritage, 2006. *Understanding Historic Buildings: A Guide to Good Recording Practice*.

Institute for Archaeologists, 2008. *Standard and Guidance for the Archaeological recording of Standing Buildings and Structures*. University of Reading, IfA.

b) Unpublished Sources

Hughes WR, 1983. 'Survey and historical notes on Pant-glas' prepared for the National Trust Vernacular Buildings Survey, dated 18.10.1983.

Murphy A, 1983. 'Survey notes on Pant-glas Courtyard Complex' prepared for National Trust Vernacular Buildings Survey, dates 18.10.1983.

c) Online Sources

- <http://www.britishlistedbuildings.co.uk>
- www.coflein.gov.uk
- <http://datinggoldwelshhouses.co.uk>

APPENDIX A: Project Brief

**DATING OLD WELSH HOUSES
NORTH WEST WALES DENDROCHRONOLOGY PROJECT
DESIGN BRIEF FOR HISTORIC BUILDING RECORDING.**

1 Project Background

- 1.1 The North West Wales Dendrochronology Project (2009-2012) aims to identify, sample and date using dendrochronology, and record Tudor buildings with suitable original timber. Volunteers will undertake documentary research and the results will be widely disseminated and deposited in regional Historic Environment Records (HERs) and Coflein. The copyright of all project reports and materials will belong to the Project.
- 1.2 Project Phase 1 [September 2009 - June 2010] will include buildings in the following areas i) parts of south Denbighshire; ii) Anglesey; iii) parts of Arfon & Dwyfor in Gwynedd. Project Phase 2 [April 2010 – March 2012] will include buildings in iv) Conwy, v) parts of Merioneth in Gwynedd and vi) some possibly other buildings across the region.
- 1.4 Grants have been obtained for the Project costs from a wide range of organisations, each with their own conditions. In order to meet these conditions it was necessary as part of the grant application to identify potential buildings and obtain the owner's written permission. A long list of potential buildings has been drawn up for each area, with a short list in order of potential priority.

2 Site Locations

- 2.1 The dendrochronologists will block several days work in an area. They will visit the buildings on the short list for that area in order of priority and will determine whether or not there are sufficient suitable timbers to sample. They will move down the priority short list visiting and sampling buildings until the money allocated for dendrochronology in that area has been used.
- 2.2 As it will not be certain beforehand how many building phases are contained within any particular building, it cannot be stated how many buildings will be involved. See the accompanying letter. There may be additional buildings located elsewhere.
- 2.3 Most of the buildings are scattered farmhouses, but in some areas town houses will be included.
- 2.4 Some may have already been surveyed in detail by RCAHMW or others.

3 Background of each Site

- 3.1 As part of 1.4., existing sources of information were consulted. This included the RCAHMW inventories and records, Cadw listed building schedules and local knowledge. All buildings were visited. Most but not all buildings are listed grade II or II*.
- 3.2 The teams of trained volunteers will be undertaking further documentary research whilst the professional dendrochronology and building recording work proceeds.

- 3.3 Some recording may take place alongside the dendrochronologists and / or the volunteers.

4 General Requirements

- 4.1 The building recording must be undertaken by an appropriately qualified individual or organisation, fully experienced in work of this character. Access to small awkward loft spaces may be necessary.
- 4.2 Contractors and sub-contractors are expected to
- i) conform to standard professional guidelines;
 - ii) meet all Health and Safety requirements, including the Project's risk assessments;
 - iii) possess current adequate insurance cover
- 4.3 If contingencies arise, such as the need for additional work to record unexpected and important features, the Project Director should be contacted immediately and before any additional work is undertaken.
- 4.4 Many people in North Wales speak Welsh as their first language, and many of the archive and documentary references are in Welsh. Contractors should therefore give due consideration to their ability to understand and converse in Welsh.

5 Building Detail Record of each Building

- 5.1 The amount of recording required will depend on what has already been undertaken by RCAHMS or others. The aim is to provide sufficient information of the early historic features to identify their significance. Detailed recording will be reserved for components which have been dendro-dated during this Project. Because of the nature of the timber samples required (certain numbers of rings) it is likely that the timbers will be structural timbers and probably, mostly, roof trusses and ceiling/floor beams.
- 5.2 An important component of the dating programme will include a detailed, measured and drawn, record of the timbers to be dated.
- 5.3 Particular attention should be paid to diagnostic features, detail and structure, as the association of dendrochronological dates with the shape or style of the timbers has the potential to contribute to the development of a dated typology of such features.

In particular, attention should be paid to details such as:

- i) the scale and positioning of collar beams and tie beams
- ii) the detail of major joints, for example, mortice and tenon, lap-joints, scarf joints
- iii) the presence or otherwise of struts springing from collars or king-posts
- iv) the number and position of peg holes at joints and any re-pegging
- v) the presence, or indication, of panelling between the spaces of structural members of trusses (seen as grooves/dowel holes)
- vi) the presence of decorative features, such as cusping, bosses, chamfering and fancy stops; and mortices below collars, tie-beams or floor/ceiling beams to accommodate stud partitions
- vii) the presence, or indication (seen as mortices), of arched braces and wind braces;
- viii) that some collar beam trusses with arched braces exhibit an arched profile at the level of the collar - some are more pointed than others and this is likely to be a chronological feature

- ix) the number of purlins (distinguish between butt purlins and through-purlins with scarfed joints); re-cutting of purlin slots and positioning and re-pegging of joists could be an indication of a reset truss or a re-vamped roof.

5.4 The minimum requirement for recording of dendrochronologically-dated timbers should include:

5.4.1 Contextual Information

- i) Brief description of the building from which the sample is taken.
- ii) Summary of period phases represented in the building.
- iii) Brief description of the relationship to other contemporary features and other relevant, non-contemporary features within the building. (Written description, preferably supplemented by sketch plans/elevations and/or photographs)

5.4.2 Detailed Recording

Structural features being dated require measured drawings, in elevation and cross section, including associated components. That is, if part of a truss is being dated, the complete truss should be recorded. Similarly, if a ceiling/floor beam is recorded, the style of chamfer/chamfer stops, cross section of beam and style and spacing of joists should be recorded.

5.4.3 Brief Written Statement of Possible Potential for Future Recording.

5.5.1 **Photographs** should be used not only to show the appearance of the building but also to record the evidence on which the analysis of its historic development is based. Each print should be clearly labelled with the subject, orientation and the date taken, and cross-referenced to its negative and or digital file.

5.5.2 If utilising digital technology, high resolution images (preferably in tiff. format) must be produced. These should be presented within the report as a hard copy and a compact disc must be included as an archive to accompany the report.

6 Time Scale

It is expected that the dates when the dendrochronologists will be in each area will be known by late January 2011. It is hoped that the building recording can take place very soon after the results of the dendrochronological sampling has been received, with further visits arranged with the owner of a building as necessary.

7 Reports

Reports will be required by the deadline (given in advance) for each block of work, usually within 3-4 weeks of site visits.

8 Monitoring

The Project will be monitored by experienced members of the Project to ensure the fulfilment of the brief and specifications.

9 Payment

- 9.1 Only a finite amount of money has been allocated to this aspect of the project.
- 9.2 Once the work has been satisfactorily completed, invoices, including VAT etc, should be sent to the Project Director.

10 Summary re. Surveys & Reports:

1. Follow the attached RCAHME Recording Historic Buildings Specification. It has to be adjusted to for digital survey. Copies are available from Margaret Dunn.
2. The emphasis should be on SURVEY & DRAWINGS and PHOTOGRAPHY. By and large others cover the history and interpretation though sometimes detailed descriptions are needed.
3. A ground-floor plan is always needed, simplified first-floor plan with position of roof trusses and fireplaces, cross-sections with the key historic trusses; architectural detail. Location of samples if possible.
4. Photography – as RCAHME specification.
5. Each site is different and some have been recorded before. There will to be a different specification for each site.
6. Final report in digital format is essential with hard copies including plans at relevant scale, with summary: i) Description. ii) Ground-floor plan, roof plan, cross-section of historic trusses (= level 3); iii) Photography (= level 3.) ; iv) Final report in digital form and hard copy.
7. **Copyright:** North-west Wales Dendro Project with agreement to put the report as PDF on Coflein RCAHME's on-line database as part of partnership.
8. **Archive.** Archive to be deposited in RCAHME's archive (National Monuments Record for Wales) as part of partnership.
9. **Logos.** Partnership with RCAHME to be noted on cover of report.

APPENDIX B: Register of Project Drawings

NB: All site drawings were prepared in pencil on archivally stable drafting film at a scale of 1:50 and/or 1:20 as appropriate.

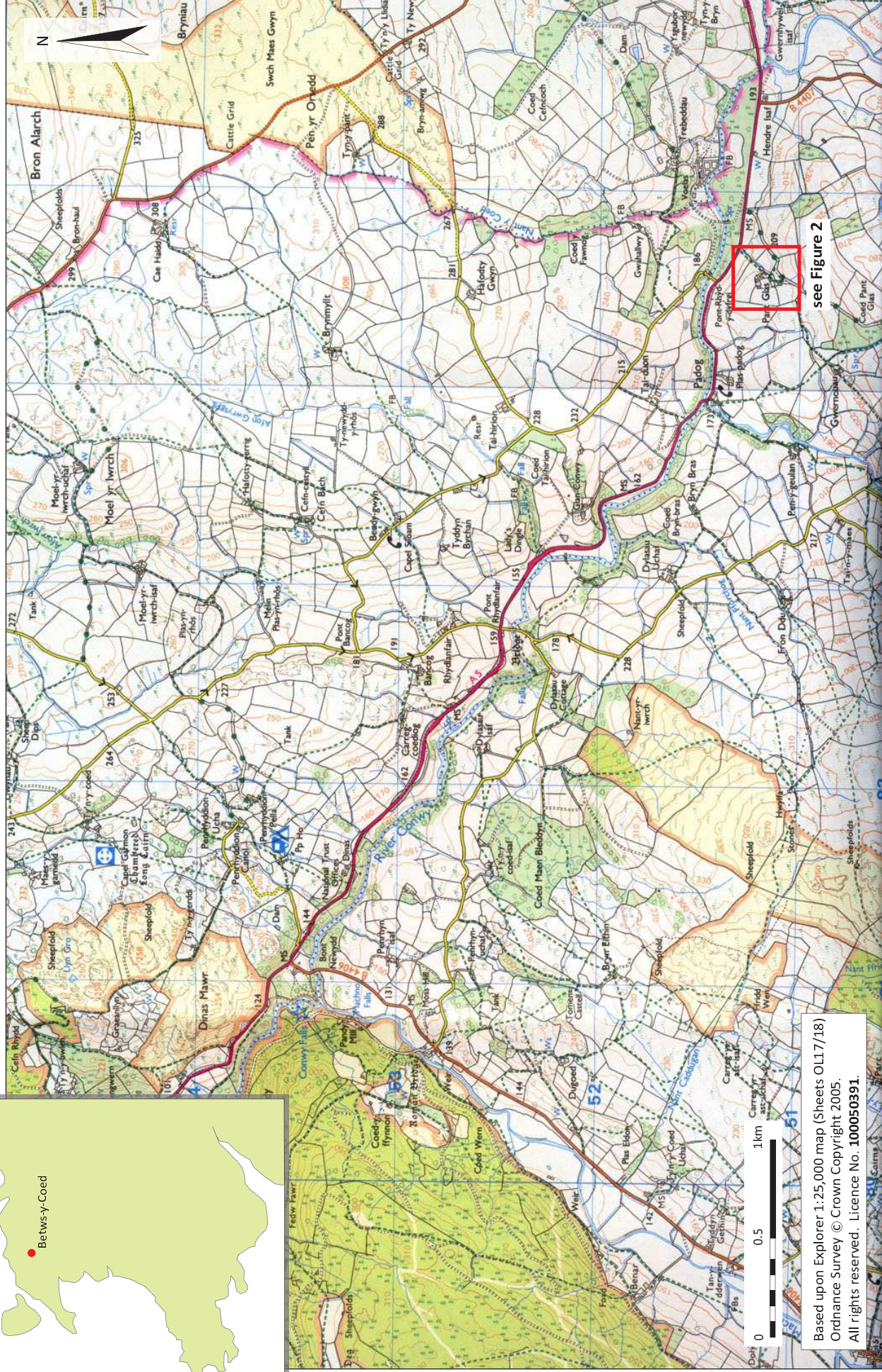
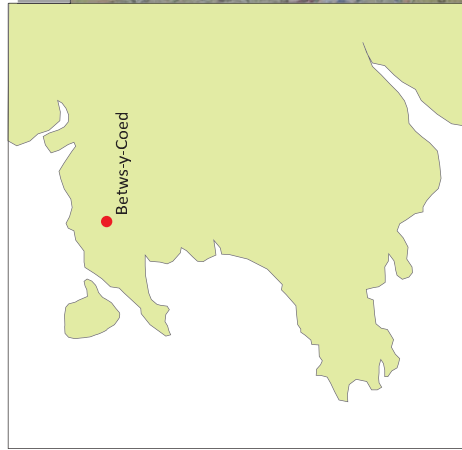
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2011-009c/001	Ground Floor Plan	A3	1:50	09.09.11	R Tyler
2011-009c/002	First Floor Plan	A3	1:50	09.09.11	R Tyler
2011-009c/003	Transverse cross section	A3	1:50	09.09.11	R Tyler

APPENDIX C: Register of Project Photographs

NB: All photographs taken with Nikon D3000 digital SLR camera, 10 mega-pixels. Files are included in *.jpg format on the CD appended at the back of this report. Photos marked with an asterisk (*) are reproduced as plates within the current document.

Photo No.	Plate No.	Subject	Orientation	Date	Photographer
DSC_0191		General view from south-east	→ NW	09.09.11	R Tyler
DSC_0192*	1	General view from south-east	→ NW	09.09.11	R Tyler
DSC_0193*	2	Stable B, south elevation	→ N	09.09.11	R Tyler
DSC_0194		Stable B, south elevation; door to west	→ N	09.09.11	R Tyler
DSC_0195		Stable B, south elevation; main doorway opening	→ N	09.09.11	R Tyler
DSC_0196		Stable B, south elevation; main doorway opening	→ NW	09.09.11	R Tyler
DSC_0197*	6	Stable B, east elevation; oblique	→ N	09.09.11	R Tyler
DSC_0198		Stable B, north-east angle	→ SW	09.09.11	R Tyler
DSC_0199		Stable B, north-east angle	→ SW	09.09.11	R Tyler
DSC_0200*	3	Stable B, north elevation	→ S	09.09.11	R Tyler
DSC_0201*	4	Stable B, north elevation, blocked door	→ S	09.09.11	R Tyler
DSC_0202*	5	Stable B, north elevation, door converted to window	→ S	09.09.11	R Tyler
DSC_0211	7	Room [GF01]	→ E	09.09.11	R Tyler
DSC_0212		Room [GF01]	→ E	09.09.11	R Tyler
DSC_0213		Room [GF01]; lintel in east wall (south end)	→ E	09.09.11	R Tyler
DSC_0214*	8	Room [GF01]; ceiling structure	↑	09.09.11	R Tyler
DSC_0215		Room [GF01]; ceiling structure, beam A	↑	09.09.11	R Tyler
DSC_0216*	9	Room [GF01]; ceiling structure, beam A soffit groove	↑	09.09.11	R Tyler
DSC_0217		Room [GF01]; ceiling structure, beam A soffit groove	↑	09.09.11	R Tyler
DSC_0218		Room [GF01]; pedestrian doorway to south-west corner	→ W	09.09.11	R Tyler
DSC_0219		Room [GF01]; wide carriage door	→ S	09.09.11	R Tyler
DSC_0220		Room [GF01]; beam B, south end	↑	09.09.11	R Tyler
DSC_0221*	11	Room [GF01]; lintels in north wall behind inserted stair	→ N	09.09.11	R Tyler
DSC_0222		Room [GF01]; north-west corner	→ NW	09.09.11	R Tyler
DSC_0223*	10	Room [GF01]; inserted modern stair	→ NW	09.09.11	R Tyler
DSC_0224		Room [GF01]; ceiling around inserted stair	↑	09.09.11	R Tyler
DSC_0225*	12	Room [1F02], door to east wall with re-used FP bressumer	→ E	09.09.11	R Tyler
DSC_0226		Room [1F02], door to east wall with re-used FP bressumer	→ E	09.09.11	R Tyler
DSC_0227*	14	Room [1F02], T2 looking south-west	→ SW	09.09.11	R Tyler
DSC_0228		Room [1F02], T2 looking south-west	→ SW	09.09.11	R Tyler
DSC_0229		Room [1F02], T2 north principal	→ W	09.09.11	R Tyler
DSC_0230		Room [1F02], T2 north principal, collar lap joint	→ W	09.09.11	R Tyler
DSC_0231		Room [1F02], T2 north principal, inserted packing piece	→ W	09.09.11	R Tyler
DSC_0232*	21	Room [1F02], T2 south principal strut	→ W	09.09.11	R Tyler
DSC_0233		Room [1F02], T2 south principal strut	→ W	09.09.11	R Tyler
DSC_0234		Room [1F02], T2 south principal strut	→ W	09.09.11	R Tyler
DSC_0235*	16	Room [1F02], T2, upper collar lap joint with carpenters marks	↑	09.09.11	R Tyler
DSC_0236		Room [1F02], T2, west face of south principal ('1961')	→ E	09.09.11	R Tyler
DSC_0237		Room [1F02], T2, west face of south principal ('1961'); detail	→ E	09.09.11	R Tyler
DSC_0238		Room [1F02], T2 looking north-east	→ NE	09.09.11	R Tyler
DSC_0239*	15	Room [1F02], T2 looking north-east	→ NE	09.09.11	R Tyler
DSC_0240		Room [1F02], T2, west face of south principal ('1961'); detail	→ E	09.09.11	R Tyler
DSC_0241*	20	Room [1F02], T1, south principal looking west	→ W	09.09.11	R Tyler
DSC_0242		Room [1F02], T1, south principal looking west; detail of head of strut	→ W	09.09.11	R Tyler
DSC_0244		Room [1F02], T1, south principal looking west; detail of lap joint	→ W	09.09.11	R Tyler
DSC_0245		Room [1F02], T2, upper collar; detail of lap joint	↑	09.09.11	R Tyler
DSC_0246		Room [1F04], T2, inserted strut to collar/principal	→ SE	09.09.11	R Tyler
DSC_0247		Room [1F04], T2, inserted strut to collar/principal (detail)	→ SE	09.09.11	R Tyler
DSC_0248*	18	Room [1F04], T2, inserted strut to collar/principal	→ NE	09.09.11	R Tyler
DSC_0249		Room [1F04], T2, inserted strut to collar/principal	→ NE	09.09.11	R Tyler
DSC_0250		Room [1F03], T2, inserted strut to collar/principal	→ E	09.09.11	R Tyler

DSC_0251*	19	Room [1F03], T2, inserted strut to collar/principal	→ NE	09.09.11	R Tyler
DSC_0252		Room [1F03], T2, inserted strut to collar/principal (detail)	→ E	09.09.11	R Tyler
DSC_0253		Room [1F03], T2, inserted strut to collar/principal (detail)	→ E	09.09.11	R Tyler
DSC_0254		Room [1F03], T2, inserted strut to collar/principal (detail)	→ SE	09.09.11	R Tyler
DSC_0255		Room [1F03], T2, inserted strut to collar/principal (detail)	→ SE	09.09.11	R Tyler
DSC_0256		Scarf detail	→ S	09.09.11	R Tyler
DSC_0257*	17	T1, apex detail	↑	09.09.11	R Tyler
DSC_0258		Scarf to east of T1	↑	09.09.11	R Tyler
DSC_0259		Lap joint at lower collar, T2 (south)	→ W	09.09.11	R Tyler
DSC_0260		Truss T2 at head of stair	→ N	09.09.11	R Tyler
DSC_0261*	13	Room [1F03], blocked door to farmhouse	→ W	09.09.11	R Tyler



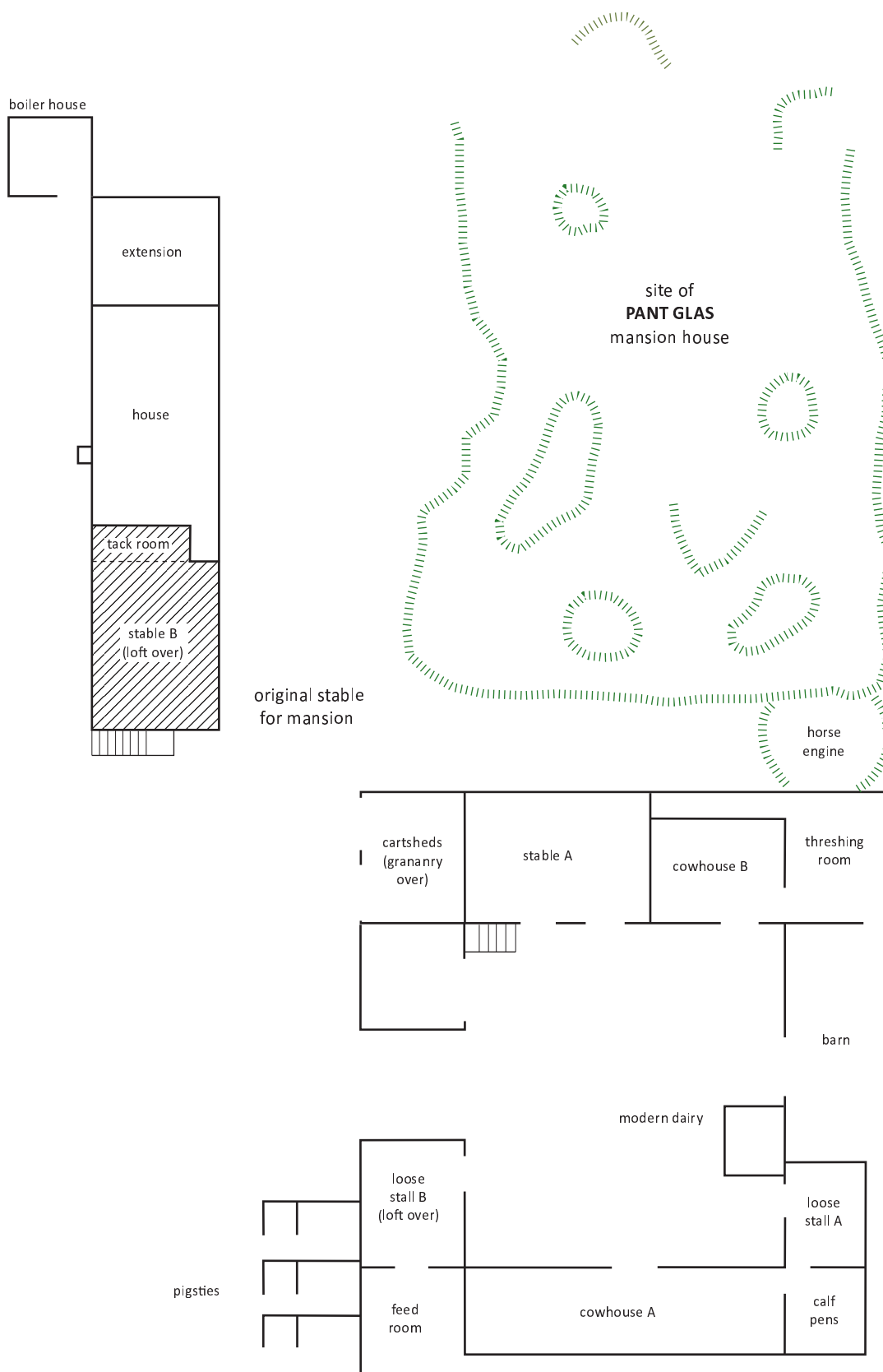
Based upon Explorer 1:25,000 map (Sheets OL17/18)
 Ordnance Survey © Crown Copyright 2005.
 All rights reserved. Licence No. 100050391.

see Figure 2



© Google Earth

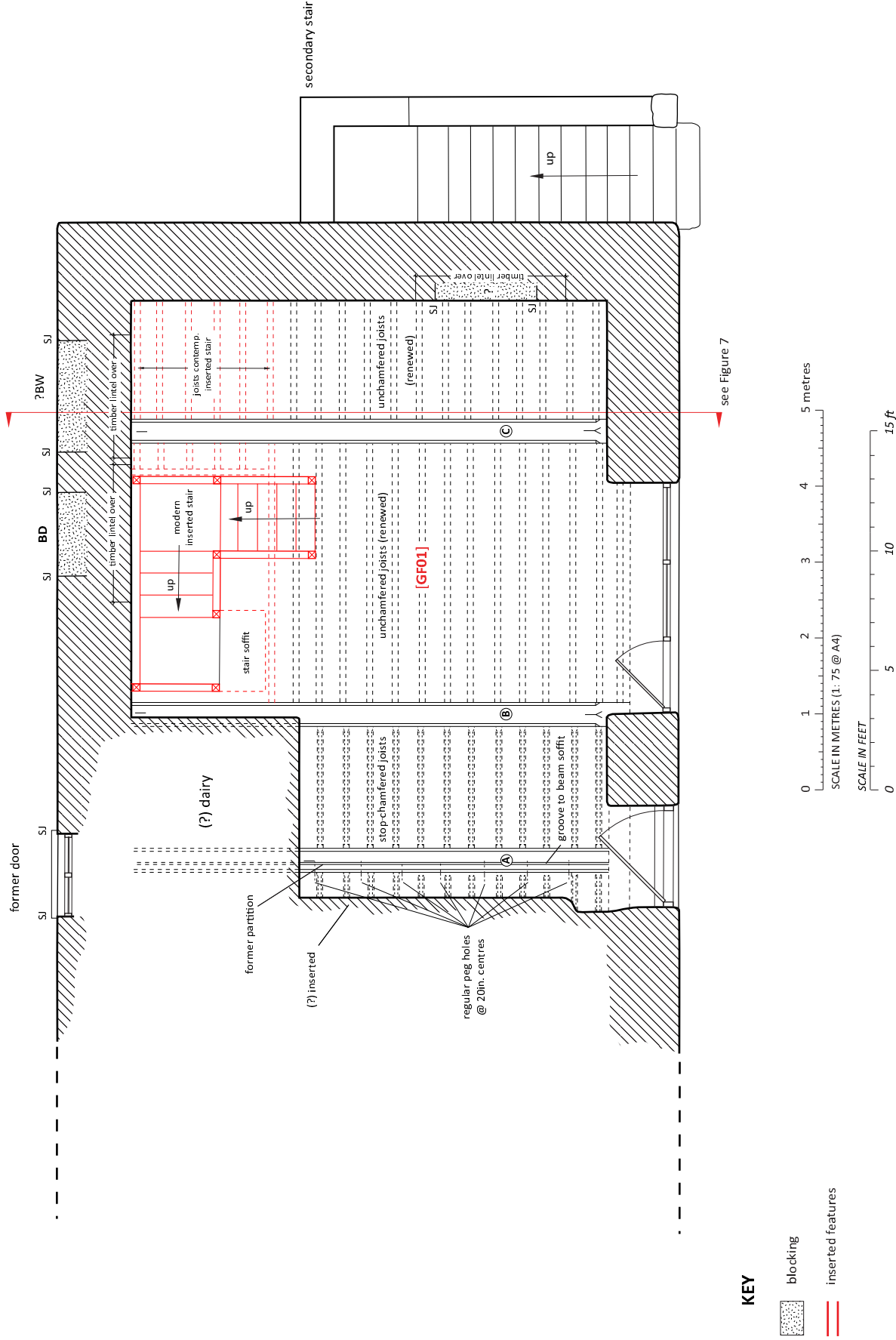




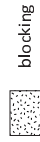
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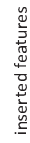
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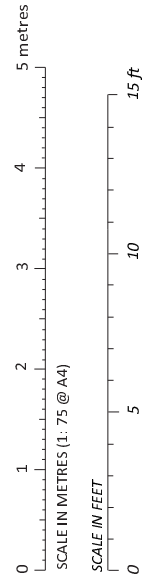
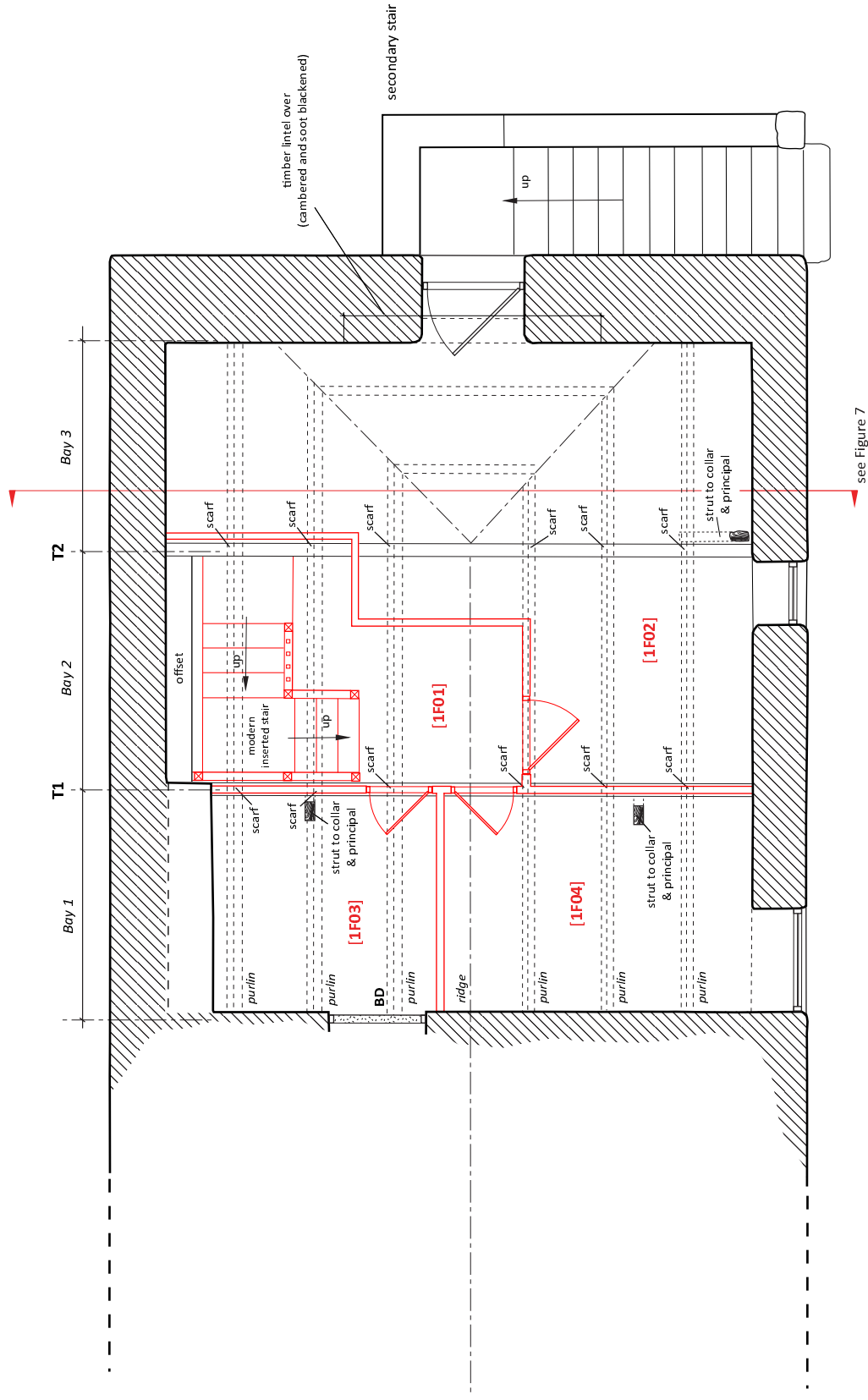
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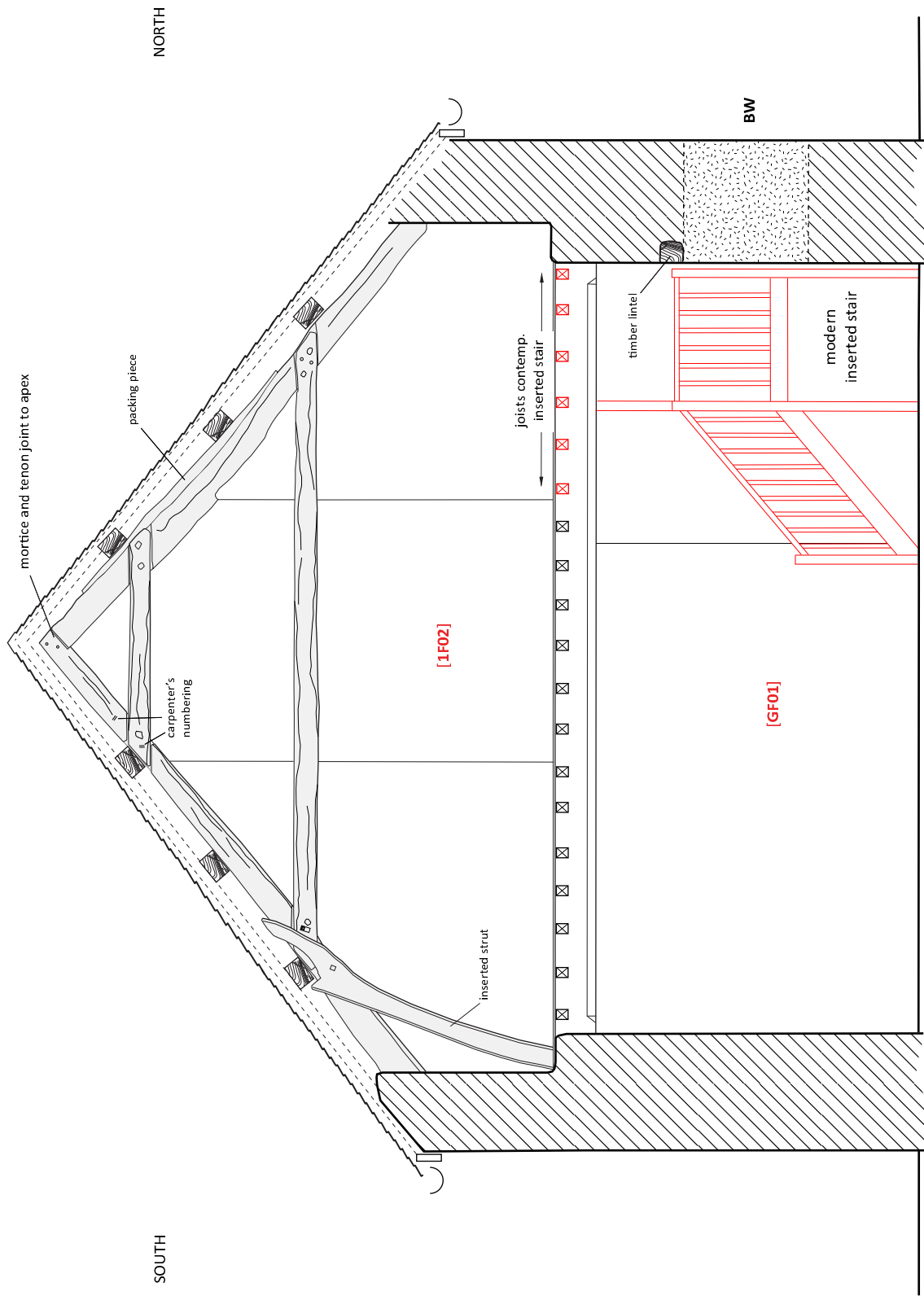
blocking



inserted features



-  blocking
-  inserted features



blocking

inserted features



Plate 1: General view of farmhouse from the south-east; stable B to right hand end of block.



Plate 2: Stable B; south elevation.



Plate 3: Stable B; north elevation



Plate 4: North elevation; blocked door.



Plate 5: North elevation; door converted to window.



Plate 6: Stable B; east elevation, oblique.



Plate 7: Interior, Room [GF01] looking east.



Plate 8: Room [GF01], ceiling structure (beams B and C).



Plate 9: Groove to soffit of beam A.



Plate 10: Modern inserted stair.



Plate 11: Timber lintels within north wall.



Plate 12: [1F02]; doorway to east gable. **NB:** oversized lintel (re-used FP bressumer).



Plate 13: Blocked door to main house [1F03] (W).



Plate 14: Room [1F02]; Truss T2, looking SW.



Plate 15: Room [1F02]; Truss T2, looking NE.



Plate 16: Detail of lap jointing and square pegs;
NB: carpenter's numbering ('11') to collar and principal.



Plate 17: Truss T2 apex detail, plus secondary roof hip.



Plate 18: Inserted strut to T2 [1F04].



Plate 19: Inserted strut to T2 [1F03].



Plate 20: Inserted strut to T2 (south).



Plate 21: Truss T1 (south).