

CoVE Building, Askham Bryan College, York

Historic Building Recording



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CONTENTS PAGE

Executive Summary	3
1.0 Introduction	4
2.0 Aims and Objectives	4
3.0 Methodology	4
4.0 Planning Background	5
5.0 Site Location	5
6.0 Historical Origins and Development With Map Regression	6
7.0 Site Description	9
8.0 Photographic Record	14
9.0 List of Sources Consulted	34



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EXECUTIVE SUMMARY

Site Name: CoVE Building, Askham Bryan College, York

Address: CoVE Building, Askham Bryan College, Askham Fields Lane, York, YO23 3PR

National Grid Reference: SE 54957 47436

Local Planning Authority: York City Council

Planning Application Number: 15/01837/FULM

County: North Yorkshire

Statutory Designations: None: the CoVE Building is not listed; the area is not a scheduled monument and does not lie within a conservation area. The college is surrounded by York's Green Belt but is not itself part of the Green Belt.

Date of Properties: early 19th century

Date of Record: January 2016

Record and Report Production: Liz Humble, Director, Humble Heritage Ltd

Location of Archive: Humble Heritage with a copy of report held by Askham Bryan College, York City Council and Online Access to the Index of archaeological investigations (OASIS).

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Humble Heritage is a professional built heritage and archaeological consultancy operating in the specialised area of the historic environment. The practice has extensive experience of historical and archaeological research and recording, assessing significance and heritage impact and preparing heritage statements, archaeological desk-based assessments, statements of significance, conservation management plans and so forth. Humble Heritage provides heritage and archaeological advice on behalf of a wide variety of clients across much of England, Wales and Scotland.

A building record was required to identify and document any items of archaeological and architectural interest prior to the demolition of part of the CoVE Building at Askham Bryan College, York. This report has been prepared by Humble Heritage during January 2016 on behalf of Askham Bryan College and surveyors at Aspect 4 Limited. It provides a photographic, descriptive and drawn record of the CoVE Building in line with the Archaeological Written Scheme of Investigation prepared by Humble Heritage and agreed with York City Council Archaeologist in December 2015.

The site under consideration is an early 19th century farmstead that developed increasingly specialised cattle farming functions over time before being incorporated within the operation at Askham Bryan College, which opened in 1948. This report documents evidence pertaining to the site's origins and farming history in addition to its the current character and internal spaces, the latter of which have been largely formed by Askham Bryan College to meet the needs of a modern educational establishment.

INTRODUCTION

- 1.01 This historic building record has been prepared by Liz Humble (MA Cantab., MA Dist., MCIfA, IHBC), Director, Humble Heritage Ltd, on behalf of Askham Bryan College during January 2016.
- 1.02 A copy of this report has been supplied to Aspect 4 Limited, Askham Bryan College and York City Council Archaeologist. The final version of this report will be supplied to York's Historic Environment Record. Following agreement with the City Archaeologist, the Online Access to Index of Archaeological Investigations (OASIS) online form will be completed and a digital version of the report will be deposited with York's Historic Environment Record.

AIMS AND OBJECTIVES

- 2.01 The aim of the building recording work is to identify and objectively record, by means of an analytical record, any significant evidence for the original and subsequent historical form and functions of the CoVE Building and then to place this record in the public domain by depositing it with York City Archaeologist for deposition in York's Historic Environment Record with an online entry on Online Access to Index of Archaeological Investigations (OASIS).

METHODOLOGY

- 3.01 Following approval of the Written Scheme of Investigation by the City Archaeologist at York City Council, the recording methodology that has been employed comprises a Level 3 survey/record in accordance with the English Heritage (now Historic England) document *Understanding Historic Buildings:*

A Guide to Good Recording Practice (2006). A Level 3 record is an analytical record.

- 3.02 The **photographic record** was compiled using a digital Nikon D90 DSLR camera (a 12mp camera) with an 18mm-105mm lens. Photographs have been produced in JPEG format. Floor plans have been annotated, identifying the locations and directions of the accompanying photographs linked to a photographic register giving location, direction and subject of the shot.
- 3.03 Site photography comprises:
- General views of the site in its setting.
 - All exterior elevations of the CoVE Building.
 - Interior shots focusing upon the wings to be demolished with some internal views also produced of the north range to be retained and converted.
 - 1m and 2m ranging rods are included in a selection of general and detail shots, sufficient to independently establish the scale of the building / feature.
- 3.04 The **drawn record** comprises the measured survey prepared by Met Geo Environmental and DSP Architects, annotated as appropriate to aid analysis.
- 3.05 In accordance with English Heritage guidelines (*Understanding Historic Buildings* 2006, 12-13), this **written record** comprises an introductory description followed by a systematic account of the building's origins, development and use. This record includes an account of the evidence on which the analysis has been based. The information contained within the record has, for the most part, been obtained through an examination of the building itself, although Ordnance Survey maps have also been consulted. The record does not discuss the building's broader stylistic or historical context and importance at any length and archives/libraries have not been consulted as part of the research. The written record comprises the following elements:
- Contents page.
 - Introduction and methodology.
 - The site location as a National Grid Reference and in address form.
 - A location map.
 - A note of any statutory or non-statutory heritage designations.

- The date of the record, the name of the recorder and the location of the archive.
- A summary of the type, purpose and form of the historic buildings and infrastructure, their materials, function and possible date(s) with a sequence of development and original and later uses.
- An account of any fittings, plant or machinery and any evidence for the former existence of demolished structures or removed plant associated with the building.
- Map regression.
- List of sources consulted.

3.06 License is granted to Askham Bryan College, the local planning authority and to York Historic Environment Record to use the material gathered during the project. The report could also be freely copied for planning, development control and research purposes without recourse to the copyright owner. Humble Heritage Ltd retains the right to be identified as the author of all project documentation and reports as specified in the Copyright, Designs and Patents Act 1988 (chapter IV, section 79).

PLANNING BACKGROUND

4.01 The owners, through their agents Directions Planning Consultancy Ltd (14 Raglan Street, Harrogate, HG1 1LE) have obtained planning consent (Planning Application No. 15/01837/FULM) for part demolition and extension of the CoVE Building, demolition of two agricultural buildings and construction of a car park to form the new Agri-Tech Innovation Centre. Humble Heritage, as specialist historic buildings and archaeological advisors, have prepared this building record in order to discharge an archaeological condition that has been placed on the consent.

4.02 Condition 6 of the planning consent states that:

No work (demolition, alteration, removal of fabric) shall take place until the applicant has secured the implementation of an agreed programme of metrical survey/written description and analysis/photographic recording of the

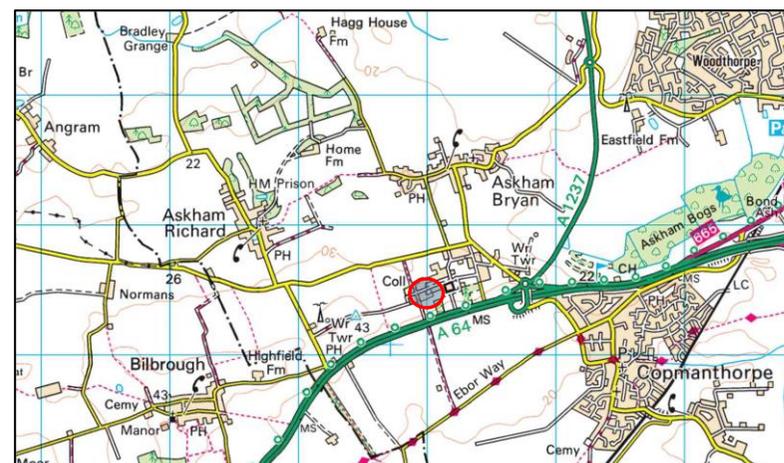
standing building to HE Level of Recording 3 which has been agreed in writing by the LPA.

Reason: The buildings on this site are of archaeological interest and must be recorded prior to demolition/ alteration/ removal of fabric.

Reason: To ensure that the historic interests within the site are suitably recorded.'

SITE LOCATION

5.01 The application site comprises the CoVE Building at Askham Bryan College. It is located approximately 5 miles south-west of York city centre at national grid reference SE 54957 47436. The College campus is positioned adjacent to the A64 trunk road (Leeds - Scarborough) and can be accessed from Askham Fields Lane via the A1237 ring road. The building will be part demolished and part converted with some new building work in order to create the new Agri-Tech Innovation Centre.



Location map (marked within a red circle)



Aerial view (site within the red circle)

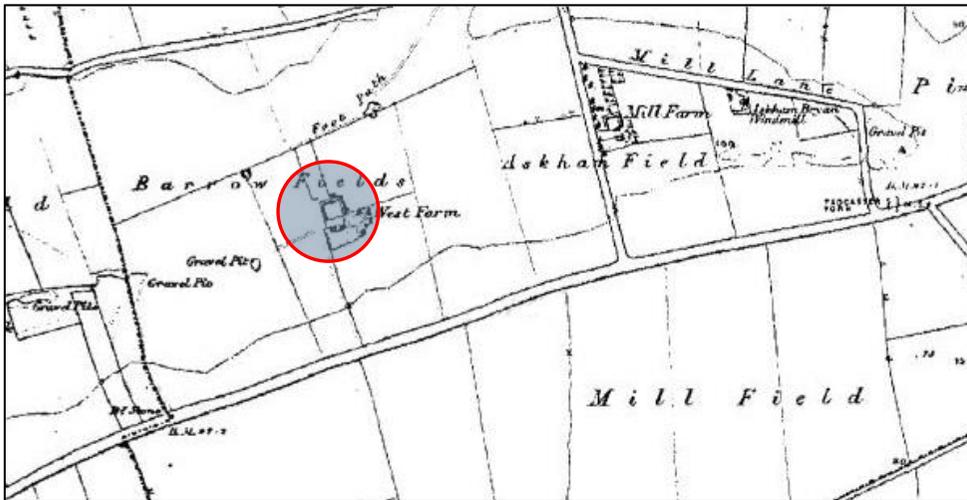
HISTORICAL ORIGINS AND DEVELOPMENT WITH MAP REGRESSION

Origins

- 6.01 The CoVE Building was probably constructed in the early 19th century when it was built as a farm (West Farm). It is shown as a 'U' plan range around a central yard with the farmhouse to the south (as per the present arrangement) on the 1840s Ordnance Survey map. In the Yorkshire and Humber region, larger lowland farms are typically ranged around a courtyard with the farmhouse detached from the yard and are commonly associated with late 18th century enclosure (English Heritage 2006, 22). The site may be associated with the Agricultural Revolution of the second half of the 18th and

earlier 19th century, defined by investment in the new types of stock and crops, buildings on a more rational plan and land management underpinned by an increasing level of government interest and involvement, especially from the 1790s. This was accompanied by the reorganisation and enlargement of holdings and further enclosure of open fields and enclosure of moors, heath and other 'waste' land.

- 6.02 The site is depicted on the 1840s Ordnance Survey map located within a field system called Barrow Fields. The wider landscape was agricultural with Mill Farm, Askham Fields and Askham Bryan windmill to the east around Mill Lane and a couple of gravel extraction pits to the west – probably for surfacing farm tracks or nearby roads. A road, on the approximate location of the A64 is shown to the south with Mill Field to the south of this. To the north are the villages of Askham Richard and Askham Bryan. The setting was therefore predominately agricultural and rural at this date. No changes are shown on the 1850s Ordnance Survey map (NB the more detailed 1852 survey of York did not extend to cover this area).
- 6.03 As noted above, in the 1840s the CoVE Building itself comprised three ranges forming a U-plan. These ranges survive today. However, the map of this date also shows a slight northwards projection on the north range, possibly an attached shed, horse engine or a covered entrance. This is also shown on the 1850s Ordnance Survey map and is visible today as a pitched roof scar on the north elevation.

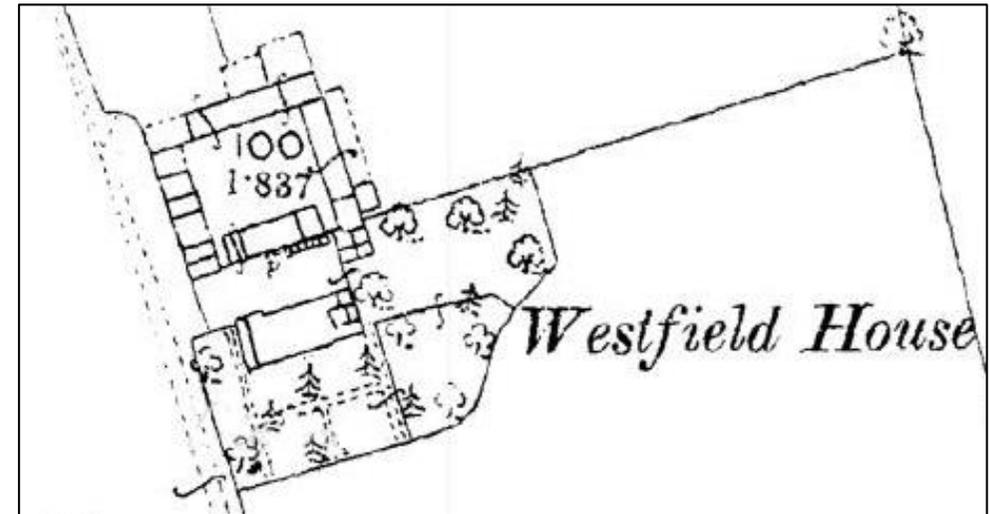


Ordnance Survey map, 1840s

Historical Development

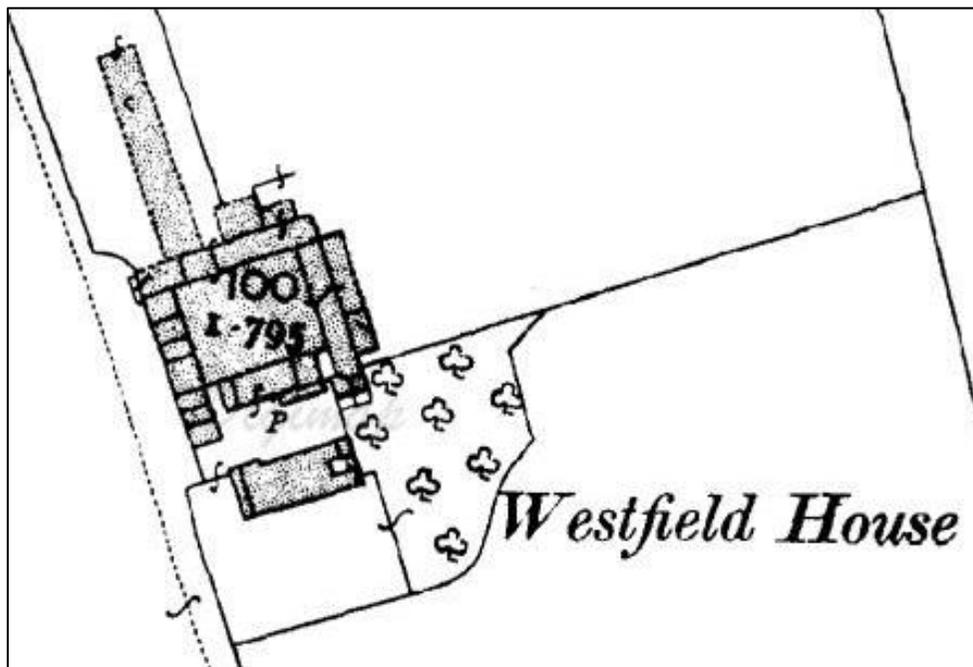
- 6.04 The earliest 1:2500 map to cover the site is the 1890s Ordnance Survey. This illustrates the development of the CoVE Building, which from fabric analysis would appear to have developed as a combination farmstead with predominantly pastoral functions but with a barn. At this date the farmhouse is known as Westfield House.
- 6.05 The 1890s Ordnance Survey map shows a number of extensions to the CoVE building. The possible northwards extension attached to the north range has been joined by a further range attached to its east and to the eastern end of the north range. The east wing has also been extended eastwards with the addition of a parallel range and extended southwards via the addition of a four cell building or yards. A southern range has also been added to enclose the courtyard (with entrance points to the yard at its east and west ends). Attached to the south wall of this range was a further yard (between the CoVE building and the farmhouse) that contained a series of small buildings, almost certainly relating to livestock such as pigsties. This map is useful showing a high level of detail, including a series of subdivisions in the west wing that likely pertain to looseboxes for horses and perhaps also tack rooms. The centre of the CoVE Building was formed by an open courtyard, probably a

foldyard. To the east and south of the farmhouse situated to the south of the CoVE Building was a garden.



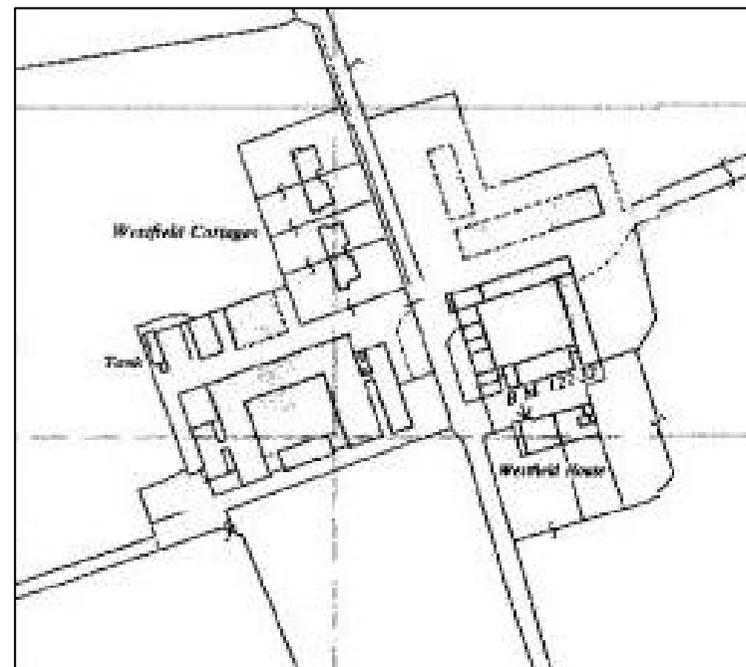
Ordnance Survey map, 1890s. The nature of the dashed (building lines) is unclear and may denote unroofed buildings and/or buildings under construction

- 6.06 The c.1900 Ordnance Survey map shows further development at the site with the addition of a linear range attached towards the western end of the north range where it ran northwards. This is depicted as a single undivided building, possibly a cattle shed. The pre-existing extensions to the north range (possibly horse engines or for machinery) have been remodelled with the eastern one reduced in size. The external stairs at the west end of the north range first appear on this map and likely denotes access to a granary or hayloft above a cartshed here. The west range has been extended further south via an additional bay, presumably a further loosebox (only a fragment of the brick wall from this survives today where it attaches to the southwest corner of the range).



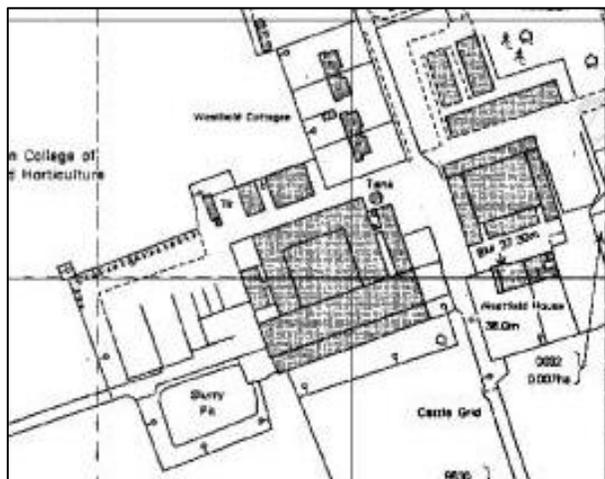
Ordnance Survey map, c.1900

6.07 Askham Bryan College was built in 1936 and, due to the disruption of the Second World War, was officially opened in January 1948 as the Yorkshire Agricultural Institute. The 1950s Ordnance Survey map is at a scale of 1:10560 and shows the College buildings but little detail with respect to the CoVE Building. The next 1:2500 map covering the site dates from the 1960s. By this date the northern extensions to the north range have been removed as has the eastwards range attached to the original east wing. The south range is still shown. The west wing has lost its single bay extension shown in c.1900, although the internal layout appears otherwise unchanged with six cells. A yard or small enclosure of unknown purpose is attached to the west of this range. Within the setting, Westfield Cottages and various other College buildings have been erected.



Ordnance Survey map, 1960s

- 6.08 In the 1990s, the Ordnance Survey map reveals the continuing development of facilities and buildings at Askham Bryan College. The south range is still shown at the CoVE Building at this date and must therefore have been removed relatively recently.
- 6.09 Today, Askham Bryan College is one of the leading land-based colleges in the UK and is the largest provider of specialist land-based further education in England. Until 1964 only agriculture and horticulture courses were available, but during the 1970s the range of subjects was broadened and higher education qualifications were also offered. Today, the College offers courses from entry level to honours degrees in a number of Centres.



Ordnance Survey map, 1990s

- 6.10 In 2015 planning permission was granted for the demolition of the two single storey wings of the CoVE Building, retaining its two storey north range and erecting an extension to create an Agri-Tech Innovation Centre which will include teaching, office and workshop accommodation. Two agricultural sheds to the north will also be demolished with the site of these used as a car park.

SITE DESCRIPTION

Statutory Designations

- 7.01 The site does not fall within a conservation area and it does not include any buildings on the List of Buildings of Special Architectural or Historic Interest. It is excluded from York's Green Belt. A search of the online Historic Environment Record for York via Heritage Gateway did not reveal any entries covering the CoVE Building or other buildings at Askham Bryan College.

Fabric Analysis: Function / Uses

- 7.02 The site originated as a farmstead with mixed uses. There appears to have been a strong pastoral use and the courtyard plan provided a working foldyard for cattle, the movement of cattle and the collection of their manure for fertiliser. The north range appears to have been a barn (probably a multi-

functional building) with a cartshed at its western bays with a granary or hayloft over. The east wing was most likely a cattle shelter shed and the west wing housed horses. In the mid-20th century, the site was developed by Askham Bryan College and it acquired a variety of uses. Today, the north range of the CoVE Building remains in use as a teaching space and also houses offices for College staff and the farm office. The east and west wings are currently vacant. Previously a branch of *The Minster Veterinary Practice Ltd* occupied the west wing and a training centre for *Delicious Yorkshire* occupied the east wing. The building form creates a central courtyard that has recently been used as informal car-parking and equipment storage.

Fabric Analysis: Character and Appearance

- 7.03 Today the site retains (externally) a traditional farmstead character with former looseboxes, cartshed openings, cattle shelter shed openings, brick air vents and pitch-holes (for example see Plates 3, 6, 9, 39-47). However, this character has been eroded with the addition of a modern uPVC conservatory and uPVC double-glazed window units and doors. Internally the character is almost entirely formed through College uses, fabric and layouts.

Fabric Analysis: Materials

- 7.04 The CoVE Building is built from handmade brick with English Garden Wall bond and bricks measuring approximately 220mm x 60mm. Only the lintels of some inserted openings display machine made bricks. The ranges have timber roof structures and slate roof coverings. Most of the current openings (doors and fenestration) are framed with uPVC with double glazed units. The courtyard area is surfaced with concrete, although evidence of previously surfacing survives with some areas of stone setts and brick paving (Plates 63, 65).

Fabric Analysis: Form

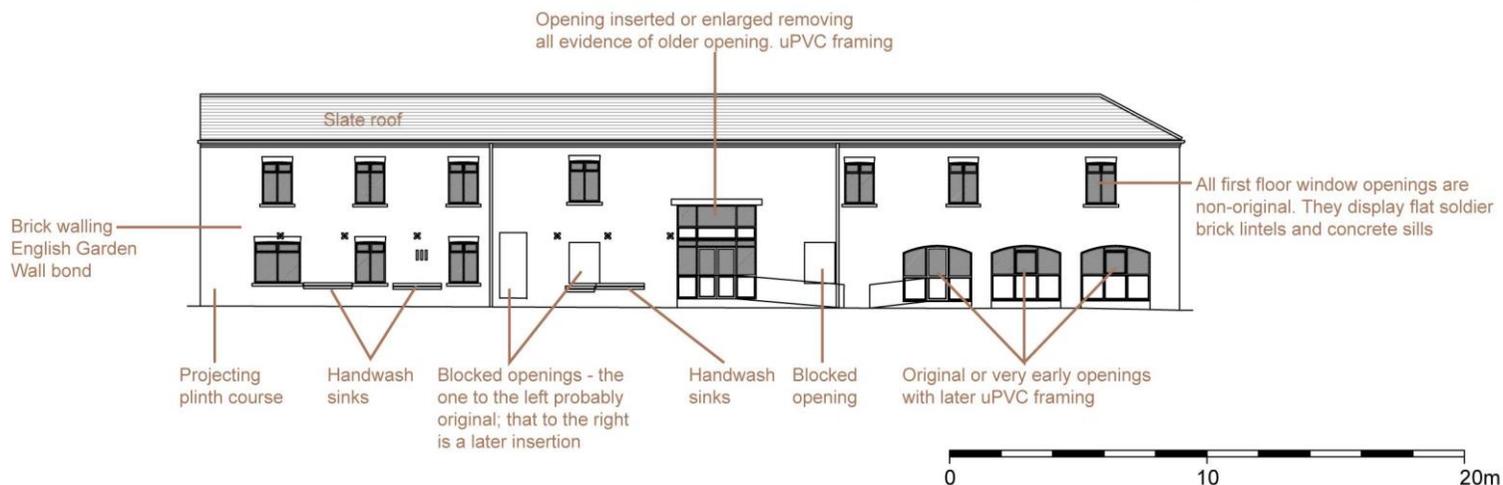
- 7.05 The site is U-shaped with a central courtyard. To the south is the original detached farmhouse and to the north a modern cattle shed (Plate 68). The north range is two storey and the east and west wings, attached to its south elevation, are single storey.

Elevational Treatment and Fittings

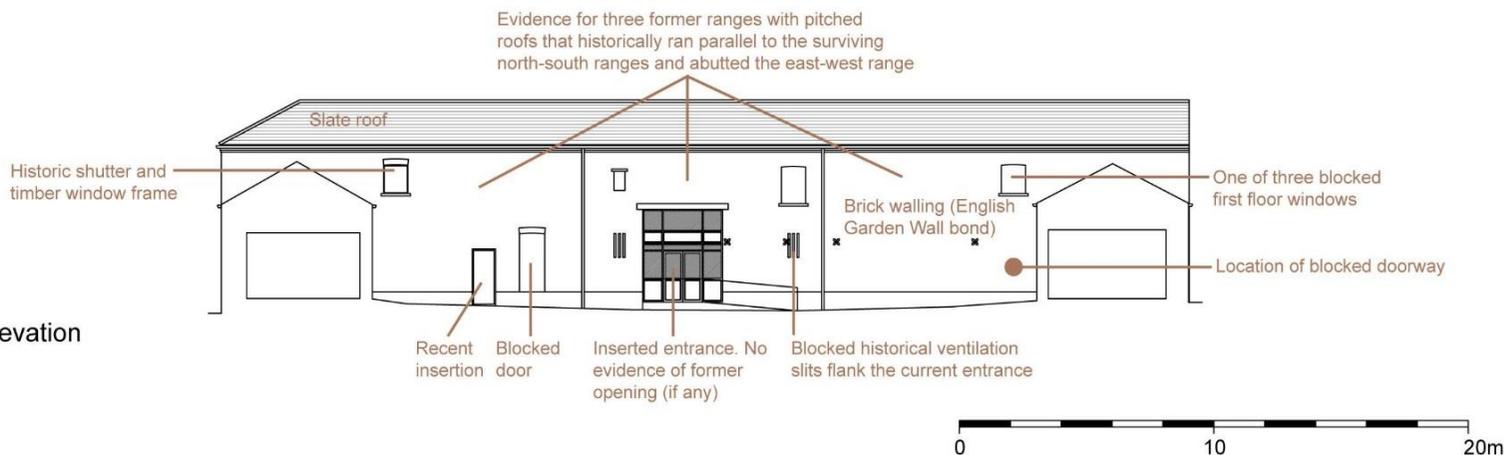
- 7.06 All elevations of the CoVE building are reproduced below with archaeological annotation and description. The base drawings were surveyed by Met Geo Environmental Limited.

7.07 The **north range**, as shown below, is a two storey brick building with English Garden Wall bonding and a pitched slate roof (Plates 2, 3, 5). The first floor window openings on the north elevation have all been inserted (note the soldier brick window lintels and concrete sills) and the large opening (Plate 10) has either been inserted or more likely enlarged from an earlier opening leaving no evidence of any former entrance. The fact that there is an opposing large entrance on the south elevation suggests that this previously formed a wide entrance route to the courtyard or the threshing floor of a barn. There is evidence of only a small number of infilled openings (e.g. Plates 7, 8, 13, 16) suggesting that the range originated as a barn, particularly as there are several ventilation slits (Plates 9, 18, 19) and windows on the first floor of the south elevation are consistent with being pitch holes for a hayloft; one of which retains wooden shutters (Plate 15). These historical openings have arched brick lintels (with one smaller opening with a timber lintel). All other openings have been either infilled or replaced with modern uPVC frames and double glazed units. The three large arched openings to the west (Plates 6, 30) mark the location of the cartshed and as is typical with cartsheds it provided access away from the courtyard towards the farm tracks and fields and had a granary or hayloft above (the historic Ordnance Survey maps show the addition of external steps to the former granary in c.1900 – Plate 11). Of particular interest is clear evidence of three parallel former ranges that were orientated north/south and attached to the south elevation of this range (Plates 3, 14). These are not shown on any historic maps and therefore are presumed to have been removed prior to 1840 leaving only the roof scars from their pitched roofs and infilled bricks from the removed pulins and roof structure in the south elevation brickwork. No visible historic fabric survives internally, with the exception of ground floor ceiling beams in a teaching space (Plates 22, 23). The layout, fixtures and fittings and decorative finishes relate to its use by Askham Bryan College (e.g. Plates 21, 26, 27, 28, 29).

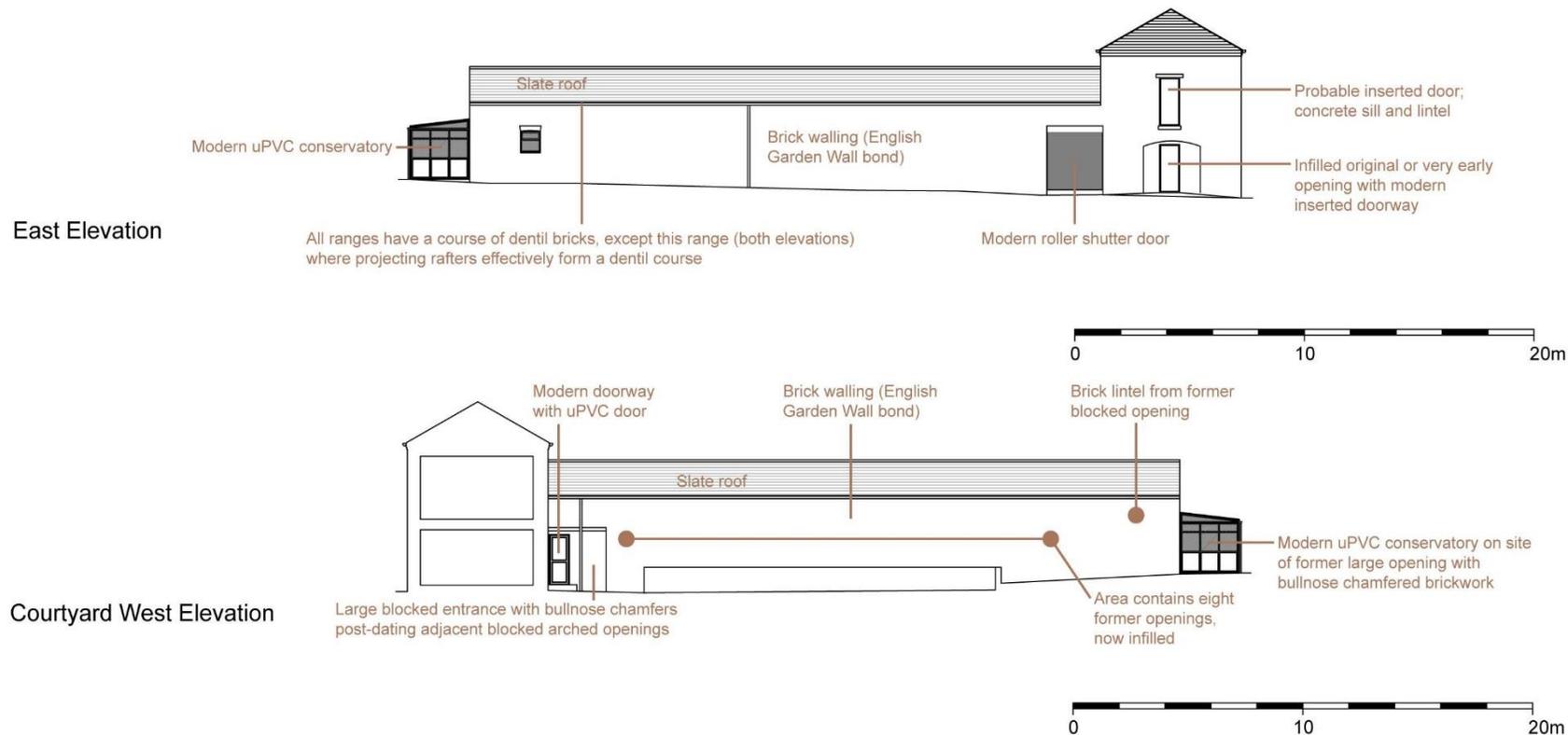
North Elevation



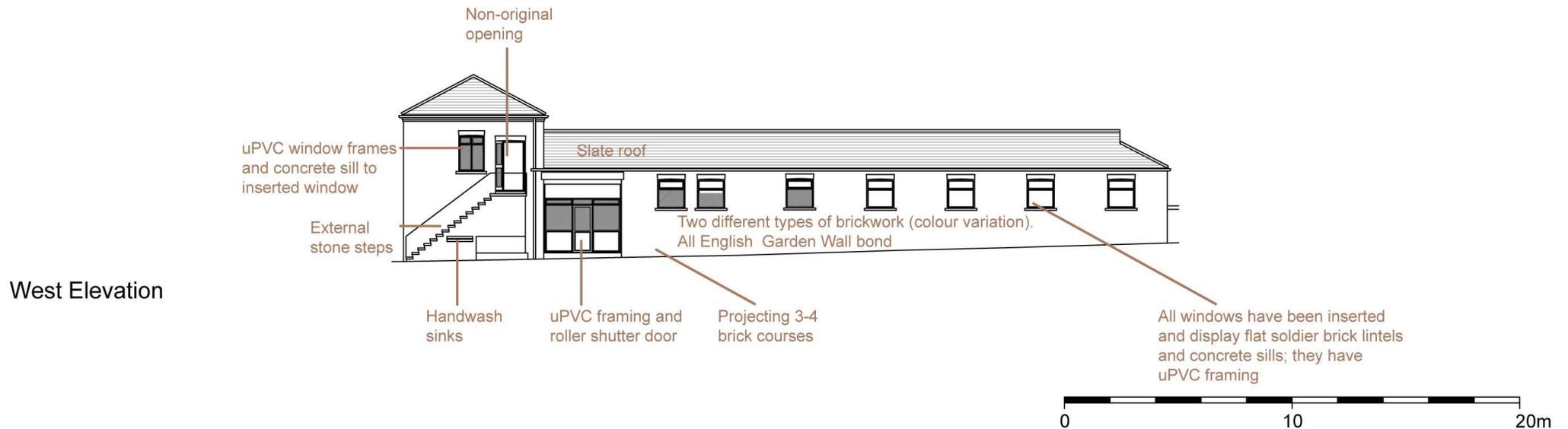
Courtyard South Elevation



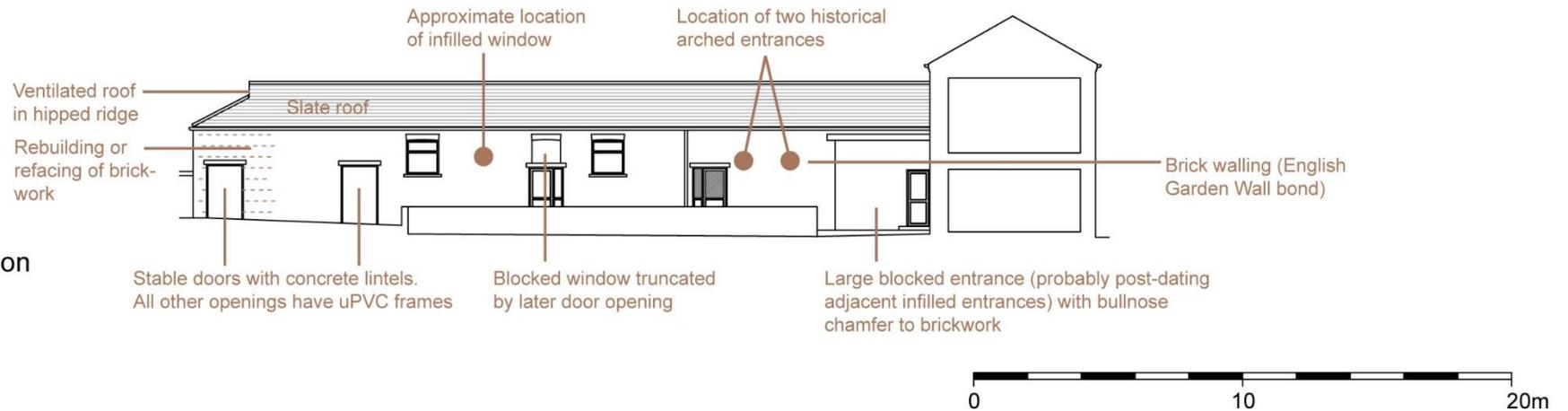
- 7.08 The **east wing** is a single storey brick building. The east elevation is of limited archaeological interest as it was seemingly refaced in a slightly different – redder – brick following the removal of the attached parallel range to the east (Plate 50). The east elevation has a large modern opening at its north end with a roller shutter door. This may be on the site of an older smaller opening. Above this is the straight joint where the wing abuts the north range (Plate 51). A double glazed uPVC window unit has been inserted towards the south end of the east elevation (Plate 53) and a modern uPVC framed conservatory (Plate 59) has been added at the south end of the wing at the site of a blocked wide opening (perhaps early 20th century - Plate 60) marked by bullnose chamfered blue bricks. The west elevation is of greater interest and contains eight former openings (Plates 54, 55, 56) adjacent to an early-mid 20th century opening with flat lintel and bullnose chamfers (now infilled and containing a later uPVC door – Plate 58). The eight former openings measure 1.70-1.80m in width and have arched brick lintels. To the west of these is the lintel of a smaller blocked opening (Plate 57). The eight openings might signify a cowhouse (either an early cowhouse without windows or with windows in the former east elevation). Alternatively, given the close spacing of the former openings, this building was most likely a shelter shed with brick piers between the open cattle entrances. This open fronted shed would have given good access to the courtyard for loose cattle. The drawing below shows the east gable end of the north range with an inserted first floor doorway above an original large arched opening measuring approximately 2.55m wide (now blocked and with a modern door insertion). Projecting rafters at eaves level on both east wing elevations contrast with the hidden rafters and brick dentils of the other ranges. The interior has been emptied and is encapsulated within a modern fit-out (kitchens and store rooms such as Plates 61, 62) and no historic fabric is visible.



7.09 The **west wing** is a single storey brick wing. There is a roof vent in the hipped ridge at the south end. Several historic window openings are visible on the east elevation – one has been blocked and two converted into modern uPVC double glazed units (Plate 37). These would originally have provided light and ventilation for horses. At the northern end of the wing are two blocked and truncated arched entrances (Plate 38), one of which now contains a modern uPVC glazed door. The northern end is marked with a large infilled, probably early 20th century, entrance with bullnose chamfer brickwork and a flat timber lintel with a very similar character to two of the infilled entrances in the east wing and likely to be roughly contemporary. The southern bay has disturbed brickwork with brick coursing that does not key into the elevation (Plate 39). As this disturbance is not seen on the west elevation, it seems likely that it presents re-facing and repair work here and indeed both the doors in this area (to former looseboxes) have renewed (concrete) lintels. The west elevation contains seven inserted windows (with flat soldier brick lintels and concrete sills matching those on the north range – Plate 31) and no evidence of historic openings, although the larger entrance at the north end (opposite the large infilled entrance in the opposing east elevation) may be on the site of a historic entrance. It is now a modern uPVC glazed door with flanking panels and a flat lintel with roller shutter door. Interestingly the plinth along the northern half of the building steps out (the line of an earlier wall? – Plate 33). There is some evidence of potential phasing or a change in the brick source as two different types of brickwork are visible with the lower twenty or so courses in a red/orange brick and the upper in a yellow/red/orange colour. The west gable end elevation of the north range is shown with its later stone steps to a probable granary with inserted door. The adjacent window is a later insertion. Historic Ordnance Survey maps reveal that the interior was divided into a series of cells, some of which are consistent with the dimensions of looseboxes for horses and indeed evidence for the two southern looseboxes survive with king post roof structure, tethering ring, a feeding rack and stable doors (Plates 41, 43, 42 45, 46). The remainder of the interior has been remodelled and fit-out by the College (Plates 48, 49).

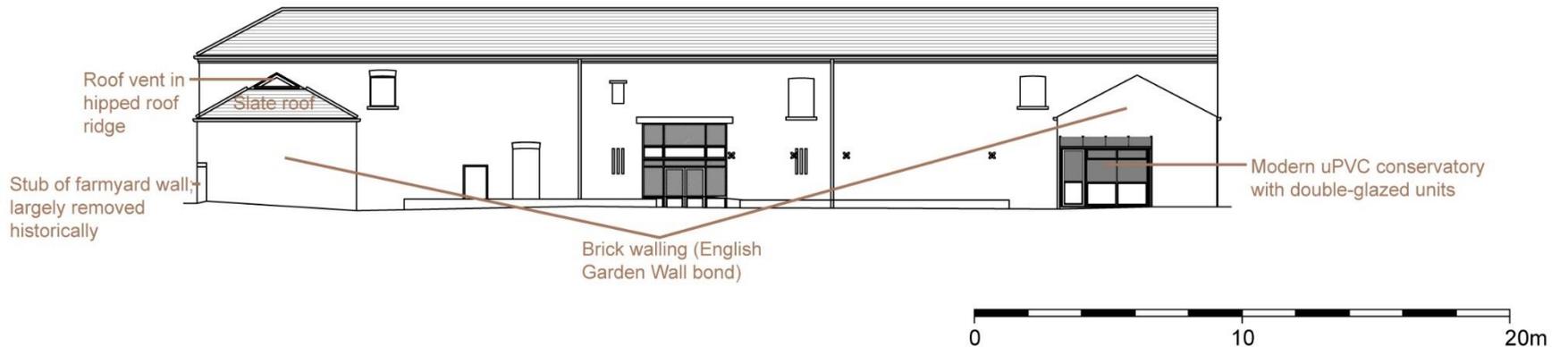


Courtyard East Elevation

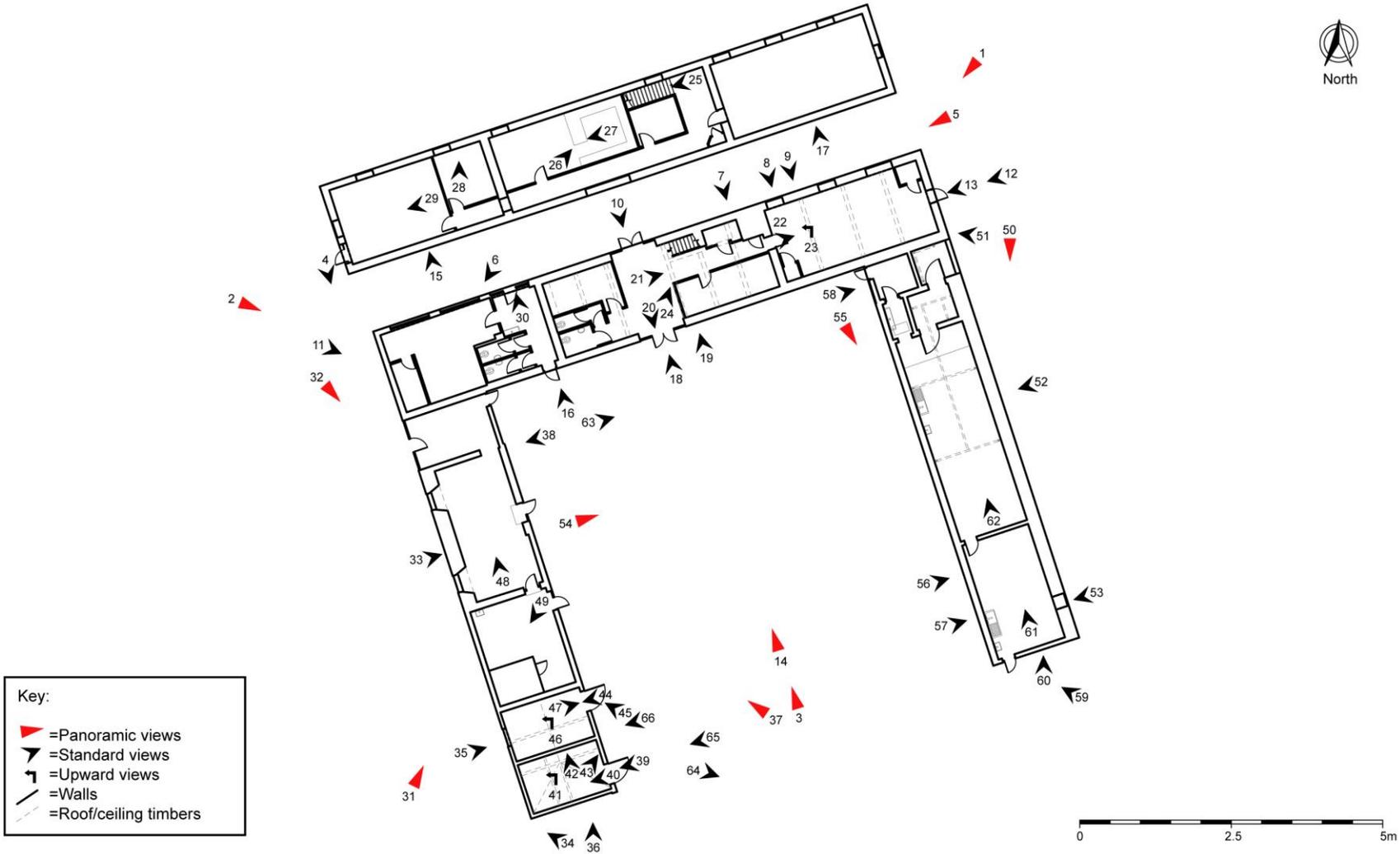


7.10 The south ends of the wings (shown below) terminate in a modern conservatory (Plate 59) on the site of an early 20th century large opening (now infilled) and a blank wall to the west wing by the former loosebox (Plate 36) with the nearby stub of brick walling (Plate 34) possibly from an extension to the west wing (built c.1900 according to Ordnance Survey maps and removed historically). The courtyard, historically a foldyard, retains evidence from older stone sett surfaces (Plate 63) and former building footprints and brick paving (Plates 64, 65) but has largely been surfaced with concrete and is enclosed with low concrete walls with entrances, some with gates, to the ranges.

South Elevation



PHOTOGRAPHIC RECORD



The site was photographically recorded by Liz Humble on the 19 January 2016 using the survey by Met Geo Environmental Ltd as a base. The photographs below capture the main elements of the site and viewpoints are shown on this photo location plan



1. View towards north range and east wing, looking southwest



2. View towards north range and west wing, looking southeast



3. South elevation, north range, looking north across courtyard



4. View from door at former granary/hayloft along west elevation of west wing towards fields beyond



5. North and east elevations of north range, looking west



6. Former cartshed entrances at north elevation, north range (2m scale)



7. Blocked entrances to north elevation, north range with evidence of former roof from demolished structure. Entrance to left is early or original (2m scale)



8. Detail of a former entrance, infilled and truncated by a later window insertion, north elevation, north range (2m scale)



9. Air vent slots to probable former barn, north elevation, north range



10. Modern entrance to CoVE Building, possibly on site of former entrance and threshing floor of barn due to opposed entrance to courtyard (2m scale)



11. Stairs to former granary/hayloft added c.1900, west gable end of north range (2m scale)



12. East gable end of north range with weatherboarding and inserted doors and former wider archway (2m scale)



13. Detail of infilled original or historical entrance at east gable, north range (2m scale)



14. View towards south elevation, north range, with evidence of three former ranges (removed prior to 1840s Ordnance Survey)



15. Detail of pitch-hole with late 19th / early 20th century window shutter on first floor of south elevation, north range



16. Modern and historic (infilled) entrances, south elevation, north range (2m scale)



17. Detail of blocked first floor window/pitch-hole, south elevation, north range above ground floor blocked opening



18. South entrance to north range with flanking (blocked) air vents. Possibly the site of a former threshing floor to a barn in this location



19. Detail of a blocked air vent (three slits)



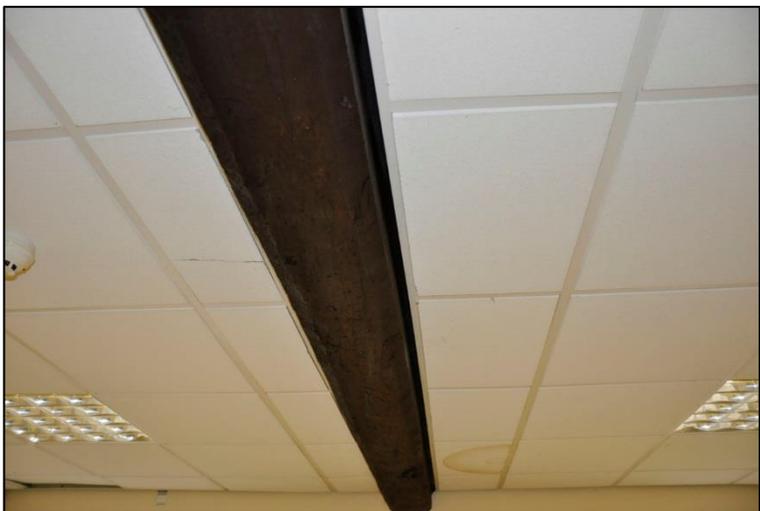
20. Interior view of south entrance, north range (1m scale)



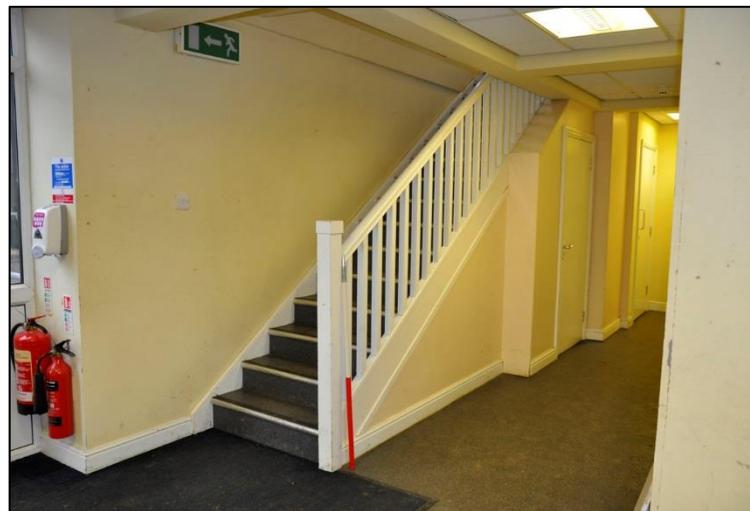
21. View of ground floor corridor and stairs to first floor, north range. Interior fit out by College (1m scale)



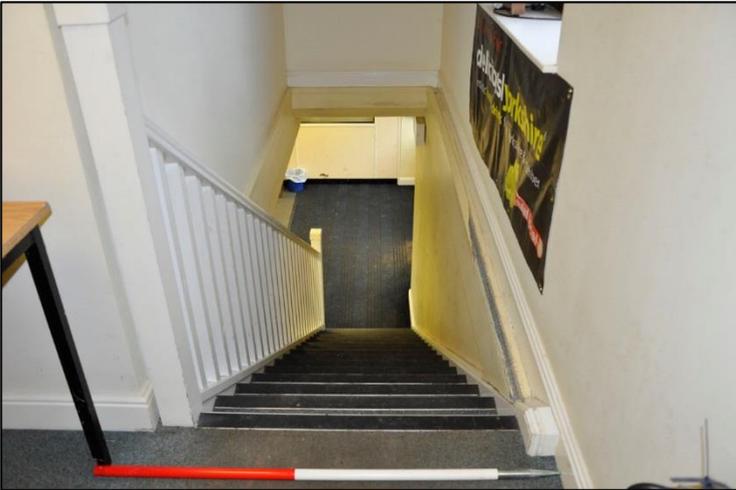
22. Modern teaching space with two historic (and one slightly later) ceiling beams, north range (1m scale)



23. Detail of ceiling beam in ground floor teaching space, north range



24. Detail of plain timber stairs to first floor, north range (1m scale)



25. View from first floor downstairs, north range (1m scale)



26. Delicious Yorkshire fit out, first floor north range (1m scales)



27. Meeting space, first floor north range (1m scale)



28. Modern office, first floor north range



29. Teaching space, first floor north range (1m scale)



30. Interior view of former cartshed opening, north elevation north range (1m scale)



31. West elevation, west wing with seven inserted windows, view northeast (2m scale)



32. Steps to former granary and west elevation, west wing (2m scale)



33. Detail of stepped foundations, west elevation, west wing



34. Stub of courtyard wall, possibly from demolished and capped former single bay extension



35. Detail of inserted window, west elevation, west wing (2m scale)



36. South gable, west wing with hipped roof ridge vent (2m scale)



37. East elevation, west wing, looking northwest (2m scale)



38. Detail of blocked 19th century arched entrance and later infilled entrance with bullnose chamfer, timber lintel and inserted uPVC door (2m scale)



39. Stable door and rebuilt/refaced southern bay, west elevation, west wing



40. Interior of former loose box, southern bay, west wing (1m scale)



41. Partial king post roof, southern bay former loosebox, west wing



42. Tethering ring, southern bay former loosebox, west wing



43. Metal feeding rack, southern bay former loosebox, west wing



44. Former loosebox, west wing (1m scale)



45. Stable door to loosebox, west wing (1m scale)



47. View from former loosebox to courtyard, west wing



46. King post roof, former loosebox, west wing



48. Modern fit out when in use as Minster Veterinary Practice training department, west wing (1m scale)



49. Modern College fit out, west wing



50. East elevation, east wing with modern roller shutter door (2m scale)



51. Building break between north range and single storey east wing



52. Various metal ties and clamps, east elevation, east wing



53. Detail of inserted window, east elevation, east wing



54. Looking across courtyard to west elevation, east wing



55. Detail of former (infilled) cattle shelter shed openings, west elevation, east wing



56. Detail of infilled cattle shelter shed openings, west elevation, east wing (2m scale)



57. Lintel from blocked opening, west elevation, east wing (2m scale)



58. Detail of infilled early 20th century opening with bullnose chamfer, west elevation, east wing (2m scale)



59. Modern uPVC framed conservatory, south gable, east wing (2m scale)



60. Detail of former infilled early 20th century opening with blue brick bullnose chamfers at the conservatory, south gable, east wing



61. Encapsulated modern kitchen fit out, east wing



62. Encapsulated modern fit out, east wing



63. Historical stone sett surface at courtyard by south elevation, north range



64. Footprint of former south range to courtyard



65. Brick paving of former south range



66. Farm implements, courtyard elevation of west wing



67. Modern Westfield Farm dairy unit to west of CoVE Building



68. Modern cattle shelter shed to north of CoVE Building



69. Residential dwellings, northwest of CoVE Building



70. Modern college buildings, northeast of CoVE Building



71. Modern College building to east of CoVE Building

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