

Tillymauld Farmhouse, Garmond, Turriff, AB53 5TT

Report on Level 1 Standing Building Survey

Aberdeenshire Council Planning application APP/2020/1120



**Alison Cameron
Cameron Archaeology
1 September 2020**

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ILLUSTRATIONS

Cover: top SE front façade; facing N. Bottom D1; facing SE

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SUMMARY

A Level 1 standing building survey was carried out on 27 August 2020. Six phases of activity were recorded including a Phase 1 house, probably early 19th century, Phases 2-4 mid to late 19th century, Phase 5 building early to mid-19th century and a late 20th-century garage (Phase 6).

It is recommended that no further archaeological work is required during the current planning application.

1 INTRODUCTION

- 1.1 The site (Illus 1) is located on the NE of Turriff between Garmond and New Byth. It is centred on NGR NJ 80593 53824, at 135-140m OD (Illus 1) and in the parish of Monquhitter.
- 1.2 The work was commissioned by Daniel Cumming. An Aberdeenshire Council planning application APP/2020/1120 for demolition and replacement house requires this Level 1 standing building survey.
- 1.3 All the archaeological work was carried out in the context of Scottish Planning Policy (SPP) Planning Advice Note (PAN 2/2011) and Historic Environment Policy Scotland Statement (HEPS), which state that archaeological remains should be regarded as part of the environment to be protected and managed.



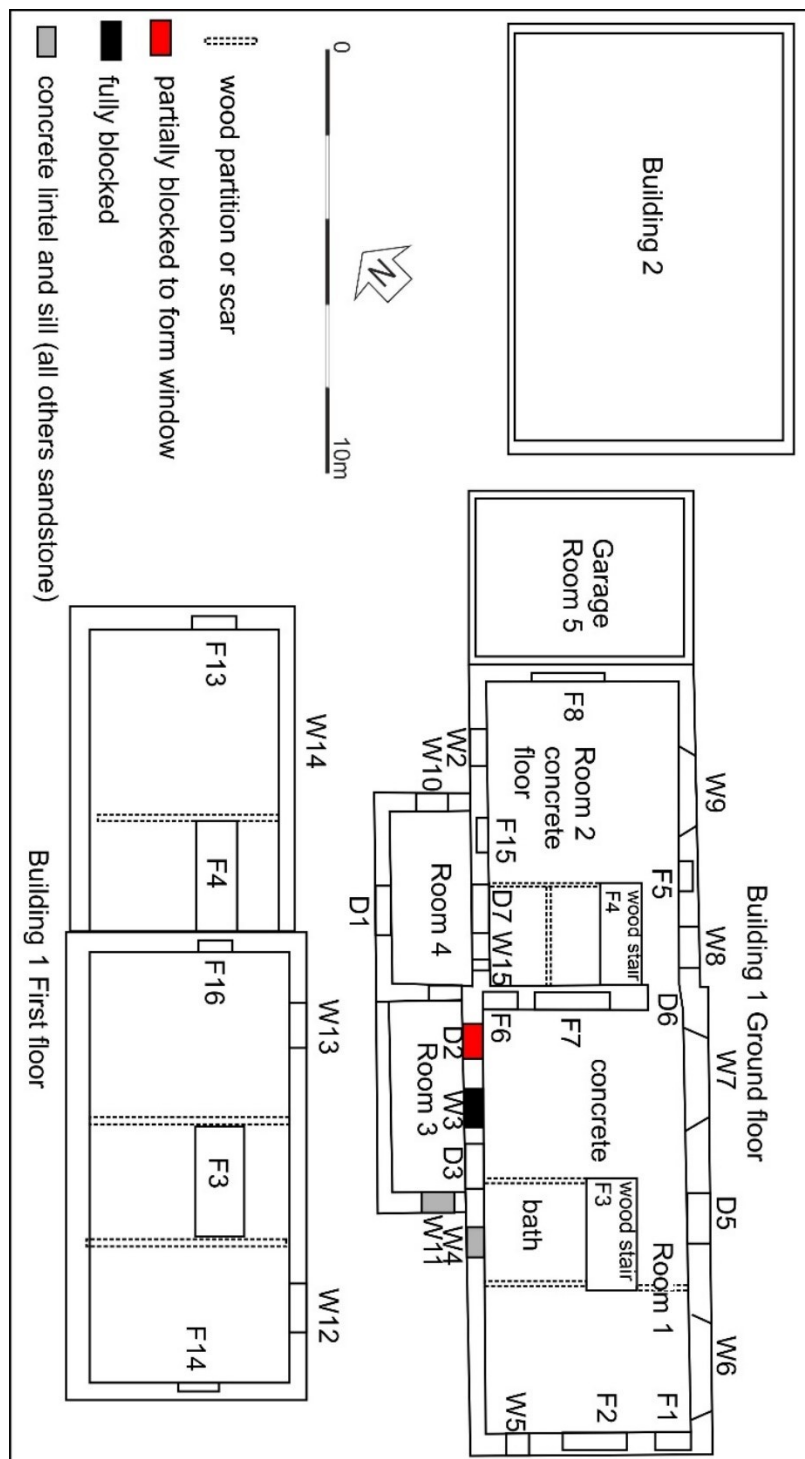
Illus 1 Location plan (Contains Ordnance Survey data © Crown copyright and database right 2020)

2 BACKGROUND

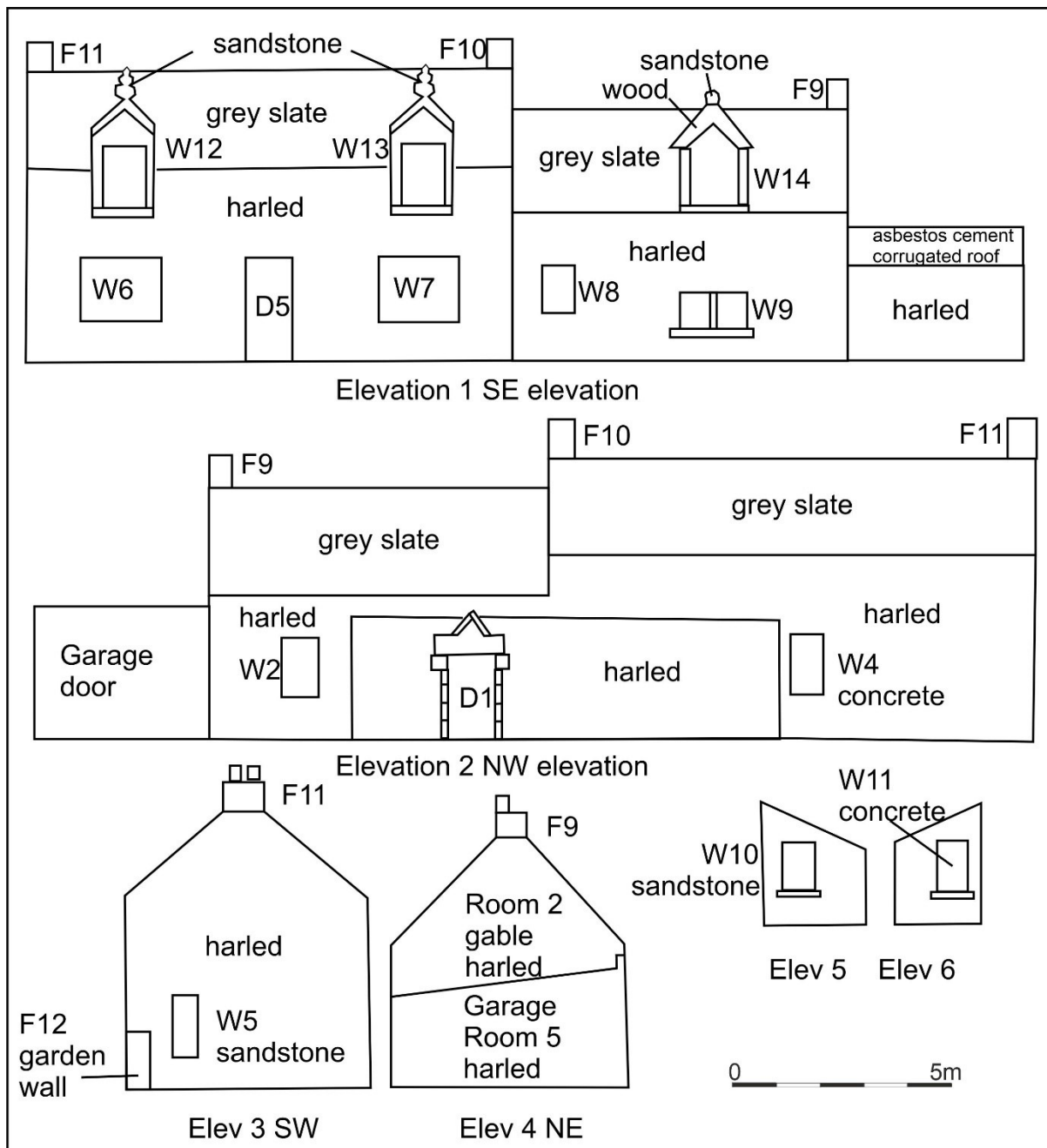
The farm is on HES Pastmap (HES NJ85SW 56) and on the Aberdeenshire HER (NJ85SW0043). The house appears on the 1st and 2nd OS maps (Illus 11, 12).

3 THE LEVEL 1 STANDING BUILDING SURVEY

A level 1 standing building survey was carried out on 27 August 2020. A full photographic survey was carried out; there was some access to the first floor but the wooden floors were in poor condition, so photography was limited to the stair only. Plans and elevations were drawn.



Illus 2 Plan of ground floor (top) and first floor (bottom)



Illus 3 Elevations

3.1 Building 1

Building 1 is a farmhouse which has been extended several times. The Phase 1 house (Room 1; Illus 2, 3, 4) is 11m long and 5.6m wide. The walls are 0.45-0.5m thick and it is harled on the exterior but the walls are fieldstones with red sandstone window and door lintels and sills. The front SE façade has central door (D5) and two large windows (W6 and W7), small window on the SW gable (W5; Illus 5, 6) and rear door (D3). There are fireplaces on the SW wall (F2; Illus 5) and NE wall (F7). The floors are now concrete and there is a central wooden stair (F3). No evidence of a stone stair was recorded. The roof is grey slate and there are red sandstone chimneys (F10 and F11).



Illus 4 Phase 1 NW façade (right) with Phase 2 (left) and Phase 3/4 extension (foreground); facing SE



Illus 5 Phase 1 SW gable fireplace F2 with alcove F1 (left) and window W5 (right); facing SW



Illus 6 Phase 1 SW gable with W5 (left); facing NE

In Phase 2 a stone extension (Room 2) was added on to the NE 7.7 x 5.5m in size (Illus 2, 3, 7). The sills and lintels are red sandstone. There are two windows on the SE wall (W8 and W9), two windows and a door on the NW wall (W2, D7, W15). There is a fireplace on the NE gable (F8) and the NW wall (F15). The floors are now concrete and there is a wooden stair (F4); no evidence of a stone stair was recorded. The roof is grey slate and there is a red sandstone chimney above the NE gable (F9; Illus 7).



Illus 7 Phase 2 extension (left) with Phase 3 extension with D1 (foreground); facing SE



Illus 8 Phase 1 Room 1 NW wall with D3 (left), blocked window W3, door D2 later blocked to form window (right); facing NW

In Phase 3 a lean-to 4.9 x 2.3m in size extension was added on to the NW (Room 4; Illus 2, 3) with D1 on the NW wall (see cover). In Phase 4 this was extended and Room 3 5m long and 2m wide added next to Room 4. Each room had a window (W10 with red sandstone sill and lintel, W11 with concrete lintel and sill) and in Phase 4 a door was added between the rooms (D4). Presumably at this time D2 and W3 were blocked but D3 remained open. Window W4 was opened in this phase with concrete sill and lintel (Illus 2, 3).

In Phase 6 (Room 5) a garage was attached to the NE end of the house (Illus 2, 3, cover). It is 4 x 2.3m in size the harled walls, door on the NW wall and sloping roof constructed of asbestos cement corrugated roofing material.

3.2 Building 2

Building 2 is 10 x 6.6m in size (Illus 9). It was constructed after Building 1 and before the garage (Phase 5) and is a concrete block foundation with asbestos cement walls and roof.

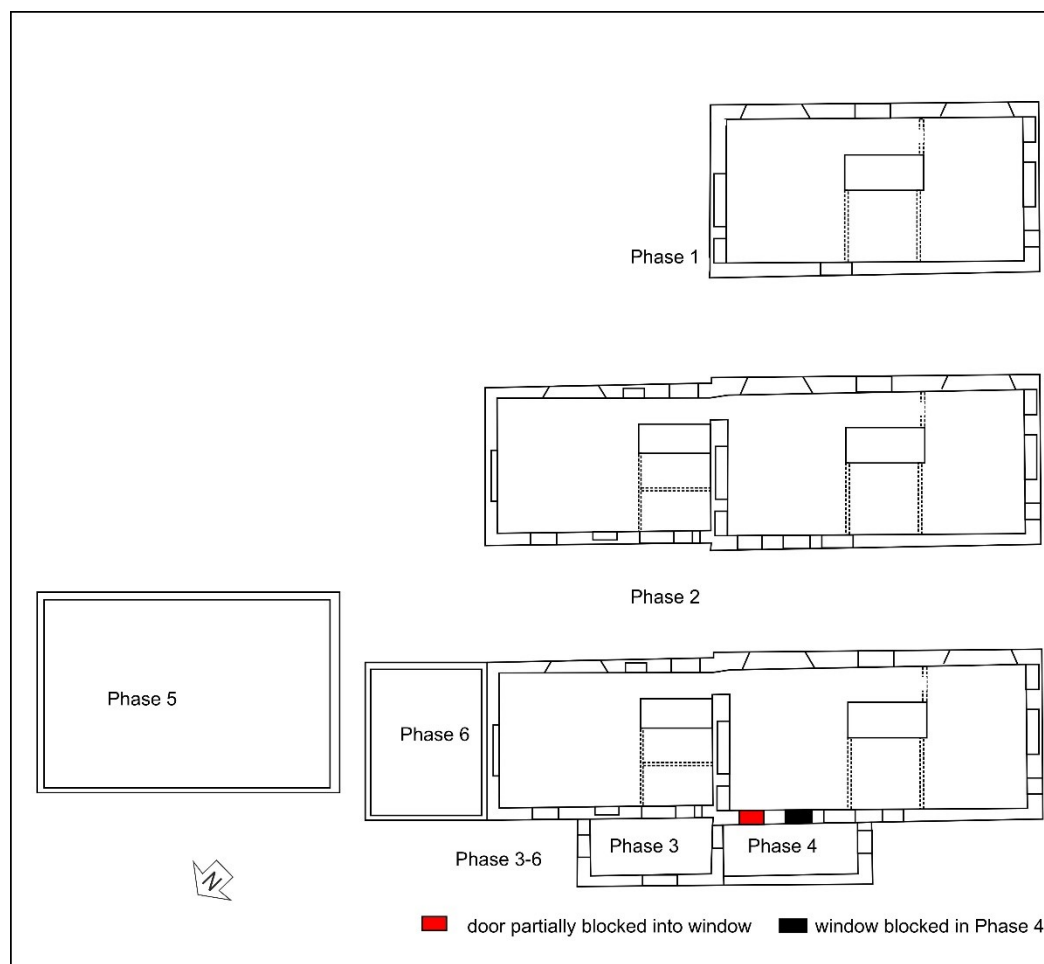


Illus 9 Building 2 NW façade; facing SE

4 CONCLUSIONS AND RECOMMENDATIONS

A Level 1 standing building survey was carried out on 27 August 2020. Six phases of activity (Illus 10) were recorded including a Phase 1 house, probably early 19th century, Phases 2-4 mid to late 19th century, Phase 5 building early to mid-19th century and a late 20th-century garage (Phase 6).

It is recommended that no further archaeological work is required during the current planning application.



Illus 10 Phase plan

5 ACKNOWLEDGEMENTS

Thanks to Daniel Cumming and George Booth for commissioning this project and to Claire Herbert, Aberdeenshire Council Archaeology Service for her advice during the work.

Cameron Archaeology

45 View Terrace

Aberdeen

AB25 2RS

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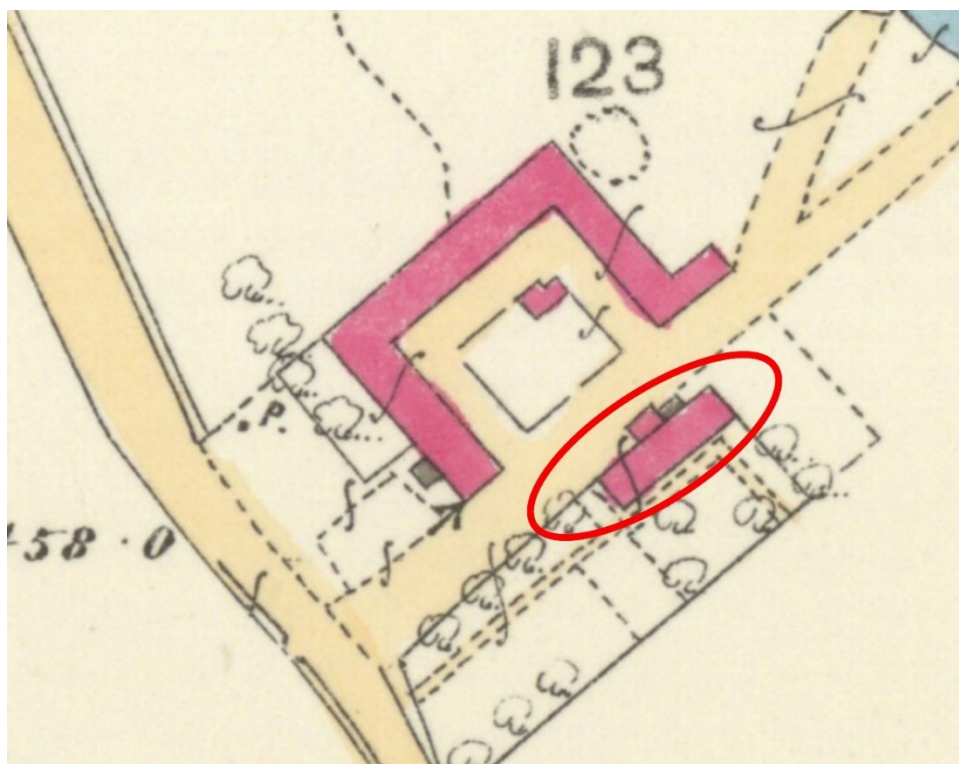
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cameronarch@btinternet.com

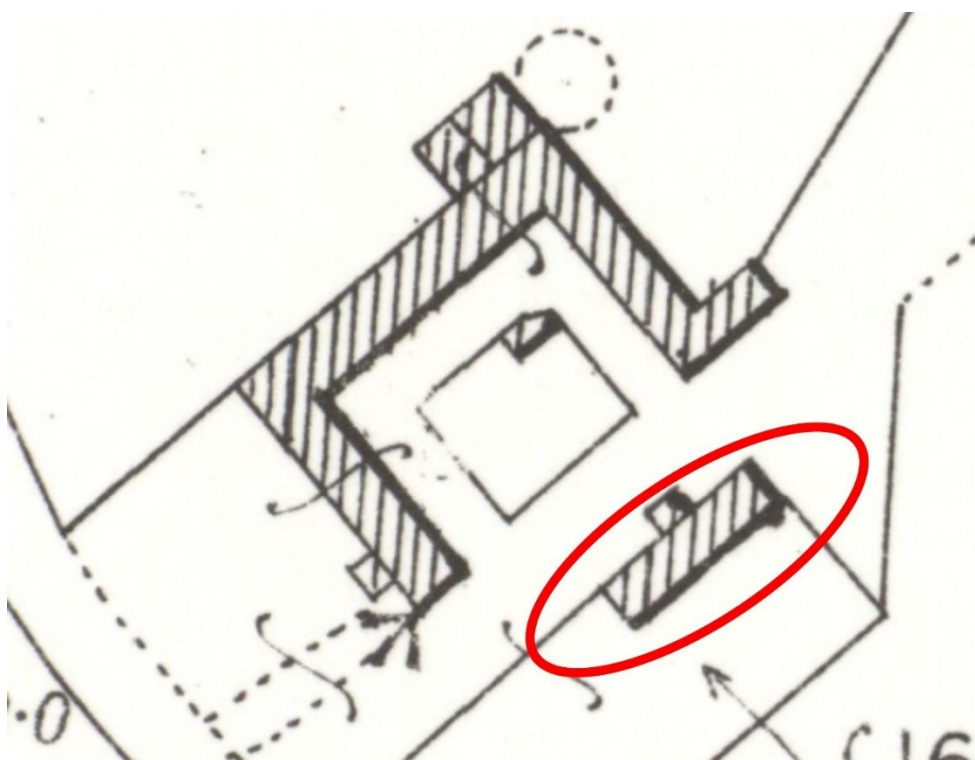
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APPENDIX 1 MAPS

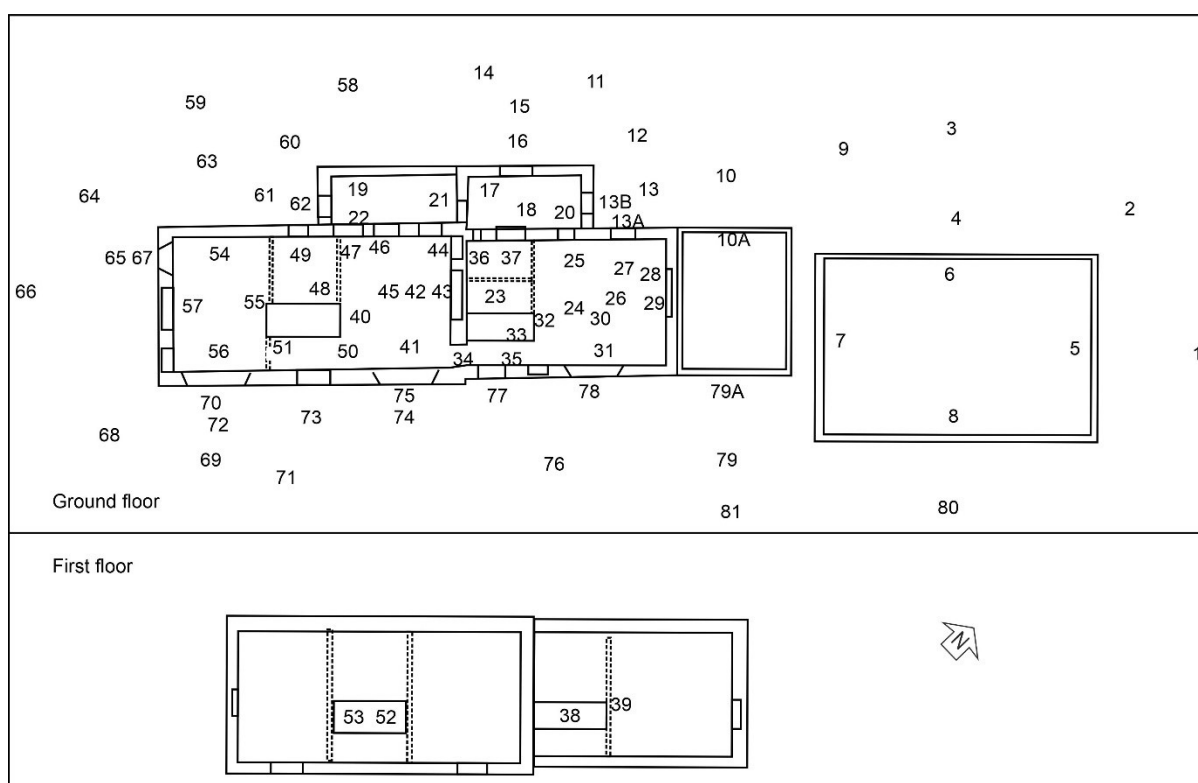


Illus 11 First Edition Ordnance Survey map (copyright National Library of Scotland)
Aberdeenshire XII.5 (Monquhitter and King Edward)
Survey date: 1871 Publication date: 1872



Illus 12 Second Edition Ordnance Survey map (copyright National Library of Scotland)
Aberdeenshire XII.5 (King Edward; Monquhitter)
Publication date: 1901 Revised: 1901

APPENDIX 2 PHOTOGRAPHS



Illus 13 Camera points used in this survey

| Photo no | Description | Camera point | Facing |
|----------|---------------------------------|--------------|--------|
| 3902 | Building 2 NE wall | 1 | SW |
| 3903 | Building 2 | 2 | S |
| 3904 | Building 2 NW wall | 3 | SE |
| 3905 | Building 2 NW wall | 4 | SE |
| 3906 | Building 2 interior | 5 | SW |
| 3907 | Building 2 interior | 5 | SW |
| 3908 | Building 2 interior | 6 | ESE |
| 3909 | Building 2 interior | 6 | SE |
| 3910 | Building 2 interior | 7 | NE |
| 3911 | Building 2 interior | 8 | WNW |
| 3912 | Building 2 interior | 8 | NW |
| 3916 | Building 1 | 9 | SSW |
| 3917 | Building 1 garage NW wall | 10 | SE |
| 3918 | Building 1 garage interior | 10A | SE |
| 3919 | Building 1 | 11 | SE |
| 3920 | Building 1 | 12 | SE |
| 3921 | Building 1 W2 | 12 | SE |
| 3922 | Building 1 W2 | 13 | SE |
| 3923 | Building 1 W2 NE jamb sandstone | 13A | E |
| 3924 | Building 1 W10 | 10 | SW |
| 3925 | Building 1 W10 | 13 | SW |

| | | | |
|---------|---|-----|-----|
| 3926 | Building 1 W10 sandstone sill | 13B | SW |
| 3930 | Building 1 | 14 | SE |
| 3931 | Building 1 D1 | 15 | SE |
| 3932 | Building 1 chimney F9 | 15 | E |
| 3933 | Building 1 chimney F10 | 15 | SE |
| 3934 | Building 1 chimney F11 | 15 | S |
| 3935 | Building 1 D1 | 15 | SE |
| 3936 | Building 1 D1 sandstone lintel and gablet | 16 | SE |
| 3937 | Building 1 D1 | 18 | NW |
| 3938 | Building 1 D1 (left) | 18 | N |
| 3939 | Building 1 W10 | 18 | NE |
| 3940 | Building 1 W10 | 20 | NE |
| 3941 | Building 1 D3 | 19 | SE |
| 3942 | Building 1 D3 | 22 | E |
| 3943-4 | Building 1 D7 (left) W15 (right) | 18 | S |
| 3945-6 | Building 1 W15 | 17 | SE |
| 3947 | Building 1 D4 | 20 | SW |
| 3948 | Building 1 D4 | 18 | SW |
| 3949 | Building 1 W11 | 21 | SW |
| 3950 | Building 1 Room 3 NW wall | 22 | N |
| 3951 | Building 1 Room 3 NW wall | 22 | NNE |
| 3952 | Building 1 D4 | 19 | NE |
| 3953 | Building 1 W11 | 22 | S |
| 3954 | Building 1 W11 | 22 | SW |
| 3955-57 | Building 1 D3 | 19 | SE |
| 3958 | Building 1 Room 2 NW wall W15, D7 | 23 | NW |
| 3959 | Building 1 Room 2 NW wall D7, F15, W2 | 23 | NNW |
| 3960 | Building 1 roof above | 23 | NNW |
| 3961 | Building 1 F15 | 25 | NW |
| 3962 | Building 1 F15, W2 | 26 | NW |
| 3963 | Building 1 F15, W2 | 26 | NNW |
| 3968 | Building 1 W2 | 27 | NW |
| 3969 | Building 1 Room 2 NE wall fireplace F8 | 24 | NE |
| 3970 | Building 1 Room 2 NE wall fireplace F8 | 26 | NE |
| 3971 | Building 1 F8 sandstone lintel details | 28 | NE |
| 3972 | Building 1 F8 sandstone lintel details | 29 | NE |
| 3973 | Building 1 Room 2 SE wall W9 | 26 | SE |
| 3974-5 | Building 1 W9 | 30 | SE |
| 3976 | Building 1 W9 | 31 | E |
| 3977 | Building 1 Room 2 SE wall alcove F5 | 32 | SE |
| 3978 | Building 1 Room 2 SE wall W8, W7 | 32 | S |
| 3979 | Building 1 Room 2 SE wall W8, W7 | 33 | S |
| 3980 | Building 1 W8 | 35 | S |
| 3981 | Building 1 wall above D6 | 35 | SW |
| 3982-3 | Building 1 wall NW of D6 -exterior NE gable Phase 1 cottage | 35 | W |
| 3984 | Building 1 Room 2 wooden stair F4 | 29 | SW |

| | | | |
|---------|--|----|-----|
| 3985 | Building 1 wall NW of D6 -exterior NE gable Phase 1 cottage | 24 | SW |
| 3986-7 | Building 1 W15 | 36 | NW |
| 3988 | Building 1 D7 (with D1 in background) | 37 | NW |
| 3989-91 | Building 1 Room 2 wooden stair F4 | 37 | SE |
| 3993 | Building 1 first floor photographed from stair NE gable with fireplace F13 | 38 | NE |
| 3994 | Building 1 first floor NW wall | 38 | NNW |
| 3995 | Building 1 first floor photographed from stair NE gable with fireplace F13 | 38 | NE |
| 3996-8 | Building 1 SW gable showing scar where lower roof was raised | 38 | SW |
| 3999 | Building 1 D6 | 35 | SW |
| 4000-02 | Building 1 D6 gable wall 0.5m thick | 34 | W |
| 4003 | Building 1 Room 1 NE wall Fireplace F7 | 40 | NNE |
| 4004 | Building 1 D6 | 41 | NE |
| 4005 | Building 1 F7 | 42 | NE |
| 4006 | Building 1 F7 | 43 | NE |
| 4007 | Building 1 alcove F6 | 44 | NE |
| 4008 | Building 1 Room 1 NW wall D3 (left), W3 blocked and D2 partially blocked | 45 | NW |
| 4009 | Building 1 D2 | 42 | NW |
| 4010 | Building 1 D2 | 44 | NW |
| 4011 | Building 1 W3 | 46 | NW |
| 4012 | Building 1 D3 | 47 | NW |
| 4013 | Building 1 wooden partition in front of stair F3 | 43 | SW |
| 4014 | Building 1 wooden partition in front of stair F3 | 43 | SSW |
| 4015 | Building 1 roof above | 43 | SSW |
| 4016 | Building 1 W4 | 48 | WNW |
| 4017-18 | Building 1 | 48 | SW |
| 4019-20 | Building 1 stair F3 | 49 | SE |
| 4021 | Building 1 | 50 | SW |
| 4022 | Building 1 D5 and W7 | 51 | ESE |
| 4023-26 | Building 1 D5 and W7 | 51 | E |
| 4027-8 | Building 1 first floor fireplace F16 | 52 | NE |
| 4029-30 | Building 1 first floor fireplace F14 | 53 | SW |
| 4031 | Building 1 first floor NW wall | 53 | WNW |
| 4032 | Building 1 first floor SE wall W13 | 53 | E |
| 4033 | Building 1 first floor SE wall W12 | 53 | S |
| 4034 | Building 1 W6 | 54 | SE |
| 4035 | Building 1 F2 W5 (right) | 55 | SW |
| 4036 | Building 1 alcove F1 | 56 | SW |
| 4037 | Building 1 F2 W5 (right) | 55 | SW |
| 4038 | Building 1 F2 W5 (right) | 55 | SW |
| 4039 | Building 1 W5 | 57 | W |
| 4040 | Building 1 F2 details | 57 | SW |
| 4041 | Building 1 | 57 | NE |
| 4042 | Building 1 | 57 | ENE |
| 4043 | Building 1 | 58 | ESE |

| | | | |
|---------|---|-----|-----|
| 4044 | Building 1 | 58 | SE |
| 4045 | Building 1 | 58 | SSE |
| 4046 | Building 1 | 59 | ESE |
| 4047 | Building 1 | 59 | SE |
| 4048 | Building 1 | 59 | SSE |
| 4049 | Building 1 | 58 | SE |
| 4050 | Building 1 | 59 | ESE |
| 4051-53 | Building 1 | 64 | E |
| 4054 | Building 1 | 60 | E |
| 4055-56 | Building 1 W11 | 61 | NE |
| 4057 | Building 1 W11 | 62 | NE |
| 4058 | Building 1 W4 | 62 | SE |
| 4059 | Building 1 | 63 | SE |
| 4060-1 | Building 1 garden gate | 64 | SE |
| 4062 | Building 1 garden wall | 64 | S |
| 4063 | Building 1 W5 | 65 | NE |
| 4064-5 | Building 1 SW gable | 66 | NE |
| 4066-7 | Building 1 W5 | 67 | NE |
| 4068-70 | Building 1 | 68 | N |
| 4071 | Building 1 W6 | 72 | NW |
| 4072-3 | Building 1 | 71 | NW |
| 4074 | Building 1 W6 W12 (above) | 72 | NW |
| 4075 | Building 1 W6 | 70 | NW |
| 4076-7 | Building 1 W12 | 70 | NW |
| 4078 | Building 1 D5 | 73 | NW |
| 4079 | Building 1 W7 with W13 above | 74 | NW |
| 4080 | Building 1 W7 | 75 | NW |
| 4081 | Building 1 W13 | 75 | NW |
| 4082 | Building 1 | 76 | W |
| 4083 | Building 1 | 78 | W |
| 4084 | Building 1 | 76 | NW |
| 4085 | Building 1 W8 | 77 | NW |
| 4086 | Building 1 W9 | 78 | NW |
| 4087 | Building 1 W14 | 78 | NW |
| 4088 | Building 1 | 79 | W |
| 4089 | Building 1 garage | 79 | NW |
| 4090 | Building 1 NE gable | 79A | W |
| 4091 | Building 2 | 79A | NNE |
| 4092 | Building 2 | 80 | NW |
| 4095 | Building 1 (left) Building 2 (right) | 80 | W |
| 4096 | Building 2 | 80 | NW |
| 4097 | Building 1 | 80 | W |
| 4098 | Building 1 | 76 | W |
| 4099 | Building 1 (left) Building 2 (right) | 76 | N |
| 4100-04 | 1875 date stone on farm adjacent (not included in this application) | | |



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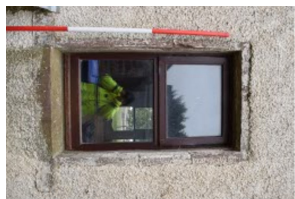
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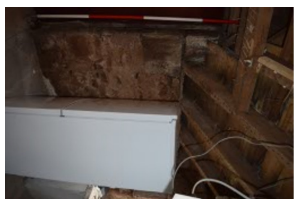
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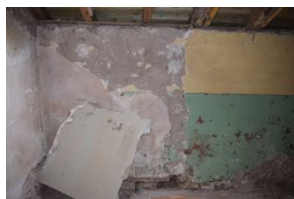
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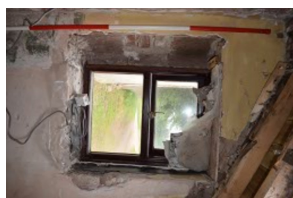
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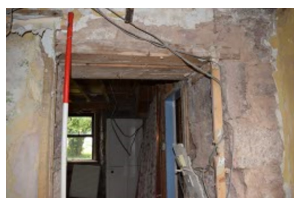
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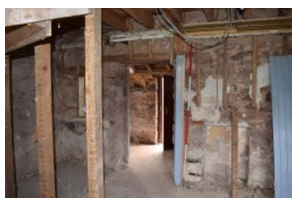
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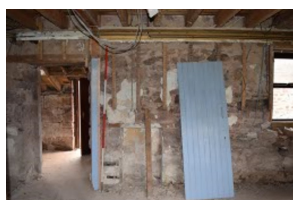
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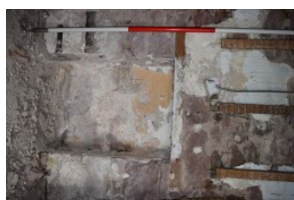
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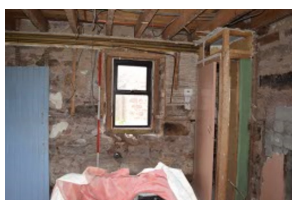
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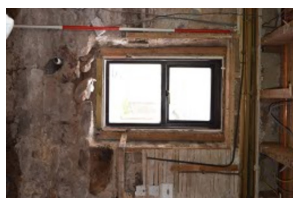
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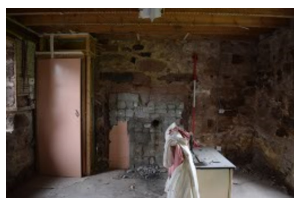
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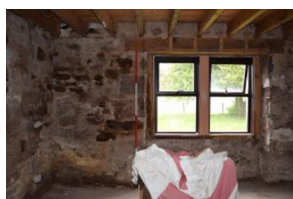
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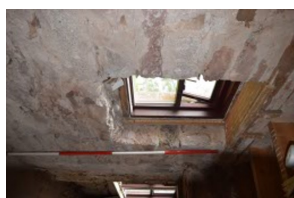
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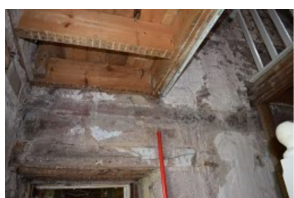
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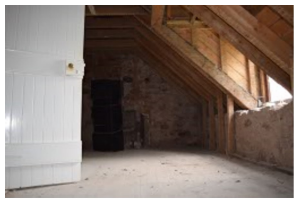
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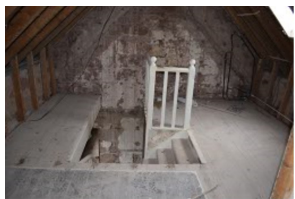
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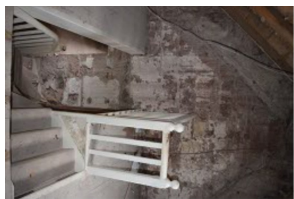
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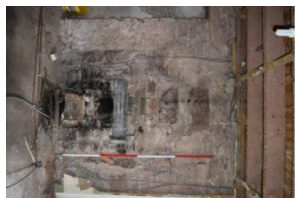
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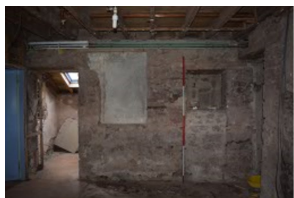
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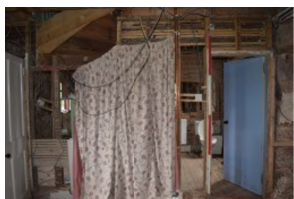
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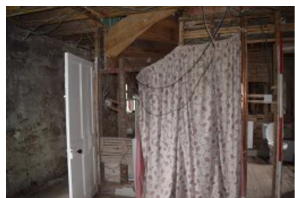
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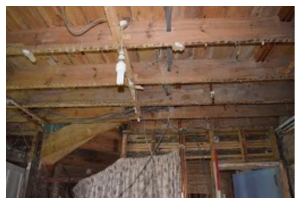
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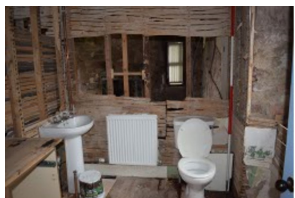
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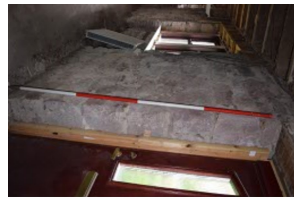
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DSC_4030



DSC_4031



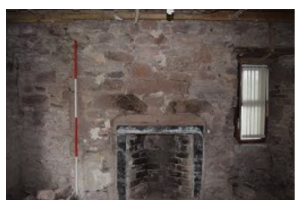
DSC_4032



DSC_4033



DSC_4034



DSC_4035



DSC_4036



DSC_4037



DSC_4038



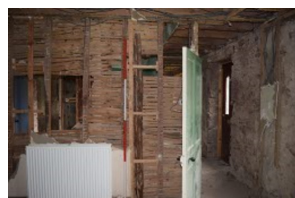
DSC_4039



DSC_4040



DSC_4041



DSC_4042



DSC_4043



DSC_4044



DSC_4045



DSC_4046



DSC_4047



DSC_4048



DSC_4049



DSC_4050



DSC_4051



DSC_4052



DSC_4053



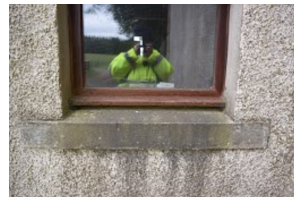
DSC_4054



DSC_4055



DSC_4056



DSC_4057



DSC_4058



DSC_4059



DSC_4060



DSC_4061



DSC_4062



DSC_4063



DSC_4064



DSC_4065



DSC_4066



DSC_4067



DSC_4068



DSC_4069



DSC_4070



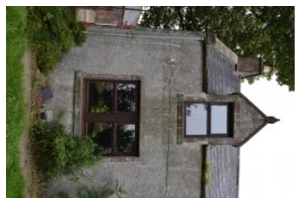
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DSC_4072



DSC_4073



DSC_4074



DSC_4075



DSC_4076



DSC_4077



DSC_4078



DSC_4079



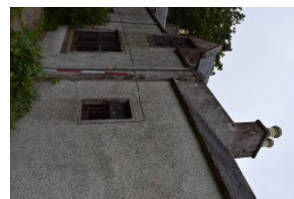
DSC_4080



DSC_4081



DSC_4082



DSC_4083



DSC_4084



DSC_4085



DSC_4086



DSC_4087



DSC_4088



DSC_4089



DSC_4090



DSC_4091



DSC_4092



DSC_4095



DSC_4096



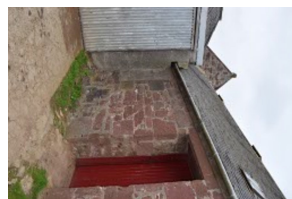
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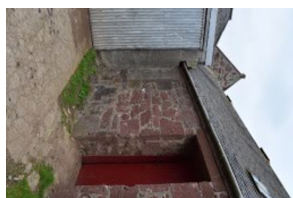
DSC_4098



DSC_4099



DSC_4100



DSC_4101



DSC_4102



DSC_4103



DSC_4104



DSC_3902